

**Housing Authority of Avon Park**  
**Board of Commissioners Regular Meeting**  
North Central Heights Community Building  
709 Juneberry Street, Avon Park, Fl.  
Tuesday, June 21, 2016, 7:00 PM

**AGENDA**

- A. Opening Prayer, Roll Call by Secretary
- B. Public Comments/Presentations: None
- C. Consent Agenda
  - 1. Regular Meeting Minutes, May 17, 2016; May 20, 2016 APHDC/APHA Budget Committee Meeting; May 14, 2016 Executive Search Review Committee; May 26, 2016 Executive Search Review Committee Meeting.
  - 2. Occupancy Report; May 2016
  - 3. Lakeside Park I Transitional Housing FSS Program Report; May/June 2016
  - 4. TAR & Maintenance Reports; May 2016
  - 5. Fee Accounting Report; May 2016 APHA Accounts Cash Analysis Schedules & Project Budgeted Income Statements; Fee Accounting April Consolidated Financial Statement Report(s).
  - 6. Communications- None
- D. Secretary Reports & Old Business
  - 7. Project/Services Status Reports;
    - a. APHA Rental Assistance Demonstration (RAD) Conversion status report
    - b. Cornell Colony; project development status report
    - c. 695 Palmetto St project; prospective development status report
    - d. Executive Search & Strategic Planning Services status report
- E. New Business;
  - 8. Irish Interns; Internship Completion Report; Ashleigh Mulgrave & Tanya Graham
  - 9. 2016 Budget Committee; 2016 Staff Supplemental Compensation Schedule
- F. Unfinished Business, Concerns of Commissioners
- G. Next Meeting: Regular Board Meeting July 19<sup>th</sup>, 2016
- H. Adjournment

Any person who might wish to appeal any decision made by the Avon Park Housing Authority, in public hearing or meeting, is hereby advised that he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made which will include the testimony and evidence upon which such an appeal is to be based. In accordance with the American Disabilities Act and Section 286.26 Florida Statutes, any person with disabilities requiring reasonable accommodations to participate in this meeting should call the Housing Authority offices five days prior to the meeting.

**Avon Park Housing Authority Board of Commissioners Meeting  
Summary of Agenda Items  
June 21, 2016**

**Public Comments/Presentations: None**

**Consent Agenda:**

Minutes: Regular Meeting Minutes of May 17, 2016; May 20, 2016 APHA/APHDC Budget Committee Meeting; May 14, 2016 & May 26, 2016 Executive Search Review Committee Meetings will be considered for acceptance.

Occupancy Report/Vacancy Reports; May 2016: Lakeside Park Transitional Housing/Homeless P.H. Units; 0 move-ins, 0 move-outs & 0 vacancies during the reporting period. Lakeside Park II; 0 move-ins, 3 move-outs, 17 Vacancies during the period; Ridgedale; 0 move-in, 2 move-outs, 2 vacancies during the period; Delaney Heights 0 move-outs, 0 move-ins, 0 vacancy. NCH I had 0 move-out and 1 move-in and 0 vacancy; NCH II had 0 move-outs and 0 move-ins and 0 vacancy. Vacant unit turnaround days in Management on units reflect in the normal range. LSP II still holding & adding 2 more vacancies (17 to date) for pending RAD conversion Rehab & Relocation. Current Wait list summary; D.H. 95; Lakeside Park II 194 (Wait List Reopened); Lakeside Park I (E & T Housing Program) 211; Ridgedale 878, NCH; 851 Cornell Colony; 365. Combined Wait List Totals; 2,594, increase of 98 from last report; Change is due primarily to both adding new applicants from re-opening previously closed Wait List and increased local applicant interest in both NCH & Cornell Colony developments. Also family moves due to approaching school summer recess triggers increased renter transitional activity.

Lakeside Park Transitional Housing FSS Program Report; Case Management activity report for April/May 2016 Transitional Housing & Family Self Sufficiency (FSS) Program activities included in Board packet.

TAR Report, May 2016: Tenants Accounts Receivable totals for PH were \$5,228.35, with the majority amounts of TARs related to 1 Delaney Heights delinquent rent, and court costs/legal for eviction. Ridgedale total for receivables were \$1,205.80 primarily for 1 unreported income. North Central Heights I TAR was \$95.00 for NSF & Pet Deposit fee; North Central Heights II TAR; \$411 for delinquent rent.

Maintenance Report, March 2016- Over the reporting periods; Maintenance performed 14 PH Annual and Preventive Maint. Inspections. Ridgedale 7 Preventative & Annual Inspections. NCH I & II had 6 Preventative & Annual Inspections. Preventative maintenance continues to be performed through spring period concentrating on servicing gas heating systems, general landscaping for building, playgrounds and Community Building maintenance, HVAC servicing & common area repair/replacement & pest control. General servicing to security camera system @ Main Office, NCH Community Building and Ridgedale Apartments remain an ongoing process.

Executive Summary-Financial Statement/Report for May 2016: Report on the Budgeted Income Statement and Agency's May Bank Account Cash Analysis, April 2016 Consolidated Financial Statement circulated in Board Packet.

Communications; None

**Old Business Secretary/Executive Directors Report:**

Rental Assistance Demonstration (RAD) Program Application; The ED will brief the Board on any status change of its application to participate in the HUD RAD Program.

Cornell Colony Project Status; The Board will be provided an update by ED regarding the project's status including a Photo progress representation showing current stage of construction. Development is running on time and on budget with to-date progress @ 97% complete.

695 Palmetto Ave.; The Board will receive an update on status of project development planning from the ED, including update on preliminary site plans to be reviewed by Cool & Cobb Engineering Company.

Executive Search & Strategic Planning Services; Executive Search Committee Chairman Lester Roberts will provide the Board with an update/results of interviews performed by the Executive Search Committee on June 18, 2016 and their recommendation for finalist selection of new CEO.

**New Business:**

Irish Internship Completion; Interns Ashleigh Mulgrave & Tanya Graham will provide the Board with a brief presentation spanning their 6 month internship @ the APHA.

2016 Budget Committee Report; Committee Chair Lester Roberts will present the Board a report from their May 20<sup>th</sup> Committee Meeting and Committee's recommendation regarding the 2016 Supplemental Compensation Schedule for APHA staff.

THE HOUSING AUTHORITY OF AVON PARK  
BOARD OF COMMISSIONERS REGULAR MEETING MINUTES  
North Central Heights Community Center  
709 Juneberry Street, Avon Park, FL 33825

**May 17, 2016, 7:00 P.M.**

**A. Opening/Roll Call:** Chairman Roberts called the Board Meeting to order and Board Member Bill Day offered a moment of prayer. Following, the Secretary called the member attendance roll: Commissioners Present: Commissioners Lester Roberts, Bill Day, Cameron Barnard and Michael Eldred. Commissioners Absence; Greg Wade & Theresa Whiteside. Also attending; APHA staff Executive Director (ED) Larry Shoeman, Director of Housing Bea Gillians and Comptroller Penny Pieratt. ED Shoeman declared a Quorum was present and Chair Roberts called the meeting to Order at 7:05 pm.

**B. Public Comments/Presentations:** None

**C. Consent Agenda:** Chairman Roberts called for a motion to approve the Consent Agenda as circulated, moved by Commissioner Barnard seconded by Commissioner Eldred to approve the Consent Agenda; motion carried unanimously.

**D. Secretary Report & Old Business:**

Projects Report; The ED provided the Board with a summary narrative & general performance status of each of the respective projects.

Rental Assistance Demonstration Application: The ED informed the Board that the RAD conversion qualifying process for both Delaney Heights & Lakeside Park underwriting process continued to move forward and the project is expected to close on financing sometime in the next 60 days. Secretary Shoeman informed the Board however that a problem with the Lakeside Park II Survey reflected an encroachment of City property (between Shore Drive and City Park). To eliminate that conflict, Shoeman recommended dedication of the area in question, including adjacent streets, sidewalks & easements to the City for Public Purpose. After brief discussion, moved by Commissioner Barnard, seconded by Commissioner Eldred to dedicate the designated areas to the City for Public Purpose; motion carried unanimously.

Cornell Colony; project development status report; The ED informed the Board that the project was moving forward within forecasted milestones, provided a photo presentation reflecting improvements since last meeting and relayed timelines that should still be on schedule to enable occupancy in June 2016. The ED will inform the Board when the Ribbon cutting Ceremony will take place sometime in June as well.

695 Palmetto Ave: The ED informed the Board that the APHDC has engaged the local Engineering firm of Cobb & Cool to perform site engineering services, which should be available after Survey at the next Board Meeting.

Executive Search & Strategic Planning Committee; The ED provided an update on the ED Search process, informed the Board that the Consultant had completed the verification of Resumes and his short list of recommended candidates would be transmitted to the ED within the week. The ED will advise the Executive Search Committee to hold their next Meeting within days of receipt of those documents.

**E. New Business:**

2015 PILOT Payment to City of Avon Park; The ED reviewed the PILOT calculation schedule for both Lakeside/Delaney Heights & Ridgedale Apartments, reporting that a combined amount of \$10,827.90 would be available to make a voluntary PILOT payment to the City for FYE 2015. After brief discussion, moved by Barnard, seconded by Commissioner Day to authorize the ED to issue PILOT to the City for those respective projects.

2016 FAHRO Conference- The ED informed the Board that it was that time of year to initiate reservations for those planning to attend this year's State Housing organization's Annual Conference in Orlando scheduled for August 16-18, 2016. After general discussion, Commissioners Day, Roberts and Barnard agreed to attend on behalf of the APHA.

The next Regular Board Meeting was scheduled for June 21, 2016.

Being no further business to come before the Board Chair adjourned the meeting at 7:37 pm.

Accepted \_\_\_\_\_

Attest \_\_\_\_\_  
SEAL

AVON PARK HOUSING DEVELOPMENT CORP./AVON PARK HOUSING AUTHORITY

Board Appointed Committee

2016 APHDC/APHA Budget Committee Meeting

May 20, 2016, 10:00 AM

1306 Tulane Ave; Transitional Housing Office Training Room

Avon Park, Florida

Meeting Minutes

Roll Call: Committee Chair Lester Roberts called the Meeting to order at 10:02 am and requested Secretary Shoeman to call the roll; Attending were Committee Members Johnson, Wade, Eldred and Roberts. Members absent; none. Secretary declared a quorum present.

The Secretary proceeded to review a proposal for 2016 APHA Employee Supplemental Compensation, based on outstanding performance by APHA personnel during the 2016 Fiscal Year including but not limited to 96% timely lease up of vacant units, minimal accounts receivables, 95% satisfactory approval survey ratings by tenants served, 100% compliance with underwriting requirements and no findings in the APHA's Annual Audit for FYE 2015.

The Secretary proceeded to review all funding sources available to support the proposed Supplemental Compensation Schedule, including individual estimated Cash Flow Projections per project as well as projected earned Developer Fee detail for both Lakeside/Delaney RAD conversion and Cornell Colony projects. Secretary Shoeman further explained that the proposed across-the-board staffing Supplemental Compensation Schedule was calculated based on 2%/year of each employee's base salary, capped at a maximum of 10%, with the exception of the Executive Director who will receive 15% due to primary responsibility for overall project portfolio growth and performance for FY 2016.

After general discussion, moved by Committee Member Brojek, seconded by Committee Member Johnson to approve & recommend to the Boards authorization to implement the 2016 APHA Employee Supplemental Compensation Schedule as circulated; motion carried unanimously.

Being no further items to come before the Committee, Chair Roberts adjourned the meeting at 10:31 am.

X \_\_\_\_\_  
Lester Roberts, Committee Chair

X \_\_\_\_\_  
Larry Shoeman, Committee Secretary

Date: \_\_\_\_\_

Date: \_\_\_\_\_

# AVON PARK HOUSING DEVELOPMENT CORPORTION

## 2016 REVENUE PROJECTIONS

| <u>DEVELOPER FEES EARNED</u>                  | <u>AMOUNT</u>           |
|---|-------------------------|
| RAD Conversion (Delaney Heights/Lakeside Park | \$235,172               |
| Cornell Colony LLC                            | <u>\$186,133</u>        |
| <b>Total</b>                                  | <b><u>\$421,305</u></b> |

### PROJECTED ANNUAL OPERATING PROFORMAS; Post Year End Project-wide expenses Net Cash Flow

|                           |                         |
|---------------------------|-------------------------|
| Delaney Heights LLC       | \$ 25,000               |
| Lakeside Park I LLC       | \$ 3,000                |
| Lakeside Park II LLC      | \$ 50,000               |
| North Central Heights LLC | \$ 20,000               |
| APHDC-NCH II Corp.        | \$ 10,000               |
| Cornell Colony LLC        | <u>\$ 28,000</u>        |
| <b>Total</b>              | <b><u>\$136,000</u></b> |

### FUTURE POTENTIAL REVENUE

#### PALMETTO HOMES SALE

|                                      |                   |
|--------------------------------------|-------------------|
| Developer Fee (5% of \$2.5M)         | \$125,000         |
| Net profit per home sale (\$2K X 20) | <u>\$ 40,000</u>  |
| Sub-total                            | \$165,000         |
| Land Purchase                        | <u>-\$ 32,000</u> |
| Net Revenue                          | \$133,000         |

**2016 AVON PARK HOUSING DEVELOPMENT CORP; SUPPLEMENTAL PAYMENT SCHEDULE**

| Years        | Employee Name        | ANNUAL SALARY | 2%/yr. up to 5yrs.Max |                 |
|--------------|----------------------|---------------|-----------------------|-----------------|
| 2            | CLAITT, SONNY        | \$28,954      | 4%                    | \$1,158         |
| 5            | GILLIANS, BEATRIZ    | \$38,106      | 10%                   | \$3,810         |
| 5            | HERBERT, DAVID F     | \$39,270      | 10%                   | \$3,927         |
| 8            | HOWARD, WILL M       | \$33,280      | 10%                   | \$2,316         |
| 4            | PARSONS, RONALD D    | \$28,954      | 8%                    | 3,316           |
| 14           | PIERATT, PENNY K     | \$41,059      | 10%                   | \$4,160         |
| 3            | PINEIRO, CARMELO     | \$28,954      | 6%                    | \$1,738         |
| 0            | RODRIGUEZ, ARLEY     | \$9,360       | Part-Time NA          | \$500           |
| 2            | SALVAGGIO, TONI M    | \$34,570      | 4%                    | 1,383           |
| 4            | SILVA, ELIZABETH     | \$21,216      | 8%                    | \$1,698         |
| 0            | SOUTHER, STEPHANIE S | \$10,400      | Part-Time NA          | \$500           |
| SubTotal     |                      |               |                       | \$19,492        |
| 10           | SHOEMAN, LARRY P     | \$76,485      | 15%                   | \$11,472        |
| <b>TOTAL</b> |                      |               |                       | <b>\$30,964</b> |

**FUNDING SOURCE:**

|                                |                  |
|--------------------------------|------------------|
| CORNELL COLONY DEVELOPER FEE   | \$171,895        |
| LAKESIDE PARK II DEVELOPER FEE | <u>\$235,172</u> |
| TOTAL                          | \$407,067        |

**2017 NET CASH FLOW P POST DEBT SERVICE**

|                 |                 |
|-----------------|-----------------|
| NCH I           | \$16,000        |
| NCH II          | \$20,000        |
| Cornell Colony  | \$24,000        |
| Ridgedale Apt.s | \$70,000        |
| LSP I           | \$5,000         |
| LSP II          | \$50,000        |
| Delaney Hgts.   | <u>\$25,000</u> |
| TOTAL           | \$210,000       |



# Executive Search Review Committee Meeting

APHA/APHDC Board of Commissioners/Directors

Transitional Housing Office Training Room

March 14, 2016; 10:00am

Minutes & Committee Report

The Review Committee held their Meeting March 14, 2016; 10:00 AM, at the Transitional Housing Office Training Room, 1306 Tulane Ave., Avon Park, Florida. Chairing the meeting was Lester Roberts and Executive Director Larry Shoeman serving as Committee Secretary. Other Committee Members attending were Greg Wade, Chet Brojek and Cam Barnard. Also attending was newly appointed Commissioner Bill Day. Chairman Roberts called the meeting to order and Secretary Shoeman introduced Leo Dauwer, Executive Search Consultant who provided the Committee with an overview of what the Board can expect to see through the search process. As a result of the subsequent discussion, the Committee agreed on the following executive search provision;

1. Change the position title from Executive Director to Chief Executive Officer
2. Committee will review the lists of sample questions provided and advise the Secretary of specific questions they would prefer Consultant Dauwer to use in pre-screening.
3. Set the base range from \$90K-\$110K, predicated on knowledge & experience
4. Timelines; initiate search advertisement March, close month end May (predicated on quantity & quality of candidate responses; slide additional month if needed.
5. Limit final candidates for Board Interview to 6; 3 in AM & 3 in PM.
6. Candidate Interviews to be conducted by Review Committee with questions derived from candidates profile/resume prescreened by Search Consultant.
7. Final position offering to be approved by full Board, APHA General Counsel to draft Employment Contract to also include performance based enhanced compensation.

