

**Housing Authority of Avon Park**  
**Board of Commissioners Regular Meeting**  
North Central Heights Community Building  
709 Juneberry Street, Avon Park, Fl.  
Wednesday July 26, 2017, 3:30PM

**AGENDA**

- A. Opening Prayer, Roll Call by Secretary
- B. Public Comments/Presentations:
- C. Communications:
- D. Consent Agenda
  - 1. Regular Board Meeting Minutes June, 2017.
  - 2. Occupancy Report; June 2017
  - 3. TAR & Maintenance Reports; June 2017
  - 4. June Fee Accounting Reports, Cash Analysis Schedules APHA - Project Budgeted Income Statement Reports
- D. Secretary Reports & Old Business
  - 1. Project/Services Status Reports;
    - a. Cornell Colony
    - b. RAD Conversion
    - c. Brickell Building
- E. New Business;
  - 1. Resolution 17-03 Authorizing execution of ACC Amendments for 2017 Capital Funds
  - 2. Resolution 17-04 Authorizing the CEO to close bank accounts and transfer funds as necessary in connection with RAD conversion
  - 3. CEO Contract
- F. Unfinished Business, Concerns of Commissioners
- G. Next Meeting: Regular Board Meeting; August 16, 2017 at 3:30pm
- 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.

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

**June 26, 2017 5:00 P.M.**

**A. Opening/Roll Call:** Chairman Roberts called the Board Meeting to order at 7:00 pm and the Secretary called the member attendance roll: Commissioners Present: Chairman Roberts; Commissioners, Greg Wade and Michael Eldred. Commissioners absent: Cameron Barnard. Also in attendance: APHA CEO Tracey Rudy.

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

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

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

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

Rental Assistance Demonstration Application: CEO Rudy informed the Board that the RAD conversion was still in process and waiting on final HUD approval.

Cornell Colony; project development status report; CEO Rudy informed the Board that there were still ongoing discussions with FHLB to bring in the AHP grant monies to fully convert the development from construction in progress to permanent financing.

**E. New Business:**

Brickell Building: Rudy informed the Board that there ongoing discussions with the City about the possibility of APHA purchasing the Brickell Building and that she had done a walk through with a GC to get an estimate of what it would take to do replace the roof and an office building out for APHA.

Regular Board meeting schedule: By unanimous consent the Board agreed to have future regular monthly Board meetings on the third Wednesday of each month at 3:30PM.

**F. Unfinished Business, Concerns of Commissioners:** None

**G. Next Meeting:** TBD

Being no further business to come before the Board Chair adjourned the meeting at 5:20 pm.

Accepted \_\_\_\_\_

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

# OCCUPANCY/VACANCY REPORT

June 2017

## Delaney Heights

|               |              |                 |                     |                       |                       |                      |
|---------------|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|
| <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> |
| 38(520)       | 1            | 5/26/17         | 6/9/17              | 12                    | 2                     | 14                   |

TOTAL DELANEY HEIGHTS VACANT - 0

Reason for Vacancy  
Abandoned Unit

## 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> |
| TOTAL LAKESIDE PARK I VACANT - 0 |              |                 |                     |                       |                       |                      |

Reason for Vacancy

## 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> |
| 207(232)      | 1            | 6/1/15          |                     |                       | 21                    |                      |
| 222(213)      | 3            | 6/4/15          |                     |                       | 19                    |                      |
| 102(202)      | 2            | 7/1/15          |                     |                       | 1                     |                      |
| 313(350)      | 1            | 7/31/15         |                     |                       | 7                     |                      |
| 329(317)      | 1            | 8/18/15         |                     |                       | 6                     |                      |
| 309(334)      | 3            | 8/31/15         |                     |                       | 3                     |                      |
| 214(245)      | 2            | 8/31/15         |                     |                       | 8                     |                      |
| 310(338)      | 2            | 9/3/15          |                     |                       | 5                     |                      |
| 223(207)      | 4            | 10/19/15        |                     |                       | 7                     |                      |
| 325(333)      | 1            | 12/10/15        |                     |                       | 4                     |                      |
| 322(345)      | 3            | 1/19/16         |                     |                       | 1                     |                      |
| 306(322)      | 2            | 2/16/16         |                     |                       | 1                     |                      |
| 215(241)      | 3            | 4/1/16          |                     |                       | 1                     |                      |
| 303(310)      | 3            | 4/21/16         |                     |                       | 4                     |                      |
| 302(306)      | 3            | 5/10/16         |                     |                       | 1                     |                      |
| 225(201)      | 3            | 5/10/16         |                     |                       | 1                     |                      |
| 101(200)      | 4            | 5/19/16         |                     |                       | 1                     |                      |
| 218(233)      | 3            | 7/5/16          |                     |                       |                       |                      |
| 314(354)      | 2            | 7/12/16         |                     |                       |                       |                      |
| 103(204)      | 3            | 7/19/16         |                     |                       |                       |                      |
| 216(239)      | 4            | 8/9/16          |                     |                       |                       |                      |
| 317(363)      | 1            | 10/10/16        |                     |                       |                       |                      |
| 209(240)      | 5            | 11/16/16        |                     |                       |                       |                      |
| 219(229)      | 4            | 11/30/16        |                     |                       |                       |                      |
| 330(313)      | 1            | 12/29/16        |                     |                       |                       |                      |
| 204(220)      | 4            | 3/31/17         |                     |                       |                       |                      |
| 104(206)      | 4            | 5/25/17         |                     |                       |                       |                      |
| 202(212)      | 2            | 5/25/17         |                     |                       |                       |                      |

Reason for Vacancy  
Tax fraud  
Tax fraud  
30 day notice not given  
Transferred to NCH  
Abandoned unit  
Moved out of town  
Moved in with aunt/medical  
Criminal activity  
Eviction/unauthorized guest  
No notice given  
Abandoned unit  
Evicted  
Abandoned unit  
Moved to Highlands Apts  
Tax fraud  
Moving in with daughter  
Lease violation/3 pets unauthorized  
Unreported income  
Moved to Cornell Colony  
Moved to Cornell Colony  
Evicted/tattoo business in unit  
Moved to NCH  
Tenant passed away  
Abandoned/non pmt rent  
No notice given  
No notice given  
Purchased home  
Moved to NCH