Secretary Shoeman will revise the first draft of the position description to incorporate title and compensation reference changes transmit to Mr. Dauwer, following Board approval, and proceed with distribution to National industry publications (PHADA, NAHRO & FAHRO) for immediate release. Secretary Shoeman will also post the advertisement on the APHA's website as soon as available.

Board Chair Roberts thanked Mr. Dauwer for the information shared with the Board and thanked Committee Members for their time and participation in today's Committee Meeting.

Meeting adjourned 11:05 AM.

The Committee adjourned their Committee Meeting at 11:05 AM

X \_\_\_\_\_  
Lester Roberts, Committee Chair

X \_\_\_\_\_  
Larry Shoeman, Committee Secretary

Date: \_\_\_\_\_

Date: \_\_\_\_\_

# Executive Search Review Committee Meeting

APHA/APHDC Board of Commissioners/Directors

Transitional Housing Office Training Room

May 26, 2016; 10:00am

Minutes & Committee Report

Committee Co-Chairman Greg Wade called the Committee Meeting to order @ 10:00 am, May 26, 2016 at the Transitional Housing Office Training Room, 1306 Tulane Ave., Avon Park, Florida and requested Secretary Shoeman to call the roll. Committee Members attending were Greg Wade, Chet Brojek, Bill Day and Cam Barnard. Committee Member absent; Lester Roberts. Secretary Shoeman declared a quorum and proceeded to review the candidate documents circulated by Executive Search consultant Leo Dauwer and distributed to the Committee Members in advance for their review.

The Committee Members then reviewed the Candidate documents, deliberated on the various qualities and credentials of the candidates recommended for consideration by the consultant and elected by mutual consensus the following candidates be selected for Final Candidate Interviews;

1. Melody Gates, Clayton, North Carolina
2. John Hurt, Ft. Myers, Florida
3. Debra Grise, Longwood, Florida
4. Becky-Sue Mercer, North Port, Florida

Alternate- Tracey Rudy, Columbus, Ohio chosen Alternate in the event any of top four dropped out for any reason.

Committee Members also agreed to provide consultant Dauwer with the following instructions;

- a. Set the interview date for Saturday, June 18, 2016.
- b. Inform Finalists that reimbursement for travel expenses will be paid in accordance with the APHA's Travel Policy; Secretary to transmit Policy to consultant for circulation.
- c. Order of interviews performed according to furthest from site to closest to site as an accommodation for candidate travel convenience.

There being no further discussion, the Chair thanks the Committee Members for their attendance and adjourned the meeting at 10:50am.

Meeting adjourned 11:05 AM.

X \_\_\_\_\_  
Greg Wade, Committee Co-Chair

X \_\_\_\_\_  
Larry Shoeman, Committee Secretary

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**OCCUPANCY/VACANCY REPORT**

May 2016

Public Housing

|                        |              |                 |                     |                       |                       |                           |
|------------------------|--------------|-----------------|---------------------|-----------------------|-----------------------|---------------------------|
| <u>Delaney Heights</u> |              |                 |                     |                       |                       |                           |
| <u>Unit #</u>          | <u>Brms.</u> | <u>Move-Out</u> | <u>Move-In Date</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u># vacancydays</u>      |
|                        |              |                 |                     |                       |                       | <u>Reason for Vacancy</u> |

TOTAL DELANEY HEIGHTS VACANT - 0

Lakeside Park I

|               |              |                 |                     |                       |                       |                      |                           |
|---------------|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|---------------------------|
| <u>Unit #</u> | <u>Brms.</u> | <u>Move-Out</u> | <u>Move-In Date</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u># vacancydays</u> | <u>Reason for Vacancy</u> |
|---------------|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|---------------------------|

TOTAL LAKESIDE PARK I VACANT - 0

Lakeside Park II

|   |              |                 |                     |                       |                       |                      |                                     |
|---|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|-------------------------------------|
| <u>Unit #</u>                             | <u>Brms.</u> | <u>Move-Out</u> | <u>Move-In Date</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u># vacancydays</u> | <u>Reason for Vacancy</u>           |
| 207(232)                                  | 1            | 6/1             |                     |                       | 21                    |                      | Tax fraud                           |
| 222(213)                                  | 3            | 6/4             |                     |                       | 19                    |                      | Tax fraud                           |
| 102(202)                                  | 2            | 7/1             |                     |                       | 1                     |                      | 30 day notice not given             |
| 313(350)                                  | 1            | 7/31            |                     |                       | 7                     |                      | Transferred to NCH                  |
| 329(317)                                  | 1            | 8/18            |                     |                       | 6                     |                      | Abandoned unit                      |
| 309(334)                                  | 3            | 8/31            |                     |                       | 3                     |                      | Moved out of town                   |
| 214(245)                                  | 2            | 8/31            |                     |                       | 8                     |                      | Moved in with aunt/medical          |
| 310(338)                                  | 2            | 9/3             |                     |                       | 5                     |                      | Criminal activity                   |
| 223(207)                                  | 4            | 10/19           |                     |                       | 7                     |                      | Eviction/unauthorized guest         |
| 325(333)                                  | 1            | 12/10           |                     |                       | 4                     |                      | No notice given                     |
| 322(345)                                  | 3            | 1/19            |                     |                       | 1                     |                      | Abandoned unit                      |
| 306(322)                                  | 2            | 2/16/16         |                     |                       | 1                     |                      | Evicted                             |
| 215(241)                                  | 3            | 4/1             |                     |                       | 1                     |                      | Abandoned unit                      |
| 303(310)                                  | 3            | 4/21            |                     |                       | 4                     |                      | Moved to Highlands Apts             |
| 302(306)                                  | 3            | 5/10            |                     |                       | 1                     |                      | Tax fraud                           |
| 225(201)                                  | 3            | 5/10            |                     |                       | 1                     |                      | Moving in with daughter             |
| 101(200)                                  | 4            | 5/19            |                     |                       | 1                     |                      | Lease violation/3 pets unauthorized |
| <b>TOTAL LAKESIDE PARK II VACANT - 17</b> |              |                 |                     |                       |                       |                      |                                     |

OCCUPANCY/VACANCY REPORT

May 2016

Ridgedale

| <u>Unit #</u>                    | <u>Brms.</u> | <u>Move-Out</u> | <u>Move-In Date</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u># vacancydays</u> | <u>Reason for Vacancy</u> |
|----------------------------------|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|---------------------------|
| 1(744)                           | 3            | 5/2             |                     |                       |                       |                      | Criminal Activity         |
| 35(705)                          | 2            | 5/24            |                     |                       |                       |                      | Unreported Income         |
| <b>TOTAL RIDGEDALE VACANT— 2</b> |              |                 |                     |                       |                       |                      |                           |

North Central Heights I - (40 units total)

| <u>Unit#</u>                 | <u>Brms</u> | <u>Move-Out</u> | <u>Move-In</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u># vacancydays</u> | <u>Reason for Vacancy</u> |
|------------------------------|-------------|-----------------|----------------|-----------------------|-----------------------|----------------------|---------------------------|
| 661                          | 3           | 4/1             | 5/2            | 27                    | 4                     | 31                   | Over income               |
| <b>TOTAL NCH I VACANT— 0</b> |             |                 |                |                       |                       |                      |                           |

North Central Heights II – (32 units total)

| <u>Unit #</u>                | <u>Brms</u> | <u>Move-Out</u> | <u>Move-In</u> | <u># days in Mgmt</u> | <u>#days in Maint</u> | <u>#vacancy days</u> | <u>Reason for Vacancy</u> |
|------------------------------|-------------|-----------------|----------------|-----------------------|-----------------------|----------------------|---------------------------|
| <b>TOTAL NCH II VACANT—0</b> |             |                 |                |                       |                       |                      |                           |

May 2016

Intent to Vacate

18 (507), 1 bdrm, Delaney Heights, moving in with daughter in Orlando, moving 6/4

Evictions-

Abandoned Units -

WAITING LIST

LAKESIDE PARK II

|       |     |
|-------|-----|
| 1-BRM | 98  |
| 2-BRM | 42  |
| 3-BRM | 28  |
| 4-BRM | 11  |
| 5-BRM | 5   |
| TOTAL | 184 |

RIDGEDALE

|       |     |
|-------|-----|
| 1-BRM | 282 |
| 2-BRM | 259 |
| 3-BRM | 229 |
| 4-BRM | 108 |
| TOTAL | 878 |

LAKESIDE PARK I

|       |     |
|-------|-----|
| 1-BRM | 1   |
| 2-BRM | 79  |
| 3-BRM | 78  |
| 4-BRM | 41  |
| 5-BRM | 12  |
| TOTAL | 211 |

DELANEY HEIGHTS

|       |    |
|-------|----|
| 1-BRM | 95 |
| TOTAL | 95 |

NORTH CENTRAL HEIGHTS

|       |     |
|-------|-----|
| 2-BRM | 368 |
| 3-BRM | 327 |
| 4-BRM | 156 |
| TOTAL | 851 |

CORNELL COLONY

|       |     |
|-------|-----|
| 3-BRM | 365 |
|-------|-----|



## AVON PARK TRANSITIONAL HOUSING

May/June 2016

Monthly Board Report

### Case Management Updates

FSS Clients meetings and assessments with new FSS Case Manager; Monthly

### FSS Enrollment- 25 Participating Households

- Lakeside Park – 5 Clients
- Emergency Transitional Housing- 20 Clients – Enrolled in FSS
- 8 Resident's receiving services that reside in APHA's communities but are not enrolled in the FSS program.

### Property Updates:

LP1 – No Vacancy's

### Training Sessions for May/June APHA 2016

- May 2, 2016: Highlands Prosperity Partnership committee meeting at SFSC.
- May 9, 2016: "First Time Homebuyer's" training workshop at NCH's Community Center
- May 19, 2016: "Prevention & Management of Diabetes", Presented by Paula Allison, Registered Dietitian, Nutritionist, Diabetes Educator with Florida Health.
- June 2016 day/time to be determined: "Hurricane Preparedness" training workshop at NCH's.
- June 13, 2016: "Personal Guide to Financial Planning & Avoiding Financial Crisis" training workshop at ETH's conference room & NCH's Community Center.
- June 30, 2016: Neighborhood Watch training, provided by Commander Robinson, City of Avon Park Public Safety Department and Nell Hayes, Public Communications Coordinator.

### Resident Activities

- Every Friday of each month: Crossroads Community Church drops off Bread, Rolls, Pastries, to the ETH office for our residents. These are donated to the Church from Publix.
- May/June 2016: Resident's Beautification Initiative Start-Up; Over 40 plant's dropped off to ETH building from Arc's closed nursery available for resident's to spruce up around their residence.
- May 19, 2016: ALPI Energy Fair – Light Bill Assistance
- May 30, 2016: RCMA Hopewell Open House for Child Care Services
- May/June 2016: Weekly Community Garden Activities (**Starting to Harvest Green Beans, Snap Peas, & Radishes**) **Cucumbers in mid-May. Tomatoes, yellow squash harvesting mid-June.**
- June 4, 2016: Block Party, hosted by Kids Zone & Crossroads Community Church.
- June 30, 2016: All APHA residents encouraged to attend the Neighborhood Watch training workshop at NCH's.

**Employment Update:**

- 10 of our 20 HOUSEHOLDS currently employed.
- Lakeside Park- 1 out of 5 HOUSEHOLDS currently employed.

**Education Update:**

- 1 FSS Resident’s son has been awarded a Florida Tax Credit scholarship from Step Up For Students for the August 2016-June 2017 school year.
- 6 ETH Residents enrolled in Secondary Education @ SFSC.
- 3 FSS Resident enrolled in Secondary Education @ SFSC.
- 1 FSS Resident enrolled in GED program @ SFSC.
- 1 FSS Resident participating in an Internship program in CPA/Accounting with a local CPA/Accounting Firm.
- 3 ETH Residents enrolled in GED program @ SFSC.
- 1 ETH Resident enrolled in parenting classes at Choices Pregnancy Care Center
- 1 ETH Resident enrolled in Cosmetology studies
- 1 ETH Resident to be enrolling in the 45 hour Child Care Education Program (Medical/Office Management/Elementary Education/Business Management/Law Enforcement/Human Services, Dental Assistant Program)
- 2 Resident’s have obtained their Florida State CNA Certification.

**Community Partners:**

- Crossroads Community Church Partnership. On-going
- Aktion Club, On-going
- Highlands Prosperity Partnership, On-going
- Florida Health Department, On-going
- Royal Care, Nursing, CNA, & HHA, educational training programs. On-going
- Avon Park Public Safety training programs. On-going
- Peace River Center, Helping/Healing/Offering Hope On-going
- USF, Center for Autism & Related disabilities. On-going
- Tri-County P.A.T.H. Program On-going
- Choices Pregnancy Care Center Services. On-going
- ALPI/GED/Secondary Funding Services. On-going
- Veolia/Transportation Services. On-going
- Early Learning Coalition Child Care Services. On-going
- Highlands County Coalition for the Homeless Services. On-going
- RCMA; Enrollment announcements. On-going
- New Beginnings TCM Heartland On-going
- AARP, Grant funded Clerical/Office assistance. On-going
- Salvation Army Community Assistance programs. On-going
- Team Jesus Wins
- Cornerstone Hospice
- All Learning Center, new provider in Avon Park
- Hardee County Inter-Agency - Resource interagency informational exchange.
- Florida Prosperity Partnership, educational training programs.
- Ridge Area Arc/Resale Store, plant donations
- Habitat for Humanity

**APHA MISSION-The Mission of the Avon Park Housing Authority is to assist low-income families with safe, decent and affordable housing opportunities as they strive to achieve self-sufficiency and improve the quality of their lives. The Housing Authority will create and maintain partnerships with its clients and appropriate community agencies in order to accomplish this mission.**

**Tenants Accounts Receivable**  
**May 31, 2016**

**Delaney Heights**

|                 |                   |            |                               |
|-----------------|-------------------|------------|-------------------------------|
| Raymond Adams   |                   | \$3,304.00 | Rent, late fee, eviction fees |
| <b>DH Total</b> | <b>\$3,304.00</b> |            |                               |

**Lakeside Park I**

|                         |                 |        |                             |
|-------------------------|-----------------|--------|-----------------------------|
| Khaliliah Debrown       |                 | \$ .32 | Balance on late fee         |
| Earnest Dorn            |                 | 2.03   | Balance on Electric overage |
| Lyd Navarro             |                 | 150.00 | Pet deposit (making pmts)   |
| <b>Lakeside I Total</b> | <b>\$152.35</b> |        |                             |

**Lakeside Park II**

|                          |                   |          |                   |
|--------------------------|-------------------|----------|-------------------|
| Flor Baez                |                   | \$50.00  | Pet deposit       |
| Cicely Massaline         |                   | 1,722.00 | Unreported income |
| <b>Lakeside II Total</b> | <b>\$1,772.00</b> |          |                   |

**NCH I**

|                    |                |          |                    |
|--------------------|----------------|----------|--------------------|
| Jennifer Morrison  |                | \$ 45.00 | NSF check & fee    |
| Elizabeth Silva    |                | 50.00    | Pet deposit (pmts) |
| <b>NCH I Total</b> | <b>\$95.00</b> |          |                    |

**NCH II**

|                     |                 |           |      |
|---------------------|-----------------|-----------|------|
| Naketa McQueen      |                 | \$ 411.00 | Rent |
| <b>NCH II Total</b> | <b>\$411.00</b> |           |      |

**Ridgedale**

|                     |                   |          |                          |
|---------------------|-------------------|----------|--------------------------|
| Miranda Benton      |                   | \$ 25.49 | Work order               |
| Jennifer Echevarria |                   | 10.49    | Water overage            |
| Chitara Fair        |                   | 56.99    | Electric                 |
| Shannterrea Jones   |                   | 1,045.00 | Unreported income        |
| Ashley Tate         |                   | 67.83    | Unreported income (pmts) |
| <b>RD Total</b>     | <b>\$1,205.80</b> |          |                          |
| <b>GRAND TOTAL</b>  | <b>\$6,940.15</b> |          |                          |

\*WRITE OFFS for Delaney  
**Total Delaney \$0**

\*WRITE OFFS for NCH  
**Total NCH \$0**

\*WRITE OFFS for Ridgedale  
 Vianey Meza \$3,939.00  
 Grace Velez \$324.00  
**Total RD \$4,263.00**

\*WRITE OFFS for Lakeside Park I  
**Total LPI \$0**

\*WRITE OFFS for Lakeside Park II  
 Carlynn Harris \$180.13  
**Total LPII \$180.13**

\_\_\_\_\_  
 Approved—Larry Shoeman, Executive Director



**Daily tasks:**

General cleaning of Admin./Maintenance Bld. & grounds, work orders.