TOTAL LAKESIDE PARK II VACANT - 28

Submitted by: Penny Pieratt, Comptroller

## OCCUPANCY/VACANCY REPORT

June 2017

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> |
|---------------------------------|--------------|-----------------|---------------------|-----------------------|-----------------------|----------------------|---------------------------|
| <b>TOTAL RIDGEDALE VACANT—0</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> |
|--------------|-------------|-----------------|----------------|-----------------------|-----------------------|----------------------|---------------------------|
| 611          | 2           | 5/11            | 6/5            | 19                    | 6                     | 25                   | Only gave 6 day notice    |
| 616          | 3           | 5/22            | 6/9            | 15                    | 3                     | 18                   | Evicted/non pmt rent      |
| 636          | 2           | 6/30            |                |                       |                       |                      | Moving out of area        |
| 659          | 3           | 6/30            |                |                       |                       |                      | Over income               |

TOTAL NCH I VACANT—2

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> |             |                 |                |                       |                       |                      |                           |

Cornell Colony - (44 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> |
|--|-------------|-----------------|----------------|-----------------------|-----------------------|----------------------|---------------------------|
| 38271                                  | 3           | 4/26            |                |                       |                       |                      | Over income               |
| 38278                                  | 3           | 5/31            | 6/12           | 11                    | 1                     | 12                   | Moved to Puerto Rico      |
| 38184                                  | 3           | 6/20            |                |                       |                       |                      | Evicted                   |
| 38240                                  | 3           | 6/22            |                |                       |                       |                      | Purchased home            |
| <b>TOTAL CORNELL COLONY VACANT - 3</b> |             |                 |                |                       |                       |                      |                           |

OCCUPANCY/VACANCY REPORT

June 2017

Intent to Vacate -

Evictions-

Abandoned Units -

WAITING LIST

LAKE SIDE PARK II

|       |     |
|-------|-----|
| 1-BRM | 268 |
| 2-BRM | 291 |
| 3-BRM | 216 |
| 4-BRM | 71  |
| 5-BRM | 16  |
| TOTAL | 862 |

DELANEY HEIGHTS

|       |     |
|-------|-----|
| 1-BRM | 215 |
| TOTAL | 215 |

RIDGEDALE

|       |      |
|-------|------|
| 1-BRM | 512  |
| 2-BRM | 470  |
| 3-BRM | 310  |
| 4-BRM | 116  |
| TOTAL | 1408 |

NORTH CENTRAL HEIGHTS

|       |      |
|-------|------|
| 2-BRM | 597  |
| 3-BRM | 422  |
| 4-BRM | 162  |
|       | 1181 |

LAKE SIDE PARK I

|       |     |
|-------|-----|
| 1-BRM | 18  |
| 2-BRM | 351 |
| 3-BRM | 289 |
| 4-BRM | 105 |
| 5-BRM | 25  |
| TOTAL | 788 |

CORNELL COLONY

|       |     |
|-------|-----|
| 3-BRM | 394 |
|-------|-----|

**Tenants Accounts Receivable**

**June 30, 2017**

**Delaney Heights**

**DH Total                      \$0**

**Lakeside Park I**

|                  |         |                 |
|------------------|---------|-----------------|
| Khalilah Debrown | \$28.66 | Excess electric |
| Temika Jones     | 11.97   | Excess electric |
| Victoria Leal    | 24.42   | Work order      |
| Lyd Navarro      | 10.86   | Excess electric |
| Jessica Toney    | 23.03   | Excess electric |

**Lakeside I Total            \$98.94**

**Lakeside Park II**

|                 |       |                    |
|-----------------|-------|--------------------|
| Brandi Robinson | \$249 | Rent (ALPI to pay) |
|-----------------|-------|--------------------|

**Lakeside II Total          \$249.00**

**NCH I**

|               |          |                           |
|---------------|----------|---------------------------|
| Judy Hamilton | \$555.00 | Rent (ALPI to pay)        |
| Nery Pantoja  | \$100.00 | Pet deposit (making pmts) |

**NCH I Total                \$655.00**

**NCH II**

|                  |          |             |
|------------------|----------|-------------|
| Tikia English    | \$586.00 | Rent        |
| Michael Mcelaney | \$200.00 | Pet deposit |
| Naketa McQueen   | \$411.00 | Rent        |

**NCH II Total               \$1,197.00**

**Cornell Colony**

|                     |          |                    |
|---------------------|----------|--------------------|
| Cynthia Delapaz     | \$477.00 | Rent (ALPI to pay) |
| Letrease Hartsfield | \$110.16 | Work order         |
| Kameshia Johnson    | 1,076.00 | Rent               |
| Shari McKeithan     | 476.00   | Rent (ALPI to pay) |
| Alexis Roper        | 60.25    | Work order         |

**CORNELL Total            \$2,199.41**

**Ridgedale**

|                   |          |                          |
|-------------------|----------|--------------------------|
| Shelea Black      | \$ 75.16 | Work order (making pmts) |
| Veronica Robinson | 10.00    | Work order               |

**RD Total                    \$85.16**

**GRAND TOTAL            \$4,484.51**

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

**\*WRITE OFFS for NCH**  
Ralinzee Hunter \$1,476.26

**\*WRITE OFFS for Ridgedale**

**Total NCH \$1,476.26**

**Total RD \$0**

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

**\*WRITE OFFS for Lakeside Park II**  
Total LPII \$0

**\*WRITE OFFS Cornell**  
Nyree McAlister \$2,882.00  
**Total CC \$2,882.00**

\_\_\_\_\_  
Approved—Tracey Rudy, Chief Executive Officer

**June 2017**

**MAINTENANCE MONTHLY REPORT**

**Daily tasks:**

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

**Special Work:**

**Preventive Maintenance:**

Work from preventive maintenance inspections are on-going. 87 hours were taken during the month of June for sick, annual and holiday leave.

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

Submitted by: Penny Pieratt, Comptroller

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

| Fiscal Year End Date:                        | 12/31/2017       | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget            | Variance           |
|--|------------------|---------|-----------------------------------|-----------------------------------|-------------------|--------------------|
| <b>Operating Revenues and Expenses</b>       |                  |         |                                   |                                   |                   |                    |
| <b>Operating Expenses</b>                    |                  |         |                                   |                                   |                   |                    |
| Nontechnical Salaries                        | 01 001 4110.00 5 |         | 14,638.76                         | 93,252.38                         | 85,692.48         | (7,559.90)         |
| Legal Expense                                | 01 001 4130.00 5 |         | 46.50                             | 358.90                            | 2,325.00          | 1,966.10           |
| Staff Training                               | 01 001 4140.00 5 |         | 0.00                              | 299.00                            | 2,449.98          | 2,150.98           |
| Travel                                       | 01 001 4150.00 5 |         | 688.50                            | 2,032.01                          | 3,225.00          | 1,192.99           |
| Accounting Fees                              | 01 001 4170.00 5 |         | 822.00                            | 3,876.00                          | 3,999.96          | 123.96             |
| Computer Support/Licensing Fees              | 01 001 4170.2 5  |         | 0.00                              | 2,721.00                          | 0.00              | (2,721.00)         |
| Audit Fees                                   | 01 001 4171.00 5 |         | 0.00                              | 0.00                              | 6,999.96          | 6,999.96           |
| Employee Benefits Cont - Admin               | 01 001 4182.00 5 |         | 4,878.87                          | 39,449.80                         | 31,590.48         | (7,859.32)         |
| Sundry                                       | 01 001 4190.00 5 |         | 438.31                            | 3,239.69                          | 6,750.00          | 3,510.31           |
| Advertising                                  | 01 001 4190.18 5 |         | 0.00                              | 98.00                             | 0.00              | (98.00)            |
| Bank Fees                                    | 01 001 4190.19 5 |         | 0.00                              | 25.00                             | 0.00              | (25.00)            |
| Telephone/Communications                     | 01 001 4190.2 5  |         | 821.16                            | 4,848.99                          | 4,399.98          | (449.01)           |
| Postage                                      | 01 001 4190.3 5  |         | 0.00                              | 1,386.72                          | 1,875.00          | 488.28             |
| Eviction Costs                               | 01 001 4190.4 5  |         | 0.00                              | 0.00                              | 499.98            | 499.98             |
| Contract Costs- Copier                       | 01 001 4190.6 5  |         | 61.12                             | 342.72                            | 60.00             | (282.72)           |
| Contract Costs-Admin Security                | 01 001 4190.7 5  |         | 0.00                              | 240.00                            | 240.00            | 0.00               |
| Pre-employment testing                       | 01 001 4190.8 5  |         | 101.10                            | 204.10                            | 0.00              | (204.10)           |
| Contract Costs-Admin                         | 01 001 4190.9 5  |         | 25.00                             | 1,772.04                          | 12,000.00         | 10,227.96          |
| Ten Services - RAB                           | 01 001 4220.00 5 |         | 0.00                              | 0.00                              | 264.96            | 264.96             |
| Water  | 01 001 4310.00 5 |         | 292.56                            | 1,618.19                          | 1,575.00          | (43.19)            |
| Electricity                                  | 01 001 4320.00 5 |         | 3,616.91                          | 13,949.01                         | 14,460.00         | 510.99             |
| Natural Gas                                  | 01 001 4330.00 5 |         | 86.01                             | 479.63                            | 564.96            | 85.33              |
| Sewer  | 01 001 4390.00 5 |         | 559.80                            | 2,974.21                          | 3,049.98          | 75.77              |
| Labor  | 01 001 4410.00 5 |         | 5,536.83                          | 35,829.82                         | 35,494.50         | (335.32)           |
| Maintenance Materials                        | 01 001 4420.00 5 |         | 1,403.50                          | 7,015.70                          | 14,310.00         | 7,294.30           |
| Pest Control                                 | 01 001 4430.1 5  |         | 470.00                            | 2,820.00                          | 3,225.00          | 405.00             |
| Contract Costs - Lawn                        | 01 001 4430.3 5  |         | 2,000.00                          | 12,000.00                         | 12,000.00         | 0.00               |