**Special Work:**

**Preventive Maintenance:**

Work from preventive maintenance inspections are on-going. 92 hours were taken during the month of May for sick, annual and holiday leave.

|  |   |
|--|---|
| Delaney Heights Preventive/Annual Inspections  | 6 |
| Lakeside I Preventive Maintenance Inspections  | 3 |
| Lakeside Park II Preventive/Annual Inspections | 5 |
| Ridgedale Preventive/Annual Inspections        | 7 |
| North Central Heights I Preventive/AI          | 4 |
| North Central Heights II Preventive/AI         | 2 |
|  |   |
| Delaney Heights Vacancies                      | 0 |
| Lakeside Park I Vacancies                      | 0 |
| Lakeside Park II Vacancies                     | 2 |
| Ridgedale Vacancies                            | 1 |
| North Central Heights I Vacancies              | 0 |
| North Central Heights II Vacancies             | 0 |
|  |   |
| Delaney Heights Move Ins                       | 0 |
| Lakeside Park I Move Ins                       | 0 |
| Lakeside Park II Move-In's                     | 0 |
| Ridgedale Move Ins                             | 0 |
| North Central Heights I Move Ins               | 1 |
| North Central Heights II Move Ins              | 0 |
|  |   |
| Delaney Heights Move Outs                      | 0 |
| Lakeside Park I Move Outs                      | 3 |
| Lakeside Park II Move-Out's                    | 0 |
| Ridgedale Move Outs                            | 2 |
| North Central Heights I Move Outs              | 0 |
| North Central Heights II Move Outs             | 0 |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

## AVON PARK PUBLIC HOUSING

As Of Date: 5/31/2016

## Balance

|   |                     |
|---|---------------------|
| General Fund                              | 270,863.29          |
| Section 8 PH Funds                        | 0.00                |
| Security Deposits                         | 26,425.67           |
| PNC Account                               | 0.00                |
| Petty Cash                                | 100.00              |
| Investment CD at Highlands Bank           | 43,156.72           |
| Investment CD at PNC                      | 0.00                |
| Investment MM at Highlands Bank           | 0.00                |
| Investment MM                             | 1,096,173.26        |
| Utility Deposit Escrow Fund               | 3,000.00            |
| FSS Escrow                                | 3,238.43            |
| Development Corporation                   | 36,042.15           |
| Cornell Colony - General Fund             | <del>9,238.43</del> |
| Lakeside Park 2 - RAD                     | 100.00              |
| Cornell Colony-Operating Deficit Reserves | 0.00                |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

## RIDGEDALE

As Of Date: 5/31/2016

## Balance

|   |           |
|---|-----------|
| General Fund                              | 38,890.12 |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 7,098.00  |
| PNC Account                               | 0.00      |
| Petty Cash                                | 0.00      |
| Investment CD at Highlands Bank           | 0.00      |
| Investment CD at PNC                      | 0.00      |
| Investment MM at Highlands Bank           | 0.00      |
| Investment MM                             | 0.00      |
| Utility Deposit Escrow Fund               | 0.00      |
| FSS Escrow                                | 0.00      |
| Development Corporation                   | 0.00      |
| Cornell Colony - General Fund             | 0.00      |
| Lakeside Park 2 - RAD                     | 0.00      |
| Cornell Colony-Operating Deficit Reserves | 0.00      |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

NORTH CENTRAL HEIGHTS **I**

As Of Date: 5/31/2016

## Balance

|   |           |
|---|-----------|
| General Fund                              | 16,097.94 |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 13,250.00 |
| PNC Account                               | 0.00      |
| Petty Cash                                | 0.00      |
| Investment CD at Highlands Bank           | 0.00      |
| Investment CD at PNC                      | 0.00      |
| Investment MM at Highlands Bank           | 0.00      |
| Investment MM                             | 0.00      |
| Utility Deposit Escrow Fund               | 0.00      |
| FSS Escrow                                | 0.00      |
| Development Corporation                   | 0.00      |
| Cornell Colony - General Fund             | 0.00      |
| Lakeside Park 2 - RAD                     | 0.00      |
| Cornell Colony-Operating Deficit Reserves | 0.00      |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

NORTH CENTRAL HEIGHTS **II**

As Of Date: 5/31/2016

## Balance

|   |           |
|---|-----------|
| General Fund                              | -125.33   |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 10,400.00 |
| PNC Account                               | 0.00      |
| Petty Cash                                | 0.00      |
| Investment CD at Highlands Bank           | 0.00      |
| Investment CD at PNC                      | 0.00      |
| Investment MM at Highlands Bank           | 0.00      |
| Investment MM                             | 0.00      |
| Utility Deposit Escrow Fund               | 0.00      |
| FSS Escrow                                | 0.00      |
| Development Corporation                   | 0.00      |
| Cornell Colony - General Fund             | 0.00      |
| Lakeside Park 2 - RAD                     | 0.00      |
| Cornell Colony-Operating Deficit Reserves | 0.00      |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

CORNELL COLONY

As Of Date: 5/31/2016

## Balance

|   |                        |
|---|------------------------|
| General Fund                              | 0.00                   |
| Section 8 PH Funds                        | 0.00                   |
| Security Deposits                         | 0.00                   |
| PNC Account                               | 0.00                   |
| Petty Cash                                | 0.00                   |
| Investment CD at Highlands Bank           | 0.00                   |
| Investment CD at PNC                      | 0.00                   |
| Investment MM at Highlands Bank           | 0.00                   |
| Investment MM                             | 0.00                   |
| Utility Deposit Escrow Fund               | 0.00                   |
| FSS Escrow                                | <del>-488,556.30</del> |
| Development Corporation                   | 0.00                   |
| Cornell Colony - General Fund             | -488,556.30            |
| Lakeside Park 2 - RAD                     | 0.00                   |
| Cornell Colony-Operating Deficit Reserves | 100.00                 |

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**AVON PARK PUBLIC HOUSING**

| Fiscal Year End Date:                        | 12/31/2016       | ACCOUNT | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget            | Variance          |
|--|------------------|---------|----------------------------------|----------------------------------|-------------------|-------------------|
| <b>Operating Revenues and Expenses</b>       |                  |         |                                  |                                  |                   |                   |
| <b>Operating Expenses</b>                    |                  |         |                                  |                                  |                   |                   |
| Administrative Salaries                      | 01 001 4110 5    |         | 18,795.18                        | 69,070.03                        | 55,822.90         | (13,247.13)       |
| Legal Expense                                | 01 001 4130 5    |         | 314.50                           | 2,435.00                         | 2,083.30          | (351.70)          |
| Legal Expense - RAD                          | 01 001 4130.30 5 |         | (300.00)                         | 0.00                             | 0.00              | 0.00              |
| Training                                     | 01 001 4140 5    |         | 0.00                             | 1,446.00                         | 1,250.00          | (196.00)          |
| Travel                                       | 01 001 4150 5    |         | 22.68                            | 2,294.45                         | 2,916.65          | 622.20            |
| Accounting Fees                              | 01 001 4170 5    |         | 821.63                           | 3,329.63                         | 3,541.65          | 212.02            |
| Computer Support/Licensing Fees              | 01 001 4170.2 5  |         | 188.12                           | 3,952.27                         | 3,344.55          | (607.72)          |
| Audit Fees                                   | 01 001 417100 5  |         | 0.00                             | 4,590.00                         | 5,833.30          | 1,243.30          |
| Employee Benefits Cont - Admin               | 01 001 4182 5    |         | 8,694.97                         | 33,130.16                        | 22,565.00         | (10,565.16)       |
| Sundry                                       | 01 001 4190 5    |         | 900.18                           | 3,614.45                         | 5,625.00          | 2,010.55          |
| Advertising                                  | 01 001 4190.18 5 |         | 351.68                           | 1,290.40                         | 2,500.00          | 1,209.60          |
| Bank Fees                                    | 01 001 4190.19 5 |         | 0.00                             | 177.90                           | 0.00              | (177.90)          |
| Telephone/Communications                     | 01 001 4190.2 5  |         | 706.72                           | 3,641.90                         | 4,166.65          | 524.75            |
| Collection Loss Recovery Contract Fe         | 01 001 4190.21 5 |         | 71.25                            | 86.40                            | 0.00              | (86.40)           |
| Postage                                      | 01 001 4190.3 5  |         | 502.75                           | 1,585.30                         | 1,041.65          | (543.65)          |
| Eviction Costs                               | 01 001 4190.4 5  |         | 0.00                             | 235.00                           | 416.65            | 181.65            |
| Contract Costs- Copier                       | 01 001 4190.6 5  |         | 49.38                            | 250.12                           | 208.30            | (41.82)           |
| Contract Costs-Admin Security                | 01 001 4190.7 5  |         | 0.00                             | 240.00                           | 208.30            | (31.70)           |
| Pre-employment testing                       | 01 001 4190.8 5  |         | 50.10                            | 50.10                            | 208.30            | 158.20            |
| Contract Costs-Admin                         | 01 001 4190.9 5  |         | 1,371.00                         | 5,945.00                         | 1,666.65          | (4,278.35)        |
| Ten Services - RAB                           | 01 001 4220 5    |         | 0.00                             | 38.52                            | 220.80            | 182.28            |
| Water  | 01 001 4310 5    |         | 277.11                           | 1,259.61                         | 1,666.65          | 407.04            |
| Electricity                                  | 01 001 4320 5    |         | 2,229.82                         | 10,547.78                        | 14,166.65         | 3,618.87          |
| Natural Gas                                  | 01 001 4330 5    |         | 74.22                            | 468.91                           | 583.30            | 114.39            |
| Sewer & Other                                | 01 001 4390 5    |         | 559.80                           | 2,440.54                         | 2,625.00          | 184.46            |
| Maintenance Salaries                         | 01 001 4410 5    |         | 7,872.00                         | 31,728.48                        | 28,995.00         | (2,733.48)        |
| Maintenance Materials                        | 01 001 4420 5    |         | 3,391.56                         | 13,365.59                        | 18,333.30         | 4,967.71          |
| Contract Costs                               | 01 001 4430 5    |         | 0.00                             | 0.00                             | 14,791.65         | 14,791.65         |
| Pest Control                                 | 01 001 4430.1 5  |         | 470.00                           | 2,350.00                         | 3,750.00          | 1,400.00          |
| Contract Costs - Lawn                        | 01 001 4430.3 5  |         | 1,300.00                         | 5,200.00                         | 5,833.30          | 633.30            |
| Contract Costs-Air Conditioning              | 01 001 4430.4 5  |         | 123.00                           | 2,298.00                         | 3,750.00          | 1,452.00          |
| Contract Costs-Plumbing                      | 01 001 4430.5 5  |         | 0.00                             | 427.50                           | 833.30            | 405.80            |
| Contract Costs - Vacancy Turnaround          | 01 001 4430.6 5  |         | 0.00                             | 0.00                             | 3,333.30          | 3,333.30          |
| Garbage/Trash Removal                        | 01 001 4431 5    |         | 575.50                           | 2,360.24                         | 2,500.00          | 139.76            |
| Emp Benefit Cont - Maintenance               | 01 001 4433 5    |         | 3,467.23                         | 14,667.81                        | 11,353.75         | (3,314.06)        |
| General Insurance--Property, Content:        | 01 001 4510 5    |         | 2,517.57                         | 13,205.77                        | 13,333.30         | 127.53            |
| Worker's Comp Insurance                      | 01 001 4510.1 5  |         | 826.06                           | 4,130.30                         | 3,958.30          | (172.00)          |
| Other Insurance-Crime, Auto, Direc&C         | 01 001 4510.2 5  |         | 22.94                            | 1,912.78                         | 1,162.90          | (749.88)          |
| Liability Insurance                          | 01 001 4510.3 5  |         | 577.54                           | 2,472.26                         | 416.65            | (2,055.61)        |
| Payment in Lieu of Taxes                     | 01 001 4520 5    |         | 0.00                             | 0.00                             | 4,408.30          | 4,408.30          |
| Collection Losses                            | 01 001 4570 5    |         | 180.13                           | 2,665.33                         | 4,166.65          | 1,501.32          |
| Collection Loss Clean up                     | 01 001 4570.1 5  |         | (71.25)                          | (71.25)                          | 0.00              | 71.25             |
| Other General Expense                        | 01 001 459000 5  |         | 29.88                            | 1,353.25                         | 833.30            | (519.95)          |
| Extraordinary Maintenance                    | 01 001 4610 5    |         | 0.00                             | 0.00                             | 2,083.30          | 2,083.30          |
| <b>Total Operating Expenses</b>              |                  |         | <b>56,963.25</b>                 | <b>250,185.53</b>                | <b>256,497.55</b> | <b>6,312.02</b>   |
| <b>Operating Revenues</b>                    |                  |         |                                  |                                  |                   |                   |
| Dwelling Rental                              | 01 001 3110 5    |         | 13,910.00                        | 63,463.22                        | 56,250.00         | 7,213.22          |
| Operating Subsidy                            | 01 001 3401.00 5 |         | 35,080.00                        | 183,849.00                       | 199,774.15        | (15,925.15)       |
| <b>Total Operating Revenues</b>              |                  |         | <b>48,990.00</b>                 | <b>247,312.22</b>                | <b>256,024.15</b> | <b>(8,711.93)</b> |
| <b>Total Operating Revenues and Expenses</b> |                  |         | <b>(7,973.25)</b>                | <b>(2,873.31)</b>                | <b>(473.40)</b>   | <b>(2,399.91)</b> |
| <b>Other Revenues and Expenses</b>           |                  |         |                                  |                                  |                   |                   |
| <b>Other Revenues and Expenses</b>           |                  |         |                                  |                                  |                   |                   |
| RESTRICTED INTEREST                          | 01 001 3431.00 5 |         | 0.00                             | 28.57                            | 0.00              | 28.57             |
| Investment Income - Unrestricted             | 01 001 3610 5    |         | 213.44                           | 1,011.05                         | 958.30            | 52.75             |
| Other Income - Tenant                        | 01 001 3690 5    |         | 958.54                           | 5,093.73                         | 6,875.00          | (1,781.27)        |
| Collection Loss Recovery Prior Year          | 01 001 3690.01 5 |         | 105.85                           | 167.08                           | 833.30            | (666.22)          |
| Other Income - FSS Forfeitures               | 01 001 3690.08 5 |         | 475.08                           | 475.08                           | 0.00              | 475.08            |
| Other Income-Leave with no Notice            | 01 001 3690.1 5  |         | 237.50                           | 237.50                           | 416.65            | (179.15)          |

Report Criteria PHA: 01 Project: '001','002','003'

Include Unapproved: False Include Zero Balance: False Include Full Year Budget: False Show Variance Percentage: False

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**AVON PARK PUBLIC HOUSING**

| Fiscal Year End Date:                    | 12/31/2016       | ACCOUNT | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget           | Variance        |
|--|------------------|---------|----------------------------------|----------------------------------|------------------|-----------------|
| Other Income - Rent for Tulane Ave B     | 01 001 3690.13 5 |         | 1,900.00                         | 4,950.00                         | 4,791.65         | 158.35          |
| Other Income - Insurance                 | 01 001 3690.14 5 |         | 0.00                             | 611.00                           | 4,541.65         | (3,930.65)      |
| Other Income - Retirement Forfeiture     | 01 001 3690.15 5 |         | 0.00                             | 0.00                             | 1,666.65         | (1,666.65)      |
| Other Income - Copies & Fax              | 01 001 3690.2 5  |         | 0.00                             | 24.55                            | 41.65            | (17.10)         |
| Other Income - Scrap Metal Salvage       | 01 001 3690.4 5  |         | 40.00                            | 220.00                           | 416.65           | (196.65)        |
| Other Income - Misc - Non Tenant         | 01 001 3690.6 5  |         | 0.00                             | 0.00                             | 833.30           | (833.30)        |
| Other Income-Laundry                     | 01 001 3690.7 5  |         | 543.70                           | 954.63                           | 625.00           | 329.63          |
| Other Income - Community Rm Rent         | 01 001 3690.8 5  |         | 0.00                             | 200.00                           | 416.65           | (216.65)        |
| FSS Monthly Contributions                | 01 001 4590.02 5 |         | (690.08)                         | (1,434.00)                       | 0.00             | (1,434.00)      |
| Operating Transfer In                    | 01 001 9110 5    |         | 22,705.00                        | 22,705.00                        | 8,627.05         | 14,077.95       |
| <b>Total Other Revenues and Expenses</b> |                  |         | <b>26,489.03</b>                 | <b>35,244.19</b>                 | <b>31,043.50</b> | <b>4,200.69</b> |
| <b>Total Other Revenues and Expenses</b> |                  |         | <b>26,489.03</b>                 | <b>35,244.19</b>                 | <b>31,043.50</b> | <b>4,200.69</b> |
| <b>Total Net Income (Loss)</b>           |                  |         | <b>18,515.78</b>                 | <b>32,370.88</b>                 | <b>30,570.10</b> | <b>1,800.78</b> |