| Contract Costs-Air Conditioning              | 01 001 4430.4 5  |         | 0.00                              | 200.00                            | 4,500.00          | 4,300.00           |
| Contract Costs-Plumbing                      | 01 001 4430.5 5  |         | 0.00                              | 0.00                              | 1,125.00          | 1,125.00           |
| GARBAGE AND TRASH                            | 01 001 4431.00 5 |         | 762.00                            | 3,921.56                          | (3,049.98)        | (6,971.54)         |
| Emp Benefit Cont - Maintenance               | 01 001 4433.00 5 |         | 2,027.01                          | 14,912.64                         | 13,730.46         | (1,182.18)         |
| Insurance - Property                         | 01 001 4510.00 5 |         | 2,624.93                          | 15,320.14                         | 14,499.96         | (820.18)           |
| Worker's Comp Insurance                      | 01 001 4510.1 5  |         | 678.25                            | 4,069.50                          | 4,342.50          | 273.00             |
| Other Insurance-Crime, Auto, Direc&C         | 01 001 4510.2 5  |         | 1,362.82                          | 2,849.73                          | 999.96            | (1,849.77)         |
| Liability Insurance                          | 01 001 4510.3 5  |         | 288.47                            | 2,887.06                          | 2,499.96          | (387.10)           |
| Payment in Lieu of Taxes                     | 01 001 4520 5    |         | 0.00                              | 0.00                              | 5,896.50          | 5,896.50           |
| Collection Losses                            | 01 001 4570.00 5 |         | 0.00                              | 588.00                            | 3,945.00          | 3,357.00           |
| FSS Monthly Contributions                    | 01 001 4590.02 5 |         | 876.00                            | 6,057.00                          | 0.00              | (6,057.00)         |
| Other General Expense                        | 01 001 459000 5  |         | 0.00                              | 4,676.34                          | 4,999.98          | 323.64             |
| Extraordinary Maintenance                    | 01 001 4610 5    |         | 0.00                              | 0.00                              | 7,500.00          | 7,500.00           |
| <b>Total Operating Expenses</b>              |                  |         | <b>45,106.41</b>                  | <b>286,314.88</b>                 | <b>308,041.56</b> | <b>21,726.68</b>   |
| <b>Operating Revenues</b>                    |                  |         |                                   |                                   |                   |                    |
| Dwelling Rent                                | 01 001 3110.00 5 |         | 10,572.00                         | 68,276.00                         | 75,239.46         | (6,963.46)         |
| Operating Subsidy                            | 01 001 3401.00 5 |         | 50,018.00                         | 210,618.00                        | 243,990.96        | (33,372.96)        |
| <b>Total Operating Revenues</b>              |                  |         | <b>60,590.00</b>                  | <b>278,894.00</b>                 | <b>319,230.42</b> | <b>(40,336.42)</b> |
| <b>Total Operating Revenues and Expenses</b> |                  |         | <b>15,483.59</b>                  | <b>(7,420.88)</b>                 | <b>11,188.86</b>  | <b>(18,609.74)</b> |
| <b>Other Revenues and Expenses</b>           |                  |         |                                   |                                   |                   |                    |
| <b>Other Revenues and Expenses</b>           |                  |         |                                   |                                   |                   |                    |
| RESTRICTED INTEREST                          | 01 001 3431.00 5 |         | 0.00                              | 0.00                              | 24.96             | (24.96)            |
| Investment Income - Unrestricted             | 01 001 3610.00 5 |         | 151.80                            | 939.54                            | 1,194.96          | (255.42)           |
| Other Income - Tenant                        | 01 001 3690.00 5 |         | 580.95                            | 2,887.38                          | 3,375.00          | (487.62)           |
| Other Income - Rent for Tulane Ave B         | 01 001 3690.13 5 |         | 1,500.00                          | 3,900.00                          | 7,599.96          | (3,699.96)         |
| Other Income - Insurance                     | 01 001 3690.14 5 |         | 0.00                              | 6,696.00                          | 0.00              | 6,696.00           |
| Leave with no Notice                         | 01 001 3690.16 5 |         | 33.00                             | 223.50                            | 0.00              | 223.50             |
| Other Income - Copies & Fax                  | 01 001 3690.2 5  |         | 32.25                             | 42.25                             | 0.00              | 42.25              |
| Other Income - Misc - Non Tenant             | 01 001 3690.6 5  |         | 0.00                              | 1,962.00                          | 0.00              | 1,962.00           |
| Other Income-Laundry                         | 01 001 3690.7 5  |         | 0.00                              | 726.50                            | 0.00              | 726.50             |
| Other Income - Community Rm Rent             | 01 001 3690.8 5  |         | 0.00                              | 225.00                            | 0.00              | 225.00             |

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

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

SUBMITTED BY PENNY PIERATT, COMPTROLLER



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

| Fiscal Year End Date:             | 12/31/2017 | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget           | Variance           |
|-----------------------------------|------------|---------|-----------------------------------|-----------------------------------|------------------|--------------------|
| Total Other Revenues and Expenses |            |         | <u>2,298.00</u>                   | <u>17,602.17</u>                  | <u>12,194.88</u> | <u>5,407.29</u>    |
| Total Other Revenues and Expenses |            |         | 2,298.00                          | 17,602.17                         | 12,194.88        | 5,407.29           |
| Total Net Income (Loss)           |            |         | <u>17,781.59</u>                  | <u>10,181.29</u>                  | <u>23,383.74</u> | <u>(13,202.45)</u> |

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

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

SUBMITTED BY PENNY PIERATT, COMPTROLLER

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

| Fiscal Year End Date:                 | 12/31/2017       | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget      | Variance     |
|---------------------------------------|------------------|---------|-----------------------------------|-----------------------------------|-------------|--------------|
| Operating Revenues and Expenses       |                  |         |                                   |                                   |             |              |
| Operating Expenses                    |                  |         |                                   |                                   |             |              |
| Admin Salaries - NCH I                | 01 100 4110.01 5 |         | 799.26                            | 5,000.84                          | 7,500.00    | 2,499.16     |
| Admin Salaries - NCH II               | 01 100 4110.02 5 |         | 642.34                            | 4,019.32                          | 7,171.98    | 3,152.66     |
| Admin Salaries - Ridgedale            | 01 100 4110.03 5 |         | 885.04                            | 5,538.16                          | 9,999.96    | 4,461.80     |
| Accounting Fees                       | 01 100 4170.00 5 |         | 300.00                            | 900.00                            | 1,149.96    | 249.96       |
| Computer Support                      | 01 100 4170.20 5 |         | 3,426.15                          | 3,426.15                          | 0.00        | (3,426.15)   |
| Audit Fees                            | 01 100 4171.00 5 |         | 0.00                              | 0.00                              | 249.96      | 249.96       |
| Employee Benefits Cont - Admin-Ridg   | 01 100 4182.00 5 |         | 239.05                            | 1,591.59                          | 3,499.98    | 1,908.39     |
| Employee Benefits Cont - Admin - NC   | 01 100 4182.1 5  |         | 191.03                            | 1,244.86                          | 1,749.96    | 505.10       |
| Employee Benefits Cont - Admin - NC   | 01 100 4182.2 5  |         | 167.28                            | 1,107.01                          | 1,620.00    | 512.99       |
| Sundry                                | 01 100 4190.00 5 |         | 248.33                            | 344.07                            | 75.00       | (269.07)     |
| MARKETING/ADVERTISING                 | 01 100 4190.18 5 |         | 0.00                              | 250.00                            | 0.00        | (250.00)     |
| Insurance - Workers Comp              | 01 100 4510.40 5 |         | 80.33                             | 481.98                            | 792.48      | 310.50       |
| Other General Expense                 | 01 100 4590 5    |         | 150.00                            | 150.00                            | 249.96      | 99.96        |
| Total Operating Expenses              |                  |         | 7,128.81                          | 24,053.98                         | 34,059.24   | 10,005.26    |
| Total Operating Revenues and Expenses |                  |         | (7,128.81)                        | (24,053.98)                       | (34,059.24) | 10,005.26    |
| Other Revenues and Expenses           |                  |         |                                   |                                   |             |              |
| Other Revenues and Expenses           |                  |         |                                   |                                   |             |              |
| Revenue-Management Fees-Ridgedal      | 01 100 3690.00 5 |         | 333.51                            | 15,839.64                         | 19,999.98   | (4,160.34)   |
| Revenue - Management Fees - NCH I     | 01 100 3690.1 5  |         | 856.30                            | 5,295.52                          | 5,499.96    | (204.44)     |
| Revenue - Management Fees - NCH I     | 01 100 3690.2 5  |         | 1,098.16                          | 6,705.21                          | 6,818.46    | (113.25)     |
| Other Income/Donations                | 01 100 3690.40 5 |         | 0.00                              | 0.00                              | 113,877.48  | (113,877.48) |
| Other Income - Contribution-NCH       | 01 100 3690.50 5 |         | 0.00                              | 84,889.09                         | 0.00        | 84,889.09    |
| Other Income - Cornell Colony         | 01 100 3690.60 5 |         | 12,865.84                         | 12,865.84                         | 0.00        | 12,865.84    |
| Total Other Revenues and Expenses     |                  |         | 15,153.81                         | 125,595.30                        | 146,195.88  | (20,600.58)  |
| Total Other Revenues and Expenses     |                  |         | 15,153.81                         | 125,595.30                        | 146,195.88  | (20,600.58)  |
| Total Net Income (Loss)               |                  |         | 8,025.00                          | 101,541.32                        | 112,136.64  | (10,595.32)  |