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**AVON PARK PUBLIC HOUSING**  
**OTHER BUSINESS ACTIVITIES**

| Fiscal Year End Date:                        | 12/31/2016     | ACCOUNT | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget             | Variance         |
|--|----------------|---------|----------------------------------|----------------------------------|--------------------|------------------|
| <b>Operating Revenues and Expenses</b>       |                |         |                                  |                                  |                    |                  |
| <b>Operating Expenses</b>                    |                |         |                                  |                                  |                    |                  |
| Admin Salaries - NCH I                       | 01 100 4110.01 | 5       | 1,003.26                         | 3,852.52                         | 5,867.05           | 2,014.53         |
| Admin Salaries - NCH II                      | 01 100 4110.02 | 5       | 826.74                           | 3,174.69                         | 3,958.30           | 783.61           |
| Admin Salaries - Ridgedale                   | 01 100 4110.03 | 5       | 1,151.88                         | 4,423.22                         | 6,666.65           | 2,243.43         |
| Accounting Fees                              | 01 100 4170.00 | 5       | 150.00                           | 600.00                           | 0.00               | (600.00)         |
| Audit Fees                                   | 01 100 4171.00 | 5       | 0.00                             | 0.00                             | 208.30             | 208.30           |
| Employee Benefits Cont - Admin/Ridg          | 01 100 4182    | 5       | 384.47                           | 1,561.83                         | 2,500.00           | 938.17           |
| Employee Benefits Cont - Admin - NC          | 01 100 4182.1  | 5       | 304.58                           | 1,314.10                         | 1,875.00           | 560.90           |
| Employee Benefits Cont - Admin - NC          | 01 100 4182.2  | 5       | 268.36                           | 1,109.34                         | 2,176.25           | 1,066.91         |
| SUNDRY                                       | 01 100 4190    | 5       | 0.00                             | 0.00                             | 1,908.30           | 1,908.30         |
| Insurance - Workers Comp                     | 01 100 4510.40 | 5       | 154.20                           | 771.00                           | 789.55             | 18.55            |
| <b>Total Operating Expenses</b>              |                |         | <b>4,243.49</b>                  | <b>16,806.70</b>                 | <b>25,949.40</b>   | <b>9,142.70</b>  |
| <b>Total Operating Revenues and Expenses</b> |                |         | <b>(4,243.49)</b>                | <b>(16,806.70)</b>               | <b>(25,949.40)</b> | <b>9,142.70</b>  |
| <b>Other Revenues and Expenses</b>           |                |         |                                  |                                  |                    |                  |
| <b>Other Revenues and Expenses</b>           |                |         |                                  |                                  |                    |                  |
| Revenue - Management Fees--Ridged            | 01 100 3690    | 5       | 3,259.53                         | 14,773.99                        | 15,000.00          | (226.01)         |
| Revenue - Management Fees - NCH I            | 01 100 3690.1  | 5       | 909.08                           | 4,466.80                         | 5,000.00           | (533.20)         |
| Revenue - Management Fees - NCH I            | 01 100 3690.2  | 5       | 1,121.24                         | 5,655.03                         | 6,932.05           | (1,277.02)       |
| Other Income - Contribution-NCH              | 01 100 3690.50 | 5       | 23,258.63                        | 23,258.63                        | 12,500.00          | 10,758.63        |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>28,548.48</b>                 | <b>48,154.45</b>                 | <b>39,432.05</b>   | <b>8,722.40</b>  |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>28,548.48</b>                 | <b>48,154.45</b>                 | <b>39,432.05</b>   | <b>8,722.40</b>  |
| <b>Total Net Income (Loss)</b>               |                |         | <b>24,304.99</b>                 | <b>31,347.75</b>                 | <b>13,482.65</b>   | <b>17,865.10</b> |

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**NORTH CENTRAL HEIGHTS**  
**N CENTRAL HEIGHTS MGMT**

| Fiscal Year End Date:                        | 12/31/2016     | ACCOUNT | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget           | Variance        |
|--|----------------|---------|----------------------------------|----------------------------------|------------------|-----------------|
| <b>Operating Revenues and Expenses</b>       |                |         |                                  |                                  |                  |                 |
| <b>Operating Expenses</b>                    |                |         |                                  |                                  |                  |                 |
| Nontechnical Salaries                        | 02 001 4110    | 5       | 1,588.74                         | 5,108.20                         | 2,873.75         | (2,234.45)      |
| Staff Training                               | 02 001 4140    | 5       | 0.00                             | 0.00                             | 62.50            | 62.50           |
| Travel                                       | 02 001 4150    | 5       | 0.00                             | 0.00                             | 62.50            | 62.50           |
| Accounting Fees                              | 02 001 4170    | 5       | 371.62                           | 2,210.62                         | 1,458.30         | (752.32)        |
| COMPUTER SUPPORT/LICENSING                   | 02 001 4170.2  | 5       | 0.00                             | 1,079.00                         | 677.05           | (401.95)        |
| Audit Fees                                   | 02 001 4171    | 5       | 415.00                           | 1,860.00                         | 2,083.30         | 223.30          |
| Employee Benefits Cont - Admin               | 02 001 4182    | 5       | 1,031.19                         | 3,150.10                         | 1,349.15         | (1,800.95)      |
| Sundry                                       | 02 001 4190    | 5       | 336.56                           | 803.77                           | 2,083.30         | 1,279.53        |
| Advertising and Marketing                    | 02 001 4190.08 | 5       | 110.72                           | 639.56                           | 583.30           | (56.26)         |
| Bank Fees                                    | 02 001 4190.18 | 5       | 5.00                             | 10.00                            | 0.00             | (10.00)         |
| Telephone                                    | 02 001 4190.2  | 5       | 160.84                           | 657.07                           | 416.65           | (240.42)        |
| Collection Loss Recovery Contract Fe         | 02 001 4190.21 | 5       | 0.00                             | 305.70                           | 0.00             | (305.70)        |
| Postage                                      | 02 001 4190.3  | 5       | 0.00                             | 0.00                             | 18.75            | 18.75           |
| Contract Costs - Admin                       | 02 001 4190.9  | 5       | 782.00                           | 4,081.00                         | 1,187.50         | (2,893.50)      |
| Ten Services - After School Program          | 02 001 4220.2  | 5       | 870.00                           | 870.00                           | 500.00           | (370.00)        |
| Water  | 02 001 4310    | 5       | 87.23                            | 448.26                           | 587.50           | 139.24          |
| Electricity                                  | 02 001 4320    | 5       | 514.52                           | 2,222.12                         | 2,708.30         | 486.18          |
| Sewer  | 02 001 4390    | 5       | 98.17                            | 305.18                           | 429.15           | 123.97          |
| Labor  | 02 001 4410    | 5       | 1,670.40                         | 5,857.54                         | 6,152.50         | 294.96          |
| MAINTENANCE MATERIALS                        | 02 001 4420    | 5       | 1,932.83                         | 5,948.71                         | 4,166.65         | (1,782.06)      |
| Contract Costs                               | 02 001 4430    | 5       | 0.00                             | 0.00                             | 1,041.65         | 1,041.65        |
| Contract Costs-Pest Control                  | 02 001 4430.1  | 5       | 100.80                           | 504.00                           | 491.65           | (12.35)         |
| Contact Costs-Plumbing                       | 02 001 4430.2  | 5       | 0.00                             | 130.40                           | 83.30            | (47.10)         |
| Contract Costs - AC                          | 02 001 4430.4  | 5       | 3,414.00                         | 3,699.00                         | 1,041.65         | (2,657.35)      |
| Contract Costs - Lawn                        | 02 001 4430.5  | 5       | 320.00                           | 1,265.00                         | 1,458.30         | 193.30          |
| Contract Costs - Vacancy Turnaround          | 02 001 4430.6  | 5       | 0.00                             | 0.00                             | 2,083.30         | 2,083.30        |
| Contract Costs - Camera                      | 02 001 4430.7  | 5       | 0.00                             | 0.00                             | 295.80           | 295.80          |
| Garbage and Trash Collection                 | 02 001 4431    | 5       | 58.00                            | 217.50                           | 625.00           | 407.50          |
| Emp Benefit Cont - Maintenance               | 02 001 4433    | 5       | 1,333.60                         | 3,741.10                         | 3,974.55         | 233.45          |
| Insurance-Property, Contents                 | 02 001 4510    | 5       | 944.03                           | 4,933.63                         | 5,000.00         | 66.37           |
| Insurance - Workers Comp                     | 02 001 4510.1  | 5       | 77.10                            | 385.50                           | 208.30           | (177.20)        |
| Insurance - Liability                        | 02 001 4510.3  | 5       | 175.77                           | 513.77                           | 1,382.90         | 869.13          |
| Payment in Lieu of Taxes                     | 02 001 4520    | 5       | 0.00                             | 0.00                             | 2,083.30         | 2,083.30        |
| Collection Loss                              | 02 001 4570    | 5       | 0.00                             | 1,330.38                         | 4,166.65         | 2,836.27        |
| Bonneville Interest                          | 02 001 4580.01 | 5       | 3,853.40                         | 23,147.61                        | 21,520.80        | (1,626.81)      |
| Management Fees                              | 02 001 4590    | 5       | 909.08                           | 4,466.80                         | 4,091.65         | (375.15)        |
| Other General Expense                        | 02 001 4590.00 | 5       | 0.00                             | 0.00                             | 2,083.30         | 2,083.30        |
| <b>Total Operating Expenses</b>              |                |         | <b>21,160.60</b>                 | <b>79,891.52</b>                 | <b>79,032.25</b> | <b>(859.27)</b> |
| <b>Operating Revenues</b>                    |                |         |                                  |                                  |                  |                 |
| Dwelling Rent                                | 02 001 3110    | 5       | 17,307.00                        | 86,840.80                        | 80,662.50        | 6,178.30        |
| <b>Total Operating Revenues</b>              |                |         | <b>17,307.00</b>                 | <b>86,840.80</b>                 | <b>80,662.50</b> | <b>6,178.30</b> |
| <b>Total Operating Revenues and Expenses</b> |                |         | <b>(3,853.60)</b>                | <b>6,949.28</b>                  | <b>1,630.25</b>  | <b>5,319.03</b> |
| <b>Other Revenues and Expenses</b>           |                |         |                                  |                                  |                  |                 |
| <b>Other Revenues and Expenses</b>           |                |         |                                  |                                  |                  |                 |
| Interest - Restricted                        | 02 001 3431.00 | 5       | 15.45                            | 29.99                            | 10.40            | 19.59           |
| Other Income - Tenant                        | 02 001 3690    | 5       | 451.04                           | 2,780.38                         | 1,170.80         | 1,609.58        |
| Collection Loss Recovery Prior Year          | 02 001 3690.01 | 5       | 0.00                             | 1,019.00                         | 0.00             | 1,019.00        |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>466.49</b>                    | <b>3,829.37</b>                  | <b>1,181.20</b>  | <b>2,648.17</b> |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>466.49</b>                    | <b>3,829.37</b>                  | <b>1,181.20</b>  | <b>2,648.17</b> |
| <b>Total Net Income (Loss)</b>               |                |         | <b>(3,387.11)</b>                | <b>10,778.65</b>                 | <b>2,811.45</b>  | <b>7,967.20</b> |

Report Criteria PHA: 02 Project: '001'

Include Unapproved: False Include Zero Balance: False Include Full Year Budget: False Show Variance Percentage: False



**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
 NORTH CENTRAL HEIGHTS  
 NORTH CENTRAL HEIGHTS II

| Fiscal Year End Date:                        | 12/31/2016     | ACCOUNT |  | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget           | Variance           |
|--|----------------|---------|--|----------------------------------|----------------------------------|------------------|--------------------|
| <b>Operating Revenues and Expenses</b>       |                |         |  |                                  |                                  |                  |                    |
| <b>Operating Expenses</b>                    |                |         |  |                                  |                                  |                  |                    |
| Nontechnical Salaries                        | 02 002 4110    | 5       |  | 1,308.36                         | 4,206.71                         | 2,257.90         | (1,948.81)         |
| Legal Expense                                | 02 002 4130    | 5       |  | 10,323.15                        | 22,698.01                        | 416.65           | (22,281.36)        |
| Staff Training                               | 02 002 4140    | 5       |  | 0.00                             | 0.00                             | 208.30           | 208.30             |
| Travel                                       | 02 002 4150    | 5       |  | 0.00                             | 0.00                             | 208.30           | 208.30             |
| Accounting Fees                              | 02 002 4170    | 5       |  | 371.62                           | 2,210.62                         | 0.00             | (2,210.62)         |
| COMPUTER SUPPORT/LICENSING                   | 02 002 4170.2  | 5       |  | 0.00                             | 889.00                           | 0.00             | (889.00)           |
| Audit Fees                                   | 02 002 4171    | 5       |  | 415.00                           | 1,605.00                         | 1,666.65         | 61.65              |
| Employee Benefits Cont - Admin               | 02 002 4182    | 5       |  | 849.22                           | 2,594.14                         | 1,060.00         | (1,534.14)         |
| Sundry                                       | 02 002 4190    | 5       |  | 304.82                           | 641.70                           | 1,250.00         | 608.30             |
| Advertising and Marketing                    | 02 002 4190.08 | 5       |  | 91.17                            | 570.81                           | 416.65           | (154.16)           |
| Telephone                                    | 02 002 4190.2  | 5       |  | 61.66                            | 118.13                           | 0.00             | (118.13)           |
| Postage                                      | 02 002 4190.3  | 5       |  | 0.00                             | 0.00                             | 16.65            | 16.65              |
| Contract Costs - Admin                       | 02 002 4190.9  | 5       |  | 36.00                            | 2,132.00                         | 1,250.00         | (882.00)           |
| Ten Services - After School Program          | 02 002 4220.20 | 5       |  | 870.00                           | 870.00                           | 500.00           | (370.00)           |
| Water  | 02 002 4310    | 5       |  | 0.00                             | 181.92                           | 291.65           | 109.73             |
| Electricity                                  | 02 002 4320    | 5       |  | 64.48                            | 499.35                           | 875.00           | 375.65             |
| Sewer  | 02 002 4390    | 5       |  | 0.00                             | 43.29                            | 95.80            | 52.51              |
| Labor  | 02 002 4410    | 5       |  | 1,670.40                         | 5,857.53                         | 6,152.50         | 294.97             |
| MAINTENANCE MATERIALS                        | 02 002 4420    | 5       |  | 1,761.93                         | 4,324.30                         | 4,166.65         | (157.65)           |
| Contract Costs                               | 02 002 4430    | 5       |  | 0.00                             | 0.00                             | 750.00           | 750.00             |
| Contract Costs-Pest Control                  | 02 002 4430.1  | 5       |  | 79.20                            | 396.00                           | 408.30           | 12.30              |
| Contract Costs - Lawn                        | 02 002 4430.3  | 5       |  | 200.00                           | 955.00                           | 1,054.15         | 99.15              |
| Contract Costs - AC                          | 02 002 4430.4  | 5       |  | 465.00                           | 540.00                           | 1,041.65         | 501.65             |
| Contract Costs - Plumbing                    | 02 002 4430.5  | 5       |  | 0.00                             | 0.00                             | 104.15           | 104.15             |
| Contract Costs - Vacancy Turnaround          | 02 002 4430.6  | 5       |  | 0.00                             | 0.00                             | 2,783.30         | 2,783.30           |
| Garbage and Trash Collection                 | 02 002 4431    | 5       |  | 0.00                             | 51.50                            | 237.50           | 186.00             |
| Emp Benefit Cont - Maintenance               | 02 002 4433    | 5       |  | 1,333.56                         | 3,741.00                         | 3,974.55         | 233.55             |
| Insurance-Property, Contents                 | 02 002 4510    | 5       |  | 731.77                           | 3,857.09                         | 4,486.65         | 629.56             |
| Insurance - Workers Comp                     | 02 002 4510.1  | 5       |  | 22.03                            | 110.15                           | 291.65           | 181.50             |
| Insurance - Liability                        | 02 002 4510.3  | 5       |  | 138.11                           | 416.47                           | 416.65           | 0.18               |
| Payment in Lieu of Taxes                     | 02 002 4520    | 5       |  | 0.00                             | 0.00                             | 2,083.30         | 2,083.30           |
| Bad Debts - Tenant Rents                     | 02 002 4570    | 5       |  | 0.00                             | 1,530.88                         | 1,395.80         | (135.08)           |
| Bonneville Interest                          | 02 002 4580.01 | 5       |  | 3,485.85                         | 20,939.69                        | 19,466.65        | (1,473.04)         |
| Management Fees                              | 02 002 4590    | 5       |  | 1,121.24                         | 5,655.03                         | 5,566.65         | (88.38)            |
| Other General Expense                        | 02 002 4590.00 | 5       |  | 0.00                             | 0.00                             | 2,083.30         | 2,083.30           |
| <b>Total Operating Expenses</b>              |                |         |  | <b>25,704.57</b>                 | <b>87,635.32</b>                 | <b>66,976.95</b> | <b>(20,658.37)</b> |
| <b>Operating Revenues</b>                    |                |         |  |                                  |                                  |                  |                    |
| Dwelling Rent                                | 02 002 3110    | 5       |  | 14,294.00                        | 71,496.98                        | 66,666.65        | 4,830.33           |
| <b>Total Operating Revenues</b>              |                |         |  | <b>14,294.00</b>                 | <b>71,496.98</b>                 | <b>66,666.65</b> | <b>4,830.33</b>    |
| <b>Total Operating Revenues and Expenses</b> |                |         |  | <b>(11,410.57)</b>               | <b>(16,138.34)</b>               | <b>(310.30)</b>  | <b>(15,828.04)</b> |
| <b>Other Revenues and Expenses</b>           |                |         |  |                                  |                                  |                  |                    |
| <b>Other Revenues and Expenses</b>           |                |         |  |                                  |                                  |                  |                    |
| INTEREST - RESTRICTED                        | 02 002 3431.00 | 5       |  | 12.36                            | 24.00                            | 8.30             | 15.70              |
| Investment Income - Unrestricted             | 02 002 3610    | 5       |  | 1.55                             | 16.74                            | 16.65            | 0.09               |
| Other Income - Tenant                        | 02 002 3690    | 5       |  | 133.00                           | 2,402.36                         | 2,916.65         | (514.29)           |
| Other Income - Non Tenant                    | 02 002 3690.3  | 5       |  | 0.00                             | 0.00                             | 208.30           | (208.30)           |
| <b>Total Other Revenues and Expenses</b>     |                |         |  | <b>146.91</b>                    | <b>2,443.10</b>                  | <b>3,149.90</b>  | <b>(706.80)</b>    |
| <b>Total Other Revenues and Expenses</b>     |                |         |  | <b>146.91</b>                    | <b>2,443.10</b>                  | <b>3,149.90</b>  | <b>(706.80)</b>    |
| <b>Total Net Income (Loss)</b>               |                |         |  | <b>(11,263.66)</b>               | <b>(13,695.24)</b>               | <b>2,839.60</b>  | <b>(16,534.84)</b> |