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

| Fiscal Year End Date:                 | 12/31/2017     | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget     | Variance   |
|---------------------------------------|----------------|---------|-----------------------------------|-----------------------------------|------------|------------|
| Operating Revenues and Expenses       |                |         |                                   |                                   |            |            |
| Operating Expenses                    |                |         |                                   |                                   |            |            |
| Nontechnical Salaries                 | 02 001 4110.00 | 5       | 1,089.64                          | 7,338.97                          | 7,257.96   | (81.01)    |
| Accounting Fees                       | 02 001 4170.00 | 5       | 600.00                            | 2,049.00                          | 2,049.96   | 0.96       |
| COMPUTER SUPPORT/LICENSING            | 02 001 4170.2  | 5       | 170.00                            | 998.00                            | 0.00       | (998.00)   |
| Audit Fees                            | 02 001 4171.00 | 5       | 0.00                              | 0.00                              | 2,499.96   | 2,499.96   |
| Employee Benefits Cont - Admin        | 02 001 4182.00 | 5       | 397.46                            | 3,464.81                          | 3,556.98   | 92.17      |
| Sundry                                | 02 001 4190.00 | 5       | 0.00                              | 138.75                            | 2,599.98   | 2,461.23   |
| Advertising and Marketing             | 02 001 4190.08 | 5       | 74.00                             | 74.00                             | 0.00       | (74.00)    |
| Bank Fees                             | 02 001 4190.18 | 5       | 0.00                              | 10.00                             | 0.00       | (10.00)    |
| Telephone                             | 02 001 4190.2  | 5       | 86.03                             | 518.95                            | 859.98     | 341.03     |
| Postage                               | 02 001 4190.3  | 5       | 0.00                              | 0.00                              | 15.00      | 15.00      |
| Eviction Costs                        | 02 001 4190.4  | 5       | 0.00                              | 360.00                            | 274.98     | (85.02)    |
| Contract Costs - Admin                | 02 001 4190.9  | 5       | 0.00                              | 0.00                              | 5,535.48   | 5,535.48   |
| DO NOT USE-Water                      | 02 001 4310    | 5       | 0.00                              | 0.00                              | 600.00     | 600.00     |
| Water                                 | 02 001 4310.00 | 5       | 61.39                             | 264.03                            | 705.00     | 440.97     |
| Electricity                           | 02 001 4320.00 | 5       | 384.05                            | 1,826.27                          | 2,974.98   | 1,148.71   |
| Sewer                                 | 02 001 4390.00 | 5       | 49.63                             | 239.76                            | 514.98     | 275.22     |
| Labor                                 | 02 001 4410.00 | 5       | 1,180.12                          | 7,403.25                          | 7,531.50   | 128.25     |
| Maintenance Materials                 | 02 001 4420.00 | 5       | 194.40                            | 3,511.59                          | 4,999.98   | 1,488.39   |
| Contract Costs                        | 02 001 4430.00 | 5       | 0.00                              | 435.00                            | 0.00       | (435.00)   |
| Contract Costs-Pest Control           | 02 001 4430.1  | 5       | 100.80                            | 604.80                            | 694.98     | 90.18      |
| Contact Costs-Plumbing                | 02 001 4430.2  | 5       | 0.00                              | 0.00                              | 112.50     | 112.50     |
| Contract Costs - AC                   | 02 001 4430.4  | 5       | 1,441.00                          | 2,816.00                          | 3,349.98   | 533.98     |
| Contract Costs - Lawn                 | 02 001 4430.5  | 5       | 3,778.00                          | 10,778.00                         | 1,624.98   | (9,153.02) |
| Garbage and Trash Collection          | 02 001 4431.00 | 5       | 58.00                             | 192.50                            | 274.98     | 82.48      |
| Emp Benefit Cont - Maintenance        | 02 001 4433.00 | 5       | 761.78                            | 5,243.01                          | 4,791.96   | (451.05)   |
| Insurance - Property                  | 02 001 4510.00 | 5       | 832.33                            | 5,440.78                          | 6,499.98   | 1,059.20   |
| Insurance - Workers Comp              | 02 001 4510.1  | 5       | 71.08                             | 426.48                            | 499.98     | 73.50      |
| Other Insurance-Crime,Auto,Direct&O   | 02 001 4510.2  | 5       | 79.49                             | 158.98                            | 0.00       | (158.98)   |
| Insurance - Liability                 | 02 001 4510.3  | 5       | 91.47                             | 886.02                            | 1,002.96   | 116.94     |
| Payment in Lieu of Taxes              | 02 001 4520    | 5       | 0.00                              | 0.00                              | 2,499.96   | 2,499.96   |
| Bad Debts - Other                     | 02 001 4570.00 | 5       | 1,476.26                          | 3,257.44                          | 1,599.96   | (1,657.48) |
| Bonneville Interest                   | 02 001 4580.01 | 5       | 3,828.60                          | 26,841.32                         | 25,824.96  | (1,016.36) |
| Other General Expense                 | 02 001 4590.00 | 5       | 0.00                              | 33.00                             | 49.98      | 16.98      |
| Management Fees                       | 02 001 4590.02 | 5       | 856.30                            | 5,295.52                          | 5,423.46   | 127.94     |
| Total Operating Expenses              |                |         | 17,661.83                         | 90,606.23                         | 96,227.34  | 5,621.11   |
| Operating Revenues                    |                |         |                                   |                                   |            |            |
| Dwelling Rent                         | 02 001 3110.00 | 5       | 17,646.08                         | 106,408.04                        | 104,517.00 | 1,891.04   |
| Total Operating Revenues              |                |         | 17,646.08                         | 106,408.04                        | 104,517.00 | 1,891.04   |
| Total Operating Revenues and Expenses |                |         | (15.75)                           | 15,801.81                         | 8,289.66   | 7,512.15   |
| Other Revenues and Expenses           |                |         |                                   |                                   |            |            |
| Other Revenues and Expenses           |                |         |                                   |                                   |            |            |
| Interest - Restricted                 | 02 001 3431.00 | 5       | 0.00                              | 20.04                             | 0.00       | 20.04      |
| Investment Income - Unrestricted      | 02 001 3610.00 | 5       | 0.00                              | 0.00                              | 39.96      | (39.96)    |
| Other Income - Tenant                 | 02 001 3690.00 | 5       | 632.26                            | 3,322.43                          | 3,949.98   | (627.55)   |
| Other Income - Non Tenant             | 02 001 3690.3  | 5       | 0.00                              | 8.16                              | 0.00       | 8.16       |
| Other Income - Community Rental       | 02 001 3690.5  | 5       | 125.00                            | 375.00                            | 0.00       | 375.00     |
| Total Other Revenues and Expenses     |                |         | 757.26                            | 3,725.63                          | 3,989.94   | (264.31)   |
| Total Other Revenues and Expenses     |                |         | 757.26                            | 3,725.63                          | 3,989.94   | (264.31)   |
| Total Net Income (Loss)               |                |         | 741.51                            | 19,527.44                         | 12,279.60  | 7,247.84   |