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**RIDGEDALE**  
**RIDGEDALE APARTMENTS LLC**

| Fiscal Year End Date:                        | 12/31/2016     | ACCOUNT |  | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget            | Variance        |
|--|----------------|---------|--|----------------------------------|----------------------------------|-------------------|-----------------|
| <b>Operating Revenues and Expenses</b>       |                |         |  |                                  |                                  |                   |                 |
| <b>Operating Expenses</b>                    |                |         |  |                                  |                                  |                   |                 |
| Non-Technical Salaries                       | 07 002 4110    | 5       |  | 1,401.84                         | 4,507.27                         | 2,668.75          | (1,838.52)      |
| Legal Expense                                | 07 002 4130    | 5       |  | 0.00                             | 0.00                             | 241.65            | 241.65          |
| Staff Training                               | 07 002 4140    | 5       |  | 0.00                             | 0.00                             | 208.30            | 208.30          |
| Travel                                       | 07 002 4150    | 5       |  | 0.00                             | 0.00                             | 83.30             | 83.30           |
| Accounting Fees                              | 07 002 4170    | 5       |  | 321.63                           | 1,497.63                         | 1,921.65          | 424.02          |
| COMPUTER SUPPORT/LICENSING                   | 07 002 4170.2  | 5       |  | 0.00                             | 952.50                           | 0.00              | (952.50)        |
| Audit Fees                                   | 07 002 4171    | 5       |  | 195.00                           | 1,470.00                         | 1,958.30          | 488.30          |
| Employee Benefit Contributions-Admin         | 07 002 4182    | 5       |  | 909.86                           | 2,779.39                         | 1,252.90          | (1,526.49)      |
| Sundry                                       | 07 002 4190    | 5       |  | 158.70                           | 355.40                           | 1,166.65          | 811.25          |
| Postage                                      | 07 002 4190.03 | 5       |  | 0.00                             | 0.00                             | 291.65            | 291.65          |
| Advertising                                  | 07 002 4190.08 | 5       |  | 97.69                            | 343.71                           | 833.30            | 489.59          |
| Coll Agent Fees and Court Costs              | 07 002 4190.15 | 5       |  | 53.21                            | 53.21                            | 0.00              | (53.21)         |
| Bank Fees                                    | 07 002 4190.18 | 5       |  | 9.88                             | 41.76                            | 83.30             | 41.54           |
| Telephone                                    | 07 002 4190.2  | 5       |  | 171.98                           | 656.12                           | 500.00            | (156.12)        |
| Collection Loss Recovery Contract Fe         | 07 002 4190.21 | 5       |  | 0.00                             | 0.00                             | 50.00             | 50.00           |
| Eviction Costs                               | 07 002 4190.4  | 5       |  | 0.00                             | 0.00                             | 416.65            | 416.65          |
| Contract Costs - Admin                       | 07 002 4190.9  | 5       |  | 460.00                           | 1,727.00                         | 833.30            | (893.70)        |
| Water  | 07 002 4310    | 5       |  | 617.49                           | 2,714.70                         | 4,270.80          | 1,556.10        |
| Electricity                                  | 07 002 4320    | 5       |  | 323.57                           | 1,250.89                         | 2,125.00          | 874.11          |
| Sewer  | 07 002 4390    | 5       |  | 1,048.30                         | 4,307.98                         | 5,250.00          | 942.02          |
| Labor  | 07 002 4410    | 5       |  | 7,180.80                         | 28,955.95                        | 19,785.80         | (9,170.15)      |
| Materials and Other                          | 07 002 4420    | 5       |  | 248.60                           | 2,326.21                         | 4,166.65          | 1,840.44        |
| Contract Costs                               | 07 002 4430    | 5       |  | 0.00                             | 1,579.00                         | 1,458.30          | (120.70)        |
| Pest Control                                 | 07 002 4430.1  | 5       |  | 122.00                           | 610.00                           | 833.30            | 223.30          |
| Contract Costs-Lawn                          | 07 002 4430.3  | 5       |  | 425.00                           | 1,700.00                         | 1,875.00          | 175.00          |
| Contract Costs-Air Conditioning              | 07 002 4430.4  | 5       |  | 0.00                             | 240.00                           | 625.00            | 385.00          |
| Contract Costs-Plumbing                      | 07 002 4430.5  | 5       |  | 0.00                             | 0.00                             | 208.30            | 208.30          |
| Contract Costs - Vacancy Turnaround          | 07 002 4430.6  | 5       |  | 0.00                             | 0.00                             | 3,129.15          | 3,129.15        |
| Contract Costs-Camera Security               | 07 002 4430.7  | 5       |  | 0.00                             | 0.00                             | 2,833.30          | 2,833.30        |
| Garbage and Trash Collection                 | 07 002 4431    | 5       |  | 642.10                           | 2,613.22                         | 3,375.00          | 761.78          |
| Employee Benefit Cont.-Ordinary Mair         | 07 002 4433    | 5       |  | 1,355.89                         | 6,507.57                         | 6,480.40          | (27.17)         |
| Insurance-Property, Contents                 | 07 002 4510    | 5       |  | 750.18                           | 3,950.50                         | 5,206.65          | 1,256.15        |
| Insurance - Workers Comp                     | 07 002 4510.1  | 5       |  | 22.03                            | 110.15                           | 416.65            | 306.50          |
| Insurance - Liability                        | 07 002 4510.3  | 5       |  | 163.22                           | 461.46                           | 416.65            | (44.81)         |
| Payment in Lieu of Taxes                     | 07 002 4520.00 | 5       |  | 0.00                             | 0.00                             | 416.65            | 416.65          |
| Collection Losses                            | 07 002 4570    | 5       |  | 4,163.00                         | 13,036.99                        | 4,166.65          | (8,870.34)      |
| Interest on Notes Payable-Centennial         | 07 002 4580.03 | 5       |  | 3,200.88                         | 19,319.50                        | 24,075.00         | 4,755.50        |
| Management Fee                               | 07 002 4590    | 5       |  | 3,259.53                         | 14,773.99                        | 12,337.50         | (2,436.49)      |
| Other General Expense                        | 07 002 4590.01 | 5       |  | 65.40                            | 65.40                            | 2,916.65          | 2,851.25        |
| <b>Total Operating Expenses</b>              |                |         |  | <b>27,367.78</b>                 | <b>118,907.50</b>                | <b>118,878.10</b> | <b>(29.40)</b>  |
| <b>Operating Revenues</b>                    |                |         |  |                                  |                                  |                   |                 |
| DWELLING RENTAL                              | 07 002 3110    | 5       |  | 7,012.00                         | 15,233.14                        | 19,791.65         | (4,558.51)      |
| HAP Subsidy                                  | 07 002 3110.01 | 5       |  | 31,424.00                        | 145,446.00                       | 137,083.30        | 8,362.70        |
| Other Income - Leave with No Notice          | 07 002 3690.1  | 5       |  | 0.00                             | 0.00                             | 2,541.65          | (2,541.65)      |
| <b>Total Operating Revenues</b>              |                |         |  | <b>38,436.00</b>                 | <b>160,679.14</b>                | <b>159,416.60</b> | <b>1,262.54</b> |
| <b>Total Operating Revenues and Expenses</b> |                |         |  | <b>11,068.22</b>                 | <b>41,771.64</b>                 | <b>40,538.50</b>  | <b>1,233.14</b> |
| <b>Other Revenues and Expenses</b>           |                |         |  |                                  |                                  |                   |                 |
| <b>Other Revenues and Expenses</b>           |                |         |  |                                  |                                  |                   |                 |
| Investment Income-Unrestricted               | 07 002 3430    | 5       |  | 0.00                             | 0.00                             | 41.65             | (41.65)         |
| Interest - Restricted                        | 07 002 3431.00 | 5       |  | 39.50                            | 166.97                           | 20.80             | 146.17          |
| Interest Earned on Gen Fund Investm          | 07 002 3610    | 5       |  | 2.62                             | 23.43                            | 0.00              | 23.43           |
| Other Income - Tenant                        | 07 002 3690    | 5       |  | 830.48                           | 3,288.82                         | 3,333.30          | (44.48)         |
| Collection Loss Recovery Prior Year          | 07 002 3690.01 | 5       |  | 0.00                             | 77.37                            | 0.00              | 77.37           |
| Other Income/Laundry                         | 07 002 3690.7  | 5       |  | 268.30                           | 516.90                           | 0.00              | 516.90          |
| <b>Total Other Revenues and Expenses</b>     |                |         |  | <b>1,140.90</b>                  | <b>4,073.49</b>                  | <b>3,395.75</b>   | <b>677.74</b>   |

Report Criteria PHA: 07 Project: '002'

Include Unapproved: False Include Zero Balance: False Include Full Year Budget: False Show Variance Percentage: False

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
 RIDGEDALE  
 RIDGEDALE APARTMENTS LLC

| Fiscal Year End Date:             | 12/31/2016 | ACCOUNT | 1 Month(s) Ended<br>May 31, 2016 | 5 Month(s) Ended<br>May 31, 2016 | Budget    | Variance |
|-----------------------------------|------------|---------|----------------------------------|----------------------------------|-----------|----------|
| Total Other Revenues and Expenses |            |         | 1,140.90                         | 4,073.49                         | 3,395.75  | 677.74   |
| Total Net Income (Loss)           |            |         | 12,209.12                        | 45,845.13                        | 43,934.25 | 1,910.88 |

**AVON PARK**  
**HOUSING AUTHORITY**

**FISCAL YEAR ENDING December 31, 2016**

**CONSOLIDATED**

**Financial Statements**

**APRIL 30, 2016**

# AVON PARK HOUSING AUTHORITY

## FINANCIAL STATEMENT SUMMARY

### **PUBLIC HOUSING**

#### **INCOME**

1. Total income is down by (\$14,935). Total tenant rental revenue is up by \$4,553. Other tenant revenue is down by (\$1,365).

#### **EXPENSES**

2. Total operating expense are down by (\$28,200) compared to the budgeted amount.

3. Administrative expenses are up by \$14,105.

4. Maintenance expenses are down by (\$19,581).

5. Utility expenses are down by (\$3,657).

6. Total insurance expense is up by \$2,680.

7. Total General expense is down by (\$2,974).

**Public Housing's projected net income is scheduled YTD to be \$5,825. Current net income is \$13,855.**

### **NORTH CENTRAL HEIGHTS I**

#### **INCOME**

1. Total income is up by \$14,831 compared to budgeted amounts. Total tenant revenue is up by \$7,415.

#### **EXPENSES**

2. Total operating expense is down by (\$5,495) compared to the budgeted amount.

3. Administrative expenses are up by \$4,103.

4. Maintenance expenses are down by (\$4,598).

5. Utility expense is down (\$704).

6. Total insurance expense is down by (\$637).

7. Total General expense is down by (\$3,259).

**North Central Heights I projected net income is scheduled YTD to be \$1,249. Current net income is \$14,166.**

**AVON PARK HOUSING AUTHORITY**  
FINANCIAL STATEMENT SUMMARY

**NORTH CENTRAL Height II**

**INCOME**

1. Total income is up by \$3,646 compared to budgeted amounts. Total tenant revenue is up by \$3,806.

**EXPENSES**

2. Total operating expense is up by \$6,982, compared to the budgeted amount.

3. Administrative expenses are up by \$15,618.

4. Maintenance expenses are down by (\$6,183).

5. Utility expense is down by (\$350).

6. Total insurance expense is down by (\$664).

7. Total General expense is up down (\$1,039).

**North Central Heights II projected net income is scheduled YTD to be \$905. Current net income is (\$2,432).**

**RIDGEDALE**

**INCOME**

1. Total income is down by (\$5,074) compared to budgeted amounts. Total tenant revenue is down by (\$7,821).

Grant subsidy is up compared to budgeted amounts by \$4,355. Other revenue is down by (\$1,707).

**EXPENSES**

2. Total operating expense is down by (\$3,583) compared to the budgeted amount.

3. Administrative expense is up by \$2,241.

4. Maintenance expenses are down by (\$1,259).

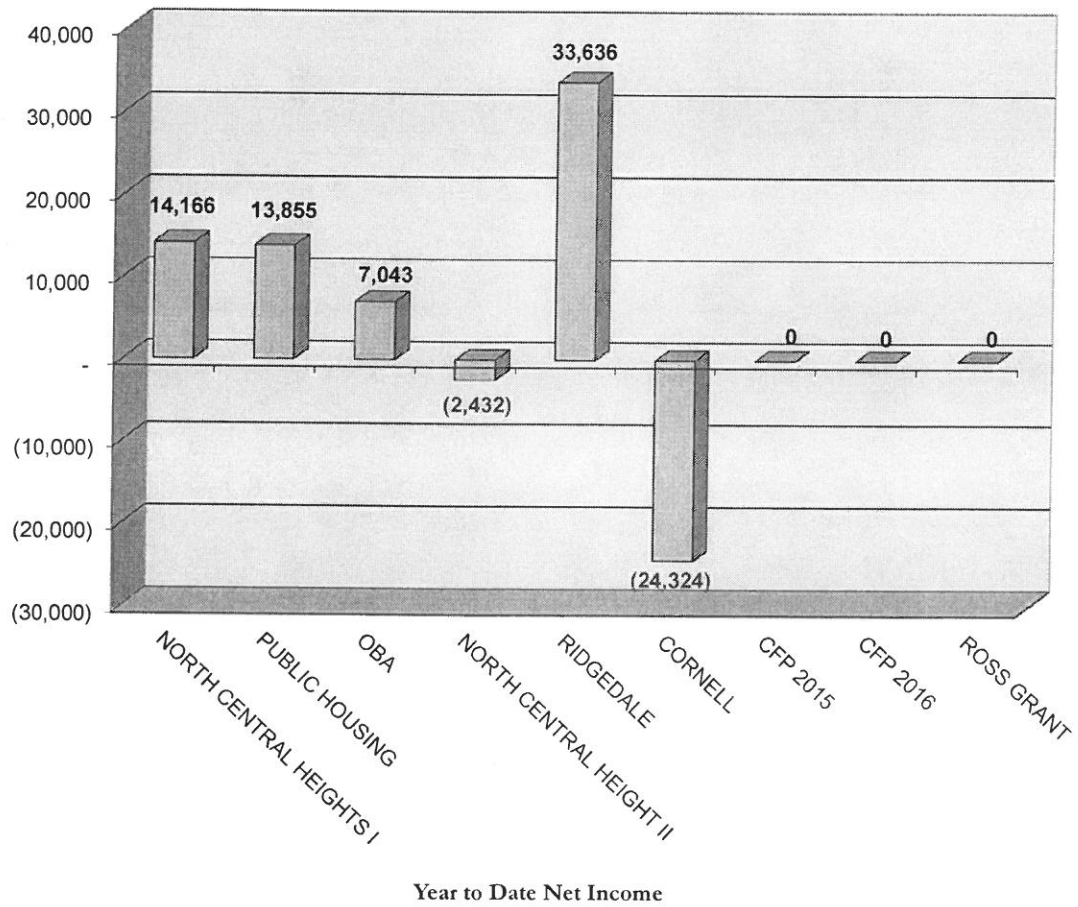
5. Utility expense is down (\$3,032).

6. Total insurance expense is down by (\$1,245).

7. Total General expense are down by (\$267).

**Ridgedale's projected net income is scheduled YTD to be \$35,127. Current net income is \$33,636.**

## Avon Park Housing Authority



**AVON PARK HOUSING AUTHORITY**  
**SCHEDULE OF CASH/INVESTMENT ACCOUNT BALANCES**  
**AS OF APRIL 30, 2016**

**PUBLIC HOUSING**

|  |                         |
|--|-------------------------|
| 1111.01 GENERAL FUND CHECKING          | 210,400                 |
| 1111.40 FSS ESCROW                     | 3,023                   |
| 1111.06 UTILITY DEPOSIT ESCROW FUND    | 3,000                   |
| 1111.09 S8 FUNDS                       | -                       |
| 1114.00 SECURITY DEPOSITS              | 26,797                  |
| 1117.00 PETTY CASH                     | 100                     |
| 1162.10 INVESTMENTS - CD HIGHLANDS BNK | 4,941                   |
| 1162.01 LAKESIDE PARK I ESCROW         | 15,894                  |
| 1162.02 LAKESIDE PARK I RESERVES       | 43,135                  |
| 1162.60 NEW INVESTMENT ACCOUNT         | 1,095,981               |
| <b>TOTAL</b>                           | <u><u>1,403,272</u></u> |

**OTHER BUSINESS ACTIVITY**

|                              |                      |
|------------------------------|----------------------|
| 1111.3 APHDC--OBA            | 26,453               |
| 1111.50 LAKE SIDE PARK - RAD | 100                  |
| <b>TOTAL</b>                 | <u><u>26,553</u></u> |

**CORNELL COLONY**

|  |                     |
|--|---------------------|
| 1111.40 GENERAL FUND-CORNELL COLONY      | 2,350               |
| 1111.60 CORNELL COLONY - OP DEF RESERVES | 100                 |
| <b>TOTAL</b>                             | <u><u>2,450</u></u> |

**NORTH CENTRAL HEIGHTS I**

|                                     |                          |
|-------------------------------------|--------------------------|
| 1111.01 GENERAL FUND CHECKING       | 40,986.65                |
| 1114.00 SECURITY DEPOSITS           | 12,900.00                |
| 1162.1 ESCROW -BONNEVILLE-TAXES     | 16,064.29                |
| 1162.11 ESCROW-BONNEVILLE-INSURANCE | 99,092.53                |
| 1162.12 ESCROW-BONNEVILLE-REPL RS   | 51,221.63                |
| <b>TOTAL</b>                        | <u><u>220,265.10</u></u> |

**NORTH CENTRAL HEIGHT II**

|                                       |                          |
|---------------------------------------|--------------------------|
| 1111.01 GENERAL FUND CHECKING         | 70,478.12                |
| 1114.00 SECURITY DEPOSITS             | 10,400.00                |
| 1162.1 ESCROW-BONNEVILLE-TAXES        | 12,847.12                |
| 1162.11 ESCROW-BONNEVILLE - INSURANCE | 76,736.66                |
| 1162.12 ESCROW-BONNEVILLE-REPL RES    | 40,986.55                |
| <b>TOTAL</b>                          | <u><u>211,448.45</u></u> |

**RIDGEDALE**

|                                    |                          |
|------------------------------------|--------------------------|
| 1111.01 GENERAL FUND CHECKING      | 38,838.33                |
| 1114.00 SECURITY DEPOSITS          | 7,198.00                 |
| 1162.05 ESCROW MIP                 | 3,278                    |
| 1162.06 ESCROW RESERVE REPLACEMENT | 87,533                   |
| 1162.07 ESCROW INSURANCE           | 11,950                   |
| 1162.08 RESIDUAL RECEIPTS RESERVES | 406,340                  |
| <b>TOTAL</b>                       | <u><u>555,137.10</u></u> |

**GRAND TOTAL CASH ACCOUNTS 2,419,126**

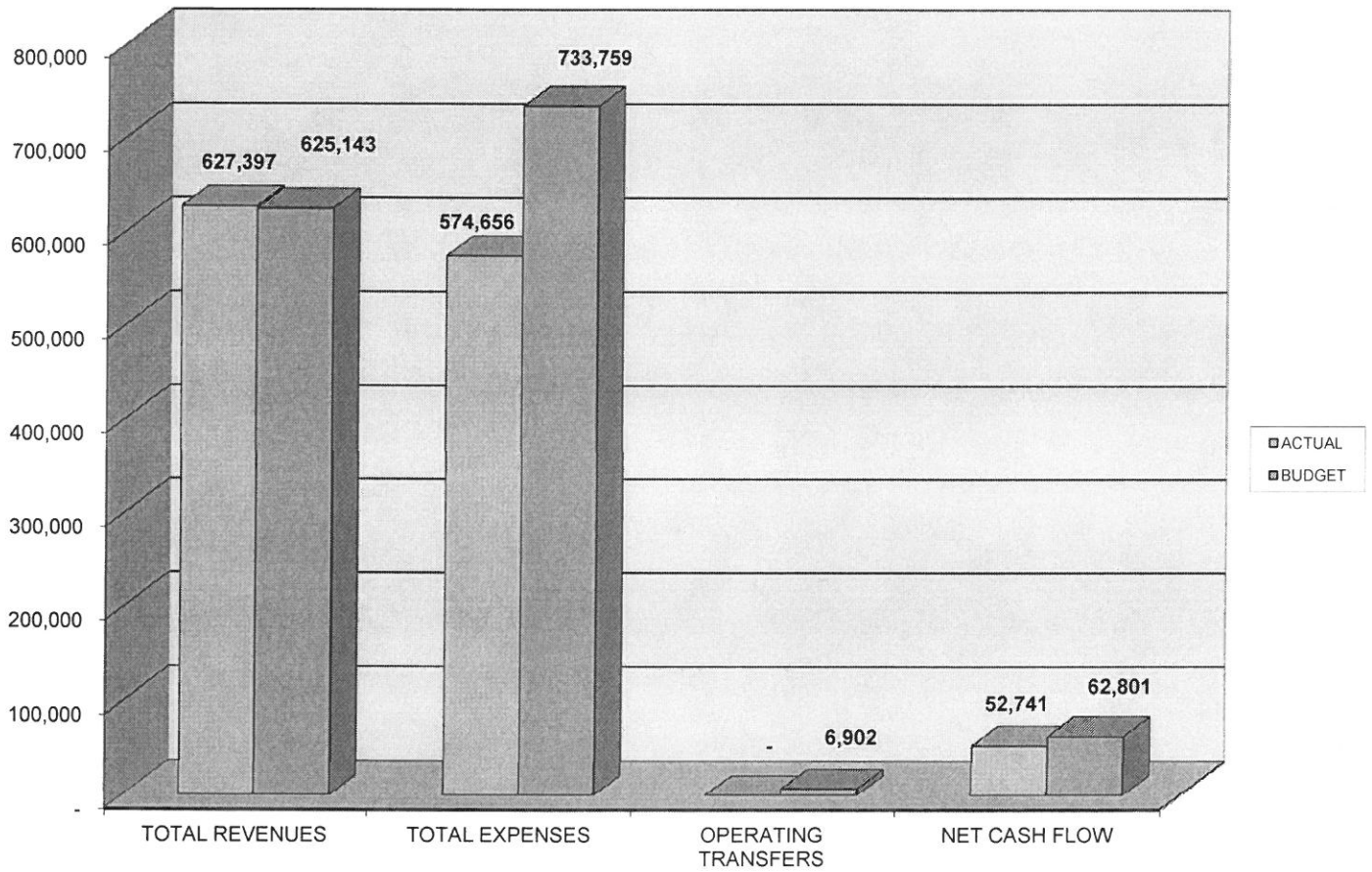


**AVON PARK HOUSING AUTHORITY**  
**SCHEDULE OF UNRESTRICTED NET ASSETS**  
**AS OF APRIL 30, 2016**

|                                |                  |                                 |                |
|--------------------------------|------------------|---------------------------------|----------------|
| <b>NORTH CENTRAL HEIGHTS I</b> |                  | <b>NORTH CENTRAL HEIGHTS II</b> |                |
| UNRESTRICTED NET ASSETS        | 50,638           | UNRESTRICTED NET ASSETS         | 77,702         |
| YEAR TO DATE EARNINGS          | 14,166           | YEAR TO DATE EARNINGS           | <u>(2,432)</u> |
| TOTAL                          | <u>64,803</u>    | TOTAL                           | <u>75,271</u>  |
| <b>PUBLIC HOUSING</b>          |                  | <b>RIDGEDALE</b>                |                |
| UNRESTRICTED NET ASSETS        | 1,427,936        | UNRESTRICTED NET ASSETS         | 115,389        |
| YEAR TO DATE EARNINGS          | 13,855           | YEAR TO DATE EARNINGS           | <u>33,636</u>  |
| TOTAL                          | <u>1,441,791</u> | TOTAL                           | <u>149,025</u> |
| <b>OTHER BUSINESS</b>          |                  | <b>CAPITAL FUND 2016</b>        |                |
| UNRESTRICTED NET ASSETS        | 60,126           | UNRESTRICTED NET ASSETS         | -              |
| YEAR TO DATE EARNINGS          | 7,043            | YEAR TO DATE EARNINGS           | <u>-</u>       |
| TOTAL                          | <u>67,168</u>    | TOTAL                           | <u>-</u>       |
| <b>CORNELL COLONY</b>          |                  | <b>CAPITAL FUND 2015</b>        |                |
| UNRESTRICTED NET ASSETS        | (10,797)         | UNRESTRICTED NET ASSETS         | -              |
| YEAR TO DATE EARNINGS          | (13,527)         | YEAR TO DATE EARNINGS           | <u>-</u>       |
| TOTAL                          | <u>(24,324)</u>  | TOTAL                           | <u>-</u>       |

TOTAL RESERVE BALANCES **1,773,734**

## APHA CONSOLIDATED



# APHA CONSOLIDATED- BALANCE SHEET

## ASSETS

|                            |   |
|----------------------------|---|
| <b>Current Assets:</b>     |   |
| <b>Cash</b>                |   |
| 111                        | Unrestricted  |
| 115                        | Cash - Restricted for Payment of Current Liabilities            |
| 112                        | Cash - Restricted Mod and Development                           |
| 113                        | Cash - Other restricted   |
| 114                        | Cash - Tenant Security Deposits                                 |
| 100                        | <b>Total Cash</b>   |
| <b>Receivables</b>         |   |
| 121                        | Accounts Receivable - PHA Projects                              |
| 122                        | Accounts Receivable - HUD Other Projects                        |
| 124                        | Accounts Receivable - Other Government                          |
| 125                        | Accounts Receivable - Miscellaneous                             |
| 126                        | Accounts Receivable - Tenants Dwelling Rents                    |
| 126.1                      | Allowance for Doubtful Accounts - Dwelling Rents                |
| 126.2                      | Allowance for Doubtful Accounts - Other                         |
| 127                        | Notes and Mortgages Receivable - Current                        |
| 128                        | Fraud Recovery  |
| 128.1                      | Allowance for Doubtful Accounts - Fraud                         |
| 129                        | Accrued Interest Receivable                                     |
| 129                        | <b>Total Receivables - Net of Allowances for doubtful accts</b> |
| 131                        | Investments - Unrestricted                                      |
| 135                        | Investments - Restricted for Payments of Current Liabilities    |
| 132                        | Investments - Restricted  |
| 142                        | Prepaid Expenses and Other Assets                               |
| 143                        | Inventories   |
| 143.1                      | Allowance for Obsolete Inventory                                |
| 144                        | Interprogram Due From   |
| 145                        | Assets Held for Sale  |
| 146                        | Amounts To Be Provided  |
|                            | <b>Total Other Current Assets</b>                               |
| 150                        | <b>Total Current Assets</b>                                     |
| <b>Non-current Assets:</b> |   |
| <b>Fixed Assets</b>        |   |
| 161                        | Land  |
| 168                        | Infrastructure  |
| 162                        | Buildings   |
| 163                        | Furniture, Equipment & Machinery- Dwellings                     |
| 164                        | Furniture, Equipment & Machinery - Administration               |
| 165                        | Leasehold Improvements  |
| 166                        | Accumulated Depreciation  |
| 167                        | Construction in Progress  |
| 169                        | Total Fixed Assets - Net of Accumulated Depreciation            |
| 171                        | Notes, Loans, Mortgages Receivable - Non Current                |
| 172                        | Notes, Loans, Mortgages Receivable - Non Current - Past Due     |
| 173                        | Grants Receivable - Non Current                                 |
| 174                        | Other Assets  |
| 176                        | Investments in Joint Ventures                                   |
| 180                        | <b>Total Non-Current Assets</b>                                 |
| 190                        | <b>Total Assets</b>   |

## LIABILITIES AND EQUITY

|                                 |   |
|---------------------------------|---|
| <b>Current Liabilities:</b>     |   |
| 311                             | Bank Overdraft  |
| 312                             | Accounts Payable <= 90 Days                                     |
| 313                             | Accounts payable >90 Days Past Due                              |
| 321                             | Accrued Wage/Payroll Taxes Payable                              |
| 322                             | Accrued Compensated Absences - Current Portion                  |
| 324                             | Accrued Contingency Liability                                   |
| 325                             | Accrued Interest Payable  |
| 331                             | Accounts Payable - HUD PHA Programs                             |
| 332                             | Accounts Payable - PHA Projects                                 |
| 333                             | Accounts Payable - Other Government                             |
| 341                             | Tenant Security Deposits  |
| 342                             | Deferred Revenue  |
| 343                             | Current Portion of Long-term Debt - Capital Projects            |
| 344                             | Current Portion of Long-term Debt - Operating Borrowings        |
| 348                             | Loan Liability - Current  |
| 345                             | Other Current Liabilities                                       |
| 346                             | Accrued Liabilities - Other                                     |
| 347                             | Interprogram Due To   |
| 310                             | <b>Total Current Liabilities</b>                                |
| <b>Non-current Liabilities:</b> |   |
| 351                             | Long-term Debt, Net of Current - Capital Projects               |
| 352                             | Long-term Debt, Net of Current - Operating Borrowings           |
| 354                             | Accrued Compensated Absences - Non Current                      |
| 355                             | Loan Liability - Non Current                                    |
| 353                             | Noncurrent Liabilities - Other                                  |
| 350                             | <b>Total Noncurrent Liabilities</b>                             |
|                                 | <b>Total Liabilities</b>  |
| <b>Equity:</b>                  |   |
| 501                             | Investment in General Fixed Assets                              |
| <b>Contributed Capital</b>      |   |
| 502                             | Project Notes (HUD)   |
| 503                             | Long-term Debt - HUD Guaranteed                                 |
| 504                             | Net HUD PHA Contributions                                       |
| 505                             | Other HUD Contributions   |
| 507                             | Other Contributions   |
| 508                             | <b>Total Contributed Capital</b>                                |
| 508.1                           | Invested in Capital Assets, Net of Related Debt                 |
| <b>Reserved Fund Balance:</b>   |   |
| 509                             | Fund Balance Reserved for Encumbrances/ Designated Fund Balance |
| 510                             | Fund Balance Reserved for Capital Activities                    |
| 511                             | <b>Total Reserved Fund Balance</b>                              |
| 511.1                           | Restricted Net Assets   |
| 512                             | Undesignated Fund Balance/Retained Earnings                     |
| 512.1                           | Unrestricted Net Assets   |
| 513                             | <b>Total Equity</b>   |
| 600                             | <b>Total Liabilities and Equity</b>                             |