Report Criteria PHA: 02 Project: '001'

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

SUBMITTED BY PENNY PIERATT, COMPTROLLER

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

| Fiscal Year End Date:                        | 12/31/2017     | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget           | Variance          |
|--|----------------|---------|-----------------------------------|-----------------------------------|------------------|-------------------|
| <b>Operating Revenues and Expenses</b>       |                |         |                                   |                                   |                  |                   |
| <b>Operating Expenses</b>                    |                |         |                                   |                                   |                  |                   |
| Nontechnical Salaries                        | 02 002 4110.00 | 5       | 897.34                            | 6,043.82                          | 5,815.98         | (227.84)          |
| Legal Expense                                | 02 002 4130.00 | 5       | 0.00                              | 0.00                              | 1,749.96         | 1,749.96          |
| Accounting Fees                              | 02 002 4170.00 | 5       | 600.00                            | 3,446.00                          | 2,049.96         | (1,396.04)        |
| COMPUTER SUPPORT/LICENSING                   | 02 002 4170.2  | 5       | 0.00                              | 651.00                            | 0.00             | (651.00)          |
| Audit Fees                                   | 02 002 4171.00 | 5       | 0.00                              | 0.00                              | 1,999.98         | 1,999.98          |
| Employee Benefits Cont - Admin               | 02 002 4182.00 | 5       | 327.32                            | 2,853.31                          | 2,863.98         | 10.67             |
| Sundry                                       | 02 002 4190.00 | 5       | 0.00                              | 61.25                             | 499.98           | 438.73            |
| Advertising and Marketing                    | 02 002 4190.08 | 5       | 74.00                             | 74.00                             | 0.00             | (74.00)           |
| Telephone                                    | 02 002 4190.2  | 5       | 0.00                              | 0.00                              | 225.00           | 225.00            |
| Postage                                      | 02 002 4190.3  | 5       | 0.00                              | 0.00                              | 12.48            | 12.48             |
| Eviction Costs                               | 02 002 4190.4  | 5       | 0.00                              | 360.00                            | 0.00             | (360.00)          |
| Contract Costs - Admin                       | 02 002 4190.9  | 5       | 0.00                              | 0.00                              | 1,749.96         | 1,749.96          |
| Ten Services - After School Program          | 02 002 4220.20 | 5       | 0.00                              | 0.00                              | 499.98           | 499.98            |
| Water  | 02 002 4310.00 | 5       | 12.92                             | 184.60                            | 202.50           | 17.90             |
| Electricity                                  | 02 002 4320.00 | 5       | 129.47                            | 661.10                            | 620.46           | (40.64)           |
| Sewer  | 02 002 4390.00 | 5       | 7.47                              | 52.27                             | 47.46            | (4.81)            |
| Labor  | 02 002 4410.00 | 5       | 1,180.12                          | 7,403.23                          | 7,531.50         | 128.27            |
| Maintenance Materials                        | 02 002 4420.00 | 5       | 630.82                            | 3,179.43                          | 3,834.96         | 655.53            |
| Contract Costs-Pest Control                  | 02 002 4430.1  | 5       | 79.20                             | 475.20                            | 544.98           | 69.78             |
| Contract Costs - Lawn                        | 02 002 4430.3  | 5       | 2,812.00                          | 7,572.00                          | 1,179.96         | (6,392.04)        |
| Contract Costs - AC                          | 02 002 4430.4  | 5       | 370.00                            | 1,130.00                          | 1,050.00         | (80.00)           |
| Contract Costs - Plumbing                    | 02 002 4430.5  | 5       | 0.00                              | 2,455.00                          | 844.98           | (1,610.02)        |
| Garbage and Trash Collection                 | 02 002 4431.00 | 5       | 15.00                             | 57.50                             | 285.00           | 227.50            |
| Emp Benefit Cont - Maintenance               | 02 002 4433.00 | 5       | 761.71                            | 5,242.55                          | 4,791.96         | (450.59)          |
| Insurance - Property                         | 02 002 4510.00 | 5       | 915.04                            | 4,757.16                          | 4,999.98         | 242.82            |
| Insurance - Workers Comp                     | 02 002 4510.1  | 5       | 64.33                             | 385.98                            | 556.98           | 171.00            |
| Other Insurance-Crime,Auto,Direct&O          | 02 002 4510.2  | 5       | 87.39                             | 174.78                            | 0.00             | (174.78)          |
| Insurance - Liability                        | 02 002 4510.3  | 5       | 100.56                            | 753.56                            | 750.00           | (3.56)            |
| Bad Debts - Other                            | 02 002 4570.00 | 5       | (680.81)                          | 3,457.63                          | 1,674.96         | (1,782.67)        |
| Bonneville Interest                          | 02 002 4580.01 | 5       | 3,463.41                          | 24,281.07                         | 23,359.98        | (921.09)          |
| Other General Expense                        | 02 002 4590.00 | 5       | 0.00                              | 26.00                             | 49.98            | 23.98             |
| Management Fees                              | 02 002 4590.02 | 5       | 1,098.16                          | 6,705.21                          | 7,116.96         | 411.75            |
| <b>Total Operating Expenses</b>              |                |         | <b>12,945.45</b>                  | <b>82,443.65</b>                  | <b>76,909.86</b> | <b>(5,533.79)</b> |
| <b>Operating Revenues</b>                    |                |         |                                   |                                   |                  |                   |
| Dwelling Rent                                | 02 002 3110.00 | 5       | 13,759.00                         | 84,638.85                         | 85,750.50        | (1,111.65)        |
| <b>Total Operating Revenues</b>              |                |         | <b>13,759.00</b>                  | <b>84,638.85</b>                  | <b>85,750.50</b> | <b>(1,111.65)</b> |
| <b>Total Operating Revenues and Expenses</b> |                |         | <b>813.55</b>                     | <b>2,195.20</b>                   | <b>8,840.64</b>  | <b>(6,645.44)</b> |
| <b>Other Revenues and Expenses</b>           |                |         |                                   |                                   |                  |                   |
| <b>Other Revenues and Expenses</b>           |                |         |                                   |                                   |                  |                   |
| INTEREST - RESTRICTED                        | 02 002 3431.00 | 5       | 0.00                              | 16.04                             | 32.46            | (16.42)           |
| Investment Income - Unrestricted             | 02 002 3610.00 | 5       | 2.09                              | 18.44                             | 15.00            | 3.44              |
| Other Income - Tenant                        | 02 002 3690.00 | 5       | 547.02                            | 4,406.61                          | 3,210.00         | 1,196.61          |
| Other Income - Non Tenant                    | 02 002 3690.3  | 5       | 0.00                              | 18.74                             | 249.96           | (231.22)          |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>549.11</b>                     | <b>4,459.83</b>                   | <b>3,507.42</b>  | <b>952.41</b>     |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>549.11</b>                     | <b>4,459.83</b>                   | <b>3,507.42</b>  | <b>952.41</b>     |
| <b>Total Net Income (Loss)</b>               |                |         | <b>1,362.66</b>                   | <b>6,655.03</b>                   | <b>12,348.06</b> | <b>(5,693.03)</b> |

Report Criteria PHA: 02 Project: '002'