# APHA CONSOLIDATED

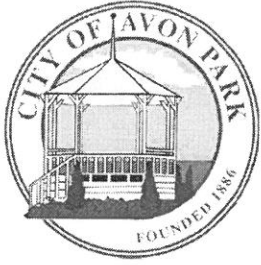
| LINE ACCT                            | CURRENT MONTH  | CURRENT MONTH  |                | % OF MTD BUDGET | YEAR TO DATE ACTUAL | YEAR TO DATE BUDGET |                 | % OF YTD BUDGET | ANNUAL BUDGET    | BUDGET BALANCE REMAINING |
|--------------------------------------|----------------|----------------|----------------|-----------------|---------------------|---------------------|-----------------|-----------------|------------------|--------------------------|
| ITEM # DESCRIPTION                   | ACTUAL         | BUDGET         | DIFF           |                 |                     |                     | DIFF            |                 |                  |                          |
| <b>OPERATING INCOME</b>              |                |                |                |                 |                     |                     |                 |                 |                  |                          |
| 703 3110 GROSS POTENTIAL RENT        | 92,488         | 60,564         | 31,925         | 153%            | 184,511             | 242,255             | (57,744)        | 76%             | 726,764          | 542,253                  |
| <b>NET TENANT REVENUE</b>            |                |                |                |                 |                     |                     |                 |                 |                  |                          |
|                                      | <b>92,488</b>  | <b>60,564</b>  | <b>31,925</b>  | <b>153%</b>     | <b>184,511</b>      | <b>242,255</b>      | <b>(57,744)</b> | <b>76%</b>      | <b>726,764</b>   | <b>542,253</b>           |
| 3401 TENANT REVENUE - OTHER          | 6,828          | 2,859          | 3,969          | 239%            | 12,211              | 11,437              | 775             | 107%            | 34,310           | 22,099                   |
| 3404 TENANT REVENUE - EXCESS UTILITY | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 3430 TENANT REVENUE - MAINTENANCE    | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 3450 TENANT REVENUE - LATE CHARGES   | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 3451 <b>NET OPERATING REVENUE</b>    | <b>99,317</b>  | <b>63,423</b>  | <b>35,894</b>  | <b>157%</b>     | <b>196,722</b>      | <b>253,691</b>      | <b>(56,969)</b> | <b>78%</b>      | <b>761,074</b>   | <b>564,332</b>           |
| 706 HUD PHA OPERATING GRANT GFP      | 170,513        | 53,881         | 116,632        | 316%            | 282,257             | 215,524             | 66,733          | 131%            | 646,572          | 364,315                  |
| 708 OTHER GOVERNMENT GRANTS          | 58,226         | 27,417         | 30,809         | 212%            | 122,932             | 109,667             | 13,266          | 112%            | 329,000          | 206,668                  |
| 711 INVESTMENT INCOME - UNRESTRICTED | 434            | 205            | 228            | 211%            | 848                 | 822                 | 26              | 103%            | 2,465            | 1,617                    |
| MANAGEMENT FEE INCOME                | 9,879          | 5,386          | 4,493          | 183%            | 19,606              | 21,546              | (1,940)         | 91%             | 64,637           | 45,031                   |
| BOOKKEEPING FEE INCOME               | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| ASSET MANAGEMENT FEE INCOME          | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 714 FRAUD RECOVERY                   | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 715 OTHER REVENUE                    | 933            | 5,967          | (5,034)        | 16%             | 4,864               | 23,867              | (19,003)        | 20%             | 71,600           | 66,736                   |
| 720 INVESTMENT INCOME - RESTRICTED   | 103            | 7              | 96             | 1546%           | 168                 | 27                  | 141             | 629%            | 80               | (88)                     |
| <b>700 TOTAL REVENUES</b>            | <b>339,405</b> | <b>156,286</b> | <b>183,119</b> | <b>217%</b>     | <b>627,397</b>      | <b>625,143</b>      | <b>2,255</b>    | <b>100%</b>     | <b>1,875,428</b> | <b>1,248,051</b>         |
| <b>OPERATING EXPENDITURES</b>        |                |                |                |                 |                     |                     |                 |                 |                  |                          |
| <b>ADMINISTRATIVE</b>                |                |                |                |                 |                     |                     |                 |                 |                  |                          |
| 911 4110 ADMINISTRATIVE SALARIES     | 34,871         | 16,680         | 18,191         | 209%            | 68,267              | 66,720              | 1,547           | 102%            | 200,160          | 131,893                  |
| 912 4182 EBC - ADMIN                 | 18,108         | 7,321          | 10,587         | 241%            | 10,587              | 33,196              | 3,113           | 110%            | 90,251           | 57,055                   |
| 4171 AUDITING FEES                   | 8,500          | 2,483          | 5,817          | 347%            | 8,500               | 10,733              | (2,233)         | 79%             | 32,200           | 23,700                   |
| MANAGEMENT FEES                      | 9,879          | 5,386          | 4,493          | 183%            | 19,606              | 21,546              | (1,940)         | 91%             | 64,637           | 45,031                   |
| BOOKKEEPING FEES                     | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| ADVERTISING & MARKETING              | 1,625          | -              | 1,625          | -               | 2,193               | -                   | 2,193           | -               | -                | (2,193)                  |
| OFFICE EXPENSE                       | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| LEGAL EXPENSE                        | 39             | -              | 39             | -               | 179                 | -                   | 179             | -               | -                | (179)                    |
| TRAVEL                               | -              | -              | -              | -               | -                   | -                   | -               | -               | -                | -                        |
| 916 4190 OTHER                       | 39,473         | 10,240         | 29,233         | 385%            | 54,381              | 40,960              | 13,421          | 133%            | 138,366          | 83,985                   |
| <b>TOTAL ADMINISTRATIVE</b>          | <b>112,496</b> | <b>42,511</b>  | <b>69,985</b>  | <b>265%</b>     | <b>186,322</b>      | <b>170,042</b>      | <b>16,279</b>   | <b>110%</b>     | <b>525,614</b>   | <b>339,292</b>           |
| <b>TENANT SERVICES</b>               |                |                |                |                 |                     |                     |                 |                 |                  |                          |
| 921 4210 SALARIES                    | 39             | 2,881          | (2,842)        | 1%              | 6,759               | 11,323              | (4,765)         | 59%             | 34,570           | 27,811                   |
| 923 4222 EBC - TNT SVCS              | -              | 1,778          | (1,778)        | 0%              | 2,190               | 7,111               | (4,921)         | 31%             | 21,333           | 19,143                   |
| 924 4230 OTHER                       | -              | 291            | (291)          | 0%              | -                   | 1,163               | (1,163)         | 0%              | 3,490            | 3,490                    |
| <b>TOTAL TENANT SERVICES</b>         | <b>39</b>      | <b>4,949</b>   | <b>(4,911)</b> | <b>1%</b>       | <b>8,949</b>        | <b>19,798</b>       | <b>(10,849)</b> | <b>45%</b>      | <b>59,393</b>    | <b>50,444</b>            |
| <b>UTILITIES</b>                     |                |                |                |                 |                     |                     |                 |                 |                  |                          |
| 931 4310 WATER                       | 2,298          | 1,913          | 384            | 120%            | 3,623               | 7,653               | (4,031)         | 47%             | 22,960           | 19,337                   |
| 932 4320 ELECTRICITY                 | 6,066          | 3,975          | 2,091          | 153%            | 11,388              | 15,900              | (4,512)         | 72%             | 47,700           | 36,312                   |
| 933 4330 NATURAL GAS                 | 213            | 117            | 96             | 183%            | 395                 | 467                 | (72)            | 85%             | 1,400            | 1,005                    |
| 938 4390 SEWER AND OTHER             | 3,417          | 2,230          | 1,187          | 153%            | 5,391               | 8,920               | (3,529)         | 60%             | 26,760           | 21,369                   |
| <b>TOTAL UTILITIES</b>               | <b>11,994</b>  | <b>8,235</b>   | <b>3,759</b>   | <b>146%</b>     | <b>20,796</b>       | <b>32,940</b>       | <b>(12,144)</b> | <b>63%</b>      | <b>98,820</b>    | <b>78,024</b>            |

## APHA CONSOLIDATED

| LINE  | ACCT |                                     | CURRENT        | CURRENT        |                 | % OF        | YEAR           | YEAR           |                  | % OF        | ANNUAL           | BUDGET           |
|---|------|-------------------------------------|----------------|----------------|-----------------|-------------|----------------|----------------|------------------|-------------|------------------|------------------|
| ITEM  | #    | DESCRIPTION                         | MONTH          | MONTH          | DIFF            | MTD         | TO DATE        | TO DATE        | DIFF             | YTD         | BUDGET           | BALANCE          |
|   |      |                                     | ACTUAL         | BUDGET         |                 | BUDGET      | ACTUAL         | BUDGET         |                  | BUDGET      |                  | REMAINING        |
| <b>ORDINARY MAINT &amp; OPERATIONS</b>            |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 941   | 4410 | LABOR                               | 23,411         | 13,346         | 10,066          | 175%        | 54,006         | 53,382         | 624              | 101%        | 160,147          | 106,141          |
| 945   | 4433 | EMPLOYEE BENEFITS - MAINTENANCE     | 10,754         | 7,135          | 3,619           | 151%        | 21,167         | 28,340         | (7,372)          | 74%         | 85,619           | 64,452           |
| 943   | 4420 | MATERIALS                           | 10,375         | 6,167          | 4,208           | 168%        | 18,630         | 24,667         | (6,037)          | 76%         | 79,000           | 60,370           |
| <b>CONTRACT COSTS</b>                             |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 943   |      | GARBAGE & TRASH                     | 2,646          | 1,848          | 799             | 143%        | 4,097          | 7,390          | (3,293)          | 55%         | 22,170           | 18,073           |
|   |      | COOLING / AIR CONDITIONING          | 950            | 917            | 33              | 104%        | 2,775          | 3,667          | (892)            | 76%         | 11,000           | 8,225            |
|   |      | ELEVATOR MAINTENANCE                | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | LANDSCAPE & GROUNDS                 | 4,410          | 2,128          | 2,283           | 207%        | 6,875          | 8,510          | (1,635)          | 81%         | 25,530           | 18,655           |
|   |      | UNIT TURNAROUNDS                    | -              | 2,224          | (2,224)         | 0%          | -              | 8,897          | (8,897)          | 0%          | 26,690           | 26,690           |
|   |      | ELECTRICAL                          | -              | 42             | (42)            | 0%          | -              | 167            | (167)            | 0%          | 500              | 500              |
|   |      | PLUMBING                            | 428            | 288            | 140             | 149%        | 428            | 1,150          | (723)            | 37%         | 3,450            | 3,023            |
|   |      | EXTERMINATION                       | 1,544          | 930            | 614             | 166%        | 3,088          | 3,720          | (632)            | 83%         | 11,160           | 8,072            |
|   |      | JANITORIAL                          | -              | 626            | (626)           | 0%          | -              | 2,503          | (2,503)          | 0%          | 7,510            | 7,510            |
|   |      | ROUTINE MAINTENANCE                 | 96,840         | 11,192         | 85,649          | 865%        | 135,067        | 44,767         | 90,301           | 302%        | 134,300          | (767)            |
| 943   | 4430 | OTHER MISCELLANEOUS CONTRACT COSTS  | -              | 292            | (292)           | 0%          | -              | 1,167          | (1,167)          | 0%          | 3,500            | 3,500            |
| <b>TOTAL ORDINARY MAINT &amp; OPER</b>            |      |                                     | <b>151,358</b> | <b>47,131</b>  | <b>104,227</b>  | <b>321%</b> | <b>246,133</b> | <b>188,525</b> | <b>57,608</b>    | <b>131%</b> | <b>570,576</b>   | <b>324,443</b>   |
| <b>PROTECTIVE SERVICES</b>                        |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 4480  |      | PROTECTIVE SERVICES CONTRACT COSTS  | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | PROTECTIVE SERVICES OTHER           | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
| <b>TOTAL PROTECTIVE SERVICES</b>                  |      |                                     | <b>-</b>       | <b>-</b>       | <b>-</b>        | <b>-</b>    | <b>-</b>       | <b>-</b>       | <b>-</b>         | <b>-</b>    | <b>-</b>         | <b>-</b>         |
| <b>INSURANCE</b>                                  |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 961   | 4510 | PROPERTY                            | 10,502         | 6,501          | 4,001           | 162%        | 21,003         | 26,003         | (5,000)          | 81%         | 78,010           | 57,007           |
|   |      | GENERAL LIABILITY                   | 1,576          | 497            | 1,079           | 317%        | 3,151          | 1,988          | 1,163            | 158%        | 5,965            | 2,814            |
|   |      | WORKER'S COMPENSATION               | 2,203          | 1,160          | 1,043           | 190%        | 4,406          | 4,638          | (233)            | 95%         | 13,915           | 9,509            |
|   |      | AUTO INSURANCE                      | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | OTHER INSURANCE                     | 945            | 596            | 349             | 158%        | 1,890          | 2,385          | (495)            | 79%         | 7,154            | 5,264            |
| 969   |      | <b>TOTAL INSURANCE EXPENSES</b>     | <b>15,225</b>  | <b>8,754</b>   | <b>6,471</b>    | <b>174%</b> | <b>30,450</b>  | <b>35,015</b>  | <b>(4,564)</b>   | <b>87%</b>  | <b>105,044</b>   | <b>74,594</b>    |
| <b>GENERAL EXPENSES</b>                           |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 962   | 4590 | OTHER GENERAL EXPENSES              | 631            | 7,159          | (6,528)         | 9%          | 2,067          | 28,636         | (26,569)         | 7%          | 85,909           | 83,842           |
|   |      | COMPENSATED ABSENCES                | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | PAYMENTS IN LIEU OF TAXES           | -              | 1,798          | (1,798)         | 0%          | -              | 7,193          | (7,193)          | 0%          | 21,580           | 21,580           |
|   |      | BAD DEBTS                           | 3,768          | 2,779          | 989             | 136%        | 14,220         | 11,117         | 3,104            | 128%        | 33,350           | 19,130           |
|   |      | INTEREST EXPENSE                    | 31,330         | 16,852         | 14,478          | 186%        | 65,719         | 67,409         | (1,690)          | 97%         | 202,227          | 136,508          |
| <b>TOTAL GENERAL EXPENSES</b>                     |      |                                     | <b>35,720</b>  | <b>28,589</b>  | <b>7,140</b>    | <b>125%</b> | <b>82,007</b>  | <b>114,355</b> | <b>(32,349)</b>  | <b>72%</b>  | <b>343,066</b>   | <b>261,059</b>   |
| 969   |      | <b>TOTAL OPERATING EXPENDITURES</b> | <b>326,841</b> | <b>140,169</b> | <b>186,672</b>  | <b>233%</b> | <b>574,656</b> | <b>560,675</b> | <b>15,981</b>    | <b>102%</b> | <b>1,702,513</b> | <b>1,127,857</b> |
| 970   |      | <b>CASH FLOW FROM OPERATIONS</b>    | <b>12,564</b>  | <b>16,117</b>  | <b>(3,553)</b>  | <b>78%</b>  | <b>52,741</b>  | <b>64,467</b>  | <b>(11,726)</b>  | <b>82%</b>  | <b>172,915</b>   | <b>120,174</b>   |
| <b>OTHER FINANCIAL ITEMS-SOURCES &amp; (USES)</b> |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
|   |      | OPERATING TRANSFERS IN              | -              | (1,725)        | 1,725           | 0%          | -              | (6,902)        | 6,902            | 0%          | (20,705)         | (20,705)         |
|   |      | OPERATING TRANSFERS OUT             | -              | 1,725          | (1,725)         | 0%          | -              | 6,902          | (6,902)          | 0%          | 20,705           | 20,705           |
|   |      | DEBT SERVICE PAYMENT - INTEREST     | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | DEBT SERVICE PAYMENT - PRINCIPAL    | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
| 971   | 4610 | EXTRAORDINARY MAINTENANCE           | -              | 417            | (417)           | 0%          | -              | 1,667          | (1,667)          | 0%          | 5,000            | 5,000            |
|   |      | CAPITAL EXPENDITURES                | -              | 42,854         | (42,854)        | 0%          | -              | 171,417        | (171,417)        | 0%          | 514,252          | 514,252          |
| 973   | 4715 | HOUSING ASSISTANCE PAYMENTS         | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | OTHER ITEMS                         | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
| <b>TOTAL OTHER EXPENSES</b>                       |      |                                     | <b>-</b>       | <b>43,271</b>  | <b>(43,271)</b> | <b>0%</b>   | <b>-</b>       | <b>173,084</b> | <b>(173,084)</b> | <b>0%</b>   | <b>519,252</b>   | <b>519,252</b>   |
| 900   |      | <b>TOTAL EXPENDITURES</b>           | <b>326,841</b> | <b>183,440</b> | <b>143,401</b>  | <b>178%</b> | <b>574,656</b> | <b>733,759</b> | <b>(159,103)</b> | <b>78%</b>  | <b>2,221,765</b> | <b>1,647,109</b> |
|   |      | DEPRECIATION ADD BACK               | -              | 42,854         | (42,854)        | 0%          | -              | 171,417        | (171,417)        | 0%          | 514,252          | 514,252          |
|   |      | <b>NET CASH FLOW</b>                | <b>12,564</b>  | <b>15,700</b>  | <b>(3,136)</b>  | <b>80%</b>  | <b>52,741</b>  | <b>62,801</b>  | <b>(10,060)</b>  | <b>84%</b>  | <b>167,915</b>   | <b>115,174</b>   |

# APHA CONSOLIDATED ACCOUNT DETAIL

| LINE ACCT                                 | CURRENT        | CURRENT       |                | % OF        | YEAR           | YEAR           |                 | % OF       | ANNUAL         | BUDGET         |
|---|----------------|---------------|----------------|-------------|----------------|----------------|-----------------|------------|----------------|----------------|
| ITEM # DESCRIPTION                        | MONTH          | MONTH         | DIFF           | MTD         | TO DATE        | TO DATE        | DIFF            | YTD        | BUDGET         | BALANCE        |
|   | ACTUAL         | BUDGET        |                | BUDGET      | ACTUAL         | BUDGET         |                 | BUDGET     | BUDGET         | REMAINING      |
| <b>INCOME</b>                             |                |               |                |             |                |                |                 |            |                |                |
| <b>HUD PHA GRANTS</b>                     |                |               |                |             |                |                |                 |            |                |                |
| 3401.01 CAPITAL FUND REVENUE - SOFT COSTS | 170,513        | 52,470        | 118,043        | 325%        | 282,257        | 209,881        | 72,376          | 134%       | 629,643        | 347,386        |
| 3401.1 CFP CAPITAL EXPENDITURES           | -              | 1,411         | (1,411)        | 0%          | -              | 5,643          | (5,643)         | 0%         | 16,929         | 16,929         |
| 3410 SECTION 8 HAP INCOME                 | -              | 27,417        | (27,417)       | 0%          | -              | 109,667        | (109,667)       | 0%         | 329,000        | 329,000        |
| 3410.1 ADMINISTRATIVE FEES EARNED         | -              | -             | -              | -           | -              | -              | -               | -          | -              | -              |
| 3410.2 PORT IN ADMINISTRATIVE FEES EARNED | -              | -             | -              | -           | -              | -              | -               | -          | -              | -              |
| <b>TOTAL HUD PHA GRANTS</b>               | <b>170,513</b> | <b>81,298</b> | <b>89,216</b>  | <b>210%</b> | <b>282,257</b> | <b>325,191</b> | <b>(42,933)</b> | <b>87%</b> | <b>975,572</b> | <b>693,315</b> |
| <b>EXPENSES</b>                           |                |               |                |             |                |                |                 |            |                |                |
| <b>ADMINISTRATIVE OFFICE EXPENSES</b>     |                |               |                |             |                |                |                 |            |                |                |
| 4130 LEGAL                                | 9,904          | 798           | 9,106          | 1241%       | 14,795         | 3,193          | 11,602          | 463%       | 9,580          | (5,215)        |
| 4140 STAFF TRAINING                       | 1,247          | 792           | 455            | 158%        | 1,446          | 3,167          | (1,721)         | 46%        | 9,500          | 8,054          |
| 4150 TRAVEL                               | 1,782          | 702           | 1,081          | 254%        | 2,272          | 2,807          | (535)           | 81%        | 8,420          | 6,148          |
| 4170 ACCOUNTING                           | 7,812          | 2,872         | 4,940          | 272%        | 7,812          | 11,488         | (3,676)         | 68%        | 34,464         | 26,652         |
| 4190 SUNDRY                               | 9,386          | 2,879         | 6,506          | 326%        | 11,233         | 11,517         | (283)           | 98%        | 34,556         | 23,317         |
| 4190.2 TELEPHONE/COMMUNICATIONS           | 2,153          | 1,486         | 667            | 145%        | 3,972          | 5,946          | (1,974)         | 67%        | 17,837         | 13,865         |
| 4190.3 POSTAGE                            | 700            | 357           | 343            | 196%        | 1,221          | 1,428          | (207)           | 86%        | 4,285          | 3,064          |
| 4190 OFFICE SUPPLIES                      | 15             | 83            | (68)           | 18%         | 15             | 333            | (318)           | 5%         | 1,000          | 985            |
| 4190 CONTRACT COST-COPIER/SECURITY        | 255            | 335           | (80)           | 76%         | 441            | 1,340          | (899)           | 33%        | 4,020          | 3,579          |
| 4190 EVICTION COST                        | (235)          | 167           | (402)          | -141%       | -              | 667            | (667)           | 0%         | 2,000          | 2,000          |
| 4190.9 CONTRACT COST - ADMIN              | 6,454          | 1,059         | 5,395          | 609%        | 11,236         | 4,237          | 6,999           | 265%       | 12,710         | 1,474          |
| <b>TOTAL ADMINISTRATIVE</b>               | <b>29,569</b>  | <b>10,732</b> | <b>18,837</b>  | <b>276%</b> | <b>39,648</b>  | <b>42,929</b>  | <b>(3,280)</b>  | <b>92%</b> | <b>128,786</b> | <b>89,138</b>  |
| <b>TOTAL OTHER GENERAL EXPENSES</b>       |                |               |                |             |                |                |                 |            |                |                |
| 4590 OTHER GENERAL EXPENSE                | 439            | 1,625         | (1,186)        | 27%         | 1,323          | 6,500          | (5,177)         | 20%        | 19,501         | 18,178         |
| 4590 FSS CONTRIBUTIONS                    | 331            | 1,332         | (1,002)        | 25%         | 898            | 5,329          | (4,431)         | 17%        | 15,987         | 15,089         |
| 4590.5 ASSET MANAGEMENT FEE               | 139            | 1,332         | (1,194)        | 10%         | 154            | 5,329          | (5,175)         | 3%         | 15,987         | 15,833         |
| 4590.6 OTHER FEES                         | -              | -             | -              | -           | -              | -              | -               | -          | -              | -              |
| <b>TOTAL OTHER GENERAL EXPENSES</b>       | <b>908</b>     | <b>4,290</b>  | <b>(3,381)</b> | <b>21%</b>  | <b>2,375</b>   | <b>17,158</b>  | <b>(14,783)</b> | <b>14%</b> | <b>51,475</b>  | <b>49,100</b>  |



**CITY OF AVON PARK**  
*Highlands County, Florida*

**City Manager**  
**110 East Main Street**  
**Avon Park, Florida 33825**

Date: May 5<sup>th</sup>, 2016  
To: Larry P. Shoeman, Executive Director  
From : Julian Deleon, City Manager  
Subject: Dedication Request Letter; May 16, 2016

Please be advised that I am in receipt of the subject request letter to dedicate certain APHA owned land & roadways, located as a part of the Authority's Lakeside Park II community, to the City of Avon Park for Public Purpose.

On behalf of the City, we extend our appreciation for such dedication and, as City Manager, will forward this request to the City Council for possible affirmative acceptance. To accept these public facilities, we need a legal and a deed prepared by the Authority, or a change to the plant dedicating the facilities to the public.

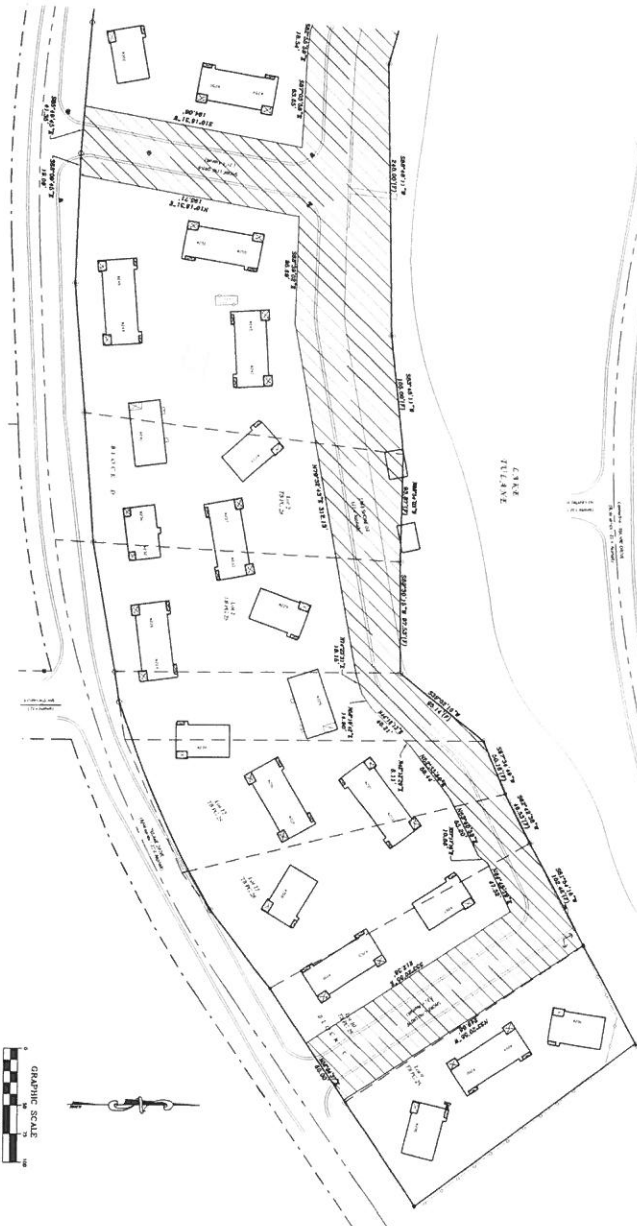
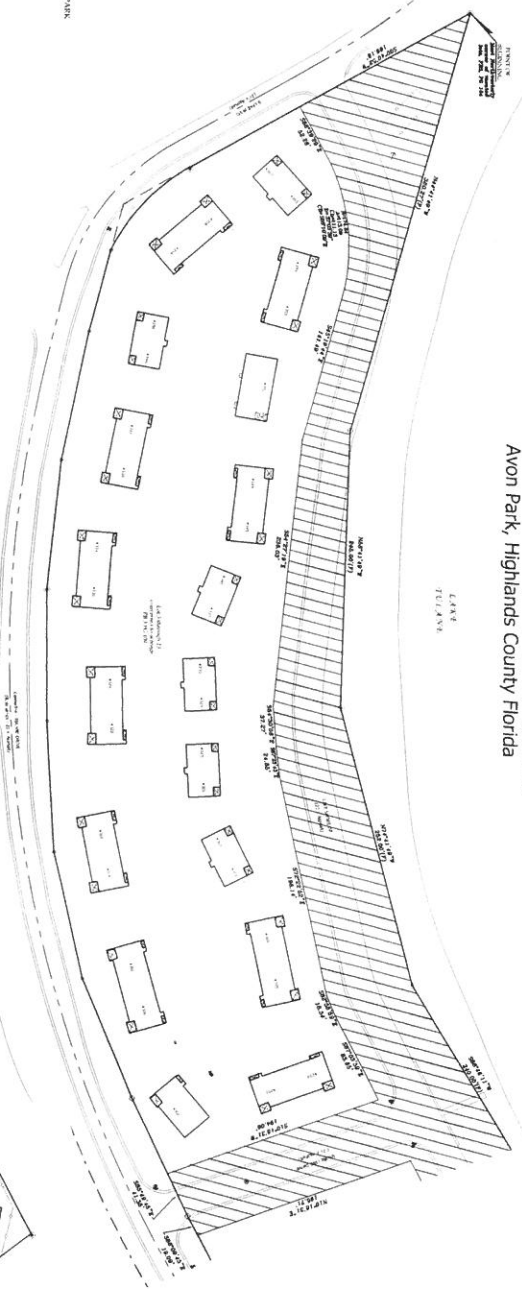
I also request that when such action comes before the Council that the Authority be represented to respond to any questions related thereto.

Respectfully,

A handwritten signature in black ink, appearing to read "Julian Deleon".

Julian Deleon, City Manager

**DESCRIPTION SKETCH**  
 (THIS IS NOT A SURVEY)  
 Located in Section 27, Twp. 33 S., Rge. 28 E  
 Avon Park, Highlands County Florida



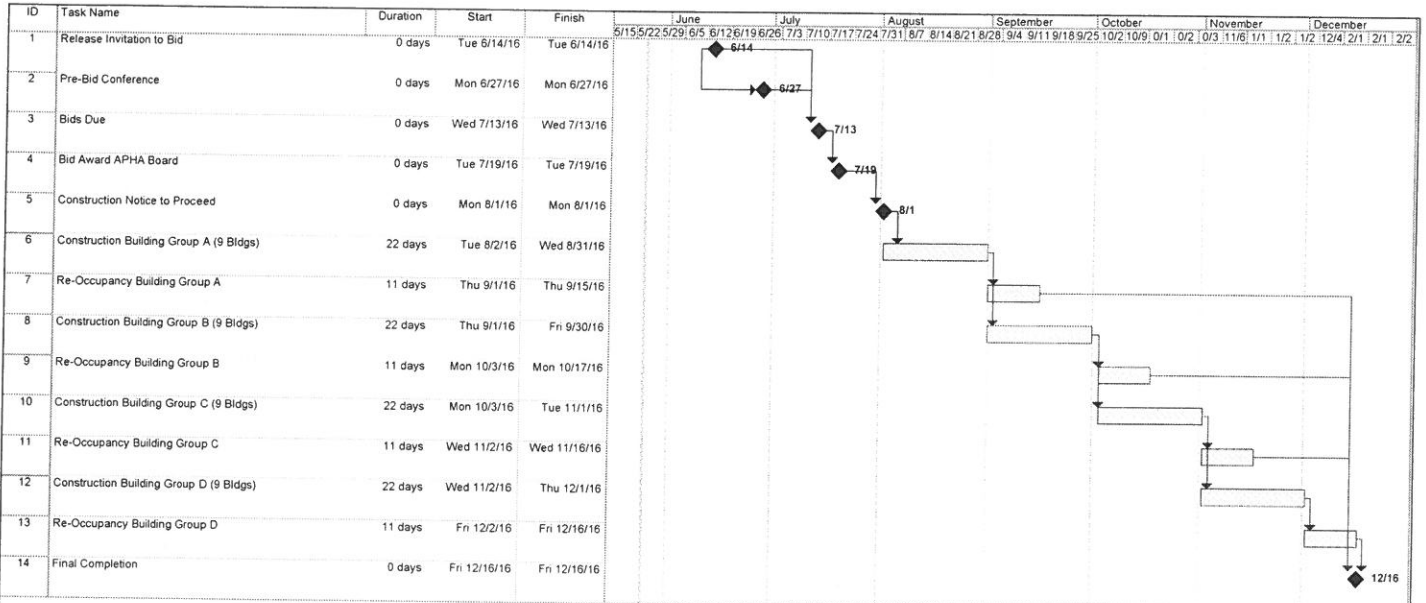
**Legal Description:**

A portion of Plat Book 3, Page 164 and lot 2, 11 and 12, Block D, Tract 20, and Block 4, 1, Block 5, 1, Lot 11 and 12, Block C, Florida and being more particularly described as follows: Beginning at the most Northerly corner of the vacated lot as shown on the Plat Book 3, Page 164, thence S89°42'31" W for 160.00 feet to a point of curvature of a curve concave to the South, for 52.26 feet to a point of curvature of a curve concave to the South, for 124.84 feet to a point of curvature of a curve concave to the South, for 124.84 feet along the arc distance of 113.09 feet to a point of tangency; thence S45°19'44" E for 141.29 feet; thence S24°27'19" E for 236.03 feet; thence S87°10'14" W for 198.14 feet; thence S22°24'43" E for 248.83 feet; thence S88°39'24" E for 41.35 feet; thence S88°09'45" E for 19.09 feet; thence S89°42'31" W for 112.11 feet; thence N24°23'11" E for 99.99 feet; thence N29°42'42" E for 4.80 feet; thence N44°10'11" E for 40.31 feet; thence N47°12'21" E for 81.11 feet; thence N32°53'59" E for 26.84 feet; thence N46°45'19" E for 47.25 feet; thence S33°33'33" E for 212.88 feet; thence N56°04'17" W for 60.00 feet; thence N13°29'25" W for 249.68 feet; thence S86°14'18" W for 102.80 feet; thence S82°42'30" W for 48.53 feet; thence S89°42'31" W for 97.25 feet; thence N88°54'10" W for 43.67 feet; thence S89°42'31" W for 105.00 feet; thence S88°48'11" W for 240.00 feet; thence N44°10'11" W for 228.27 feet; thence S89°42'31" W for 250.00 feet; thence East-south-east corner 127.841 07 Sq. Ft. of 2.89 Acres.

I hereby certify that I am a Florida Registered Professional Land Surveyor and that the sketch shown herein is a graphic representation of the survey as shown on the Plat Book 3, Page 164 and lot 2, 11 and 12, Block D, Tract 20, and Block 4, 1, Block 5, 1, Lot 11 and 12, Block C, Florida and being more particularly described as follows: Beginning at the most Northerly corner of the vacated lot as shown on the Plat Book 3, Page 164, thence S89°42'31" W for 160.00 feet to a point of curvature of a curve concave to the South, for 52.26 feet to a point of curvature of a curve concave to the South, for 124.84 feet to a point of curvature of a curve concave to the South, for 124.84 feet along the arc distance of 113.09 feet to a point of tangency; thence S45°19'44" E for 141.29 feet; thence S24°27'19" E for 236.03 feet; thence S87°10'14" W for 198.14 feet; thence S22°24'43" E for 248.83 feet; thence S88°39'24" E for 41.35 feet; thence S88°09'45" E for 19.09 feet; thence S89°42'31" W for 112.11 feet; thence N24°23'11" E for 99.99 feet; thence N29°42'42" E for 4.80 feet; thence N44°10'11" E for 40.31 feet; thence N47°12'21" E for 81.11 feet; thence N32°53'59" E for 26.84 feet; thence N46°45'19" E for 47.25 feet; thence S33°33'33" E for 212.88 feet; thence N56°04'17" W for 60.00 feet; thence N13°29'25" W for 249.68 feet; thence S86°14'18" W for 102.80 feet; thence S82°42'30" W for 48.53 feet; thence S89°42'31" W for 97.25 feet; thence N88°54'10" W for 43.67 feet; thence S89°42'31" W for 105.00 feet; thence S88°48'11" W for 240.00 feet; thence N44°10'11" W for 228.27 feet; thence S89°42'31" W for 250.00 feet; thence East-south-east corner 127.841 07 Sq. Ft. of 2.89 Acres.

**EMBOSSSED SEAL**  
 Robert Phillip Schuler, P.L.S.  
 Florida Registration # LS 2920  
 Certificate of Authorization # LB 7827





Project: Lakeside II Rehabilitation  
 Date: Wed 5/25/16

|       |  |           |  |                 |  |                    |  |          |  |
|-------|--|-----------|--|-----------------|--|--------------------|--|----------|--|
| Task  |  | Progress  |  | Summary         |  | External Tasks     |  | Deadline |  |
| Split |  | Milestone |  | Project Summary |  | External Milestone |  |          |  |