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

SUBMITTED BY PENNY PIERATT, COMPTROLLER

**AVON PARK HOUSING AUTHORITY**  
**Budgeted Income Statement**  
**CORNELL COLONY**  
**CORNELL COLONY LLC**

| Fiscal Year End Date:                        | 12/31/2017       | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget             | Variance          |
|--|------------------|---------|-----------------------------------|-----------------------------------|--------------------|-------------------|
| <b>Operating Revenues and Expenses</b>       |                  |         |                                   |                                   |                    |                   |
| <b>Operating Expenses</b>                    |                  |         |                                   |                                   |                    |                   |
| Nontechnical Salaries                        | 03 001 4110.00 5 |         | 0.00                              | 0.00                              | 4,869.48           | 4,869.48          |
| Legal Expense                                | 03 001 4130.00 5 |         | 417.00                            | 565.50                            | 0.00               | (565.50)          |
| Staff Training                               | 03 001 4140.00 5 |         | 0.00                              | 0.00                              | 249.96             | 249.96            |
| Accounting Fees                              | 03 001 4170.00 5 |         | 500.00                            | 1,784.00                          | 1,749.96           | (34.04)           |
| Computer Support/Licensing Fees              | 03 001 4170.20 5 |         | 1,062.50                          | 2,008.50                          | 0.00               | (2,008.50)        |
| Audit Fees                                   | 03 001 4171.00 5 |         | 0.00                              | 0.00                              | 1,999.98           | 1,999.98          |
| Employee Benefits Cont - Admin               | 03 001 4182.00 5 |         | 0.00                              | 0.00                              | 1,983.00           | 1,983.00          |
| Sundry                                       | 03 001 4190.00 5 |         | 0.00                              | 660.75                            | 6,000.00           | 5,339.25          |
| Advertising and Marketing                    | 03 001 4190.08 5 |         | 74.00                             | 74.00                             | 0.00               | (74.00)           |
| Bank Fees                                    | 03 001 4190.19 5 |         | 0.00                              | 10.00                             | 0.00               | (10.00)           |
| Telephone/Communications                     | 03 001 4190.20 5 |         | 126.03                            | 771.00                            | 499.98             | (271.02)          |
| Postage                                      | 03 001 4190.30 5 |         | 0.00                              | 0.00                              | 39.96              | 39.96             |
| Eviction Costs                               | 03 001 4190.40 5 |         | 0.00                              | 360.00                            | 0.00               | (360.00)          |
| Water  | 03 001 4310.00 5 |         | 14.91                             | 74.55                             | 3,465.00           | 3,390.45          |
| Electricity                                  | 03 001 4320.00 5 |         | 396.59                            | 1,048.93                          | 2,023.98           | 975.05            |
| Sewer  | 03 001 4390.00 5 |         | 31.20                             | 156.00                            | 3,465.00           | 3,309.00          |
| Labor  | 03 001 4410.00 5 |         | 0.00                              | 0.00                              | 6,906.00           | 6,906.00          |
| Materials                                    | 03 001 4420.00 5 |         | 60.68                             | 1,722.17                          | 2,499.96           | 777.79            |
| Contract Costs - Pest Control                | 03 001 4430.10 5 |         | 158.00                            | 948.00                            | 0.00               | (948.00)          |
| Contract Costs-Lawn                          | 03 001 4430.30 5 |         | 3,464.56                          | 8,122.88                          | 0.00               | (8,122.88)        |
| Garbage and Trash Collection                 | 03 001 4431.00 5 |         | 78.18                             | 309.40                            | 99.96              | (209.44)          |
| Emp Benefit Cont - Maintenance               | 03 001 4433.00 5 |         | 0.00                              | 0.00                              | 5,119.50           | 5,119.50          |
| Property Insurance                           | 03 001 4510.00 5 |         | 1,725.58                          | 12,970.68                         | 4,999.98           | (7,970.70)        |
| Workers Comp                                 | 03 001 4510.10 5 |         | 43.25                             | 259.50                            | 999.96             | 740.46            |
| Insurance - General Liability                | 03 001 4510.30 5 |         | 288.60                            | 1,875.79                          | 1,789.50           | (86.29)           |
| Bad Debts - Other                            | 03 001 4570.00 5 |         | 2,882.00                          | 4,111.84                          | 0.00               | (4,111.84)        |
| Management Fees                              | 03 001 4590.01 5 |         | 12,865.84                         | 12,865.84                         | 8,036.46           | (4,829.38)        |
| <b>Total Operating Expenses</b>              |                  |         | <b>24,188.92</b>                  | <b>50,699.33</b>                  | <b>56,797.62</b>   | <b>6,098.29</b>   |
| <b>Operating Revenues</b>                    |                  |         |                                   |                                   |                    |                   |
| Dwelling Rent                                | 03 001 3110.00 5 |         | 21,634.21                         | 132,634.34                        | 133,940.46         | (1,306.12)        |
| <b>Total Operating Revenues</b>              |                  |         | <b>21,634.21</b>                  | <b>132,634.34</b>                 | <b>133,940.46</b>  | <b>(1,306.12)</b> |
| <b>Total Operating Revenues and Expenses</b> |                  |         | <b>(2,554.71)</b>                 | <b>81,935.01</b>                  | <b>77,142.84</b>   | <b>4,792.17</b>   |
| <b>Other Revenues and Expenses</b>           |                  |         |                                   |                                   |                    |                   |
| <b>Other Revenues and Expenses</b>           |                  |         |                                   |                                   |                    |                   |
| Investment Income - Restricted               | 03 001 3610.00 5 |         | 0.00                              | 1.43                              | 0.00               | 1.43              |
| Other Income - Misc Other Revenue            | 03 001 3690.00 5 |         | 865.33                            | 2,980.56                          | 0.00               | 2,980.56          |
| Leave with no Notice                         | 03 001 3690.16 5 |         | 300.00                            | 300.00                            | 0.00               | 300.00            |
| Other Income - Community Center Re           | 03 001 3690.50 5 |         | 125.00                            | 125.00                            | 0.00               | 125.00            |
| Contract Costs                               | 03 001 4430.00 5 |         | 0.00                              | (280.00)                          | 0.00               | (280.00)          |
| Other General Expense                        | 03 001 4590.02 5 |         | (3,180.00)                        | (6,398.00)                        | 0.00               | (6,398.00)        |
| Interest on Loan - Heartland National        | 03 001 5610.00 5 |         | (7,547.22)                        | (36,094.94)                       | (40,688.46)        | 4,593.52          |
| <b>Total Other Revenues and Expenses</b>     |                  |         | <b>(9,436.89)</b>                 | <b>(39,365.95)</b>                | <b>(40,688.46)</b> | <b>1,322.51</b>   |
| <b>Total Other Revenues and Expenses</b>     |                  |         | <b>(9,436.89)</b>                 | <b>(39,365.95)</b>                | <b>(40,688.46)</b> | <b>1,322.51</b>   |
| <b>Total Net Income (Loss)</b>               |                  |         | <b>(11,991.60)</b>                | <b>42,569.06</b>                  | <b>36,454.38</b>   | <b>6,114.68</b>   |

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

| Fiscal Year End Date:                        | 12/31/2017     | ACCOUNT | 1 Month(s) Ended<br>June 30, 2017 | 6 Month(s) Ended<br>June 30, 2017 | Budget            | Variance            |
|--|----------------|---------|-----------------------------------|-----------------------------------|-------------------|---------------------|
| <b>Operating Revenues and Expenses</b>       |                |         |                                   |                                   |                   |                     |
| <b>Operating Expenses</b>                    |                |         |                                   |                                   |                   |                     |
| Nontechnical Salaries                        | 07 002 4110.00 | 5       | 961.44                            | 6,475.55                          | 6,600.96          | 125.41              |
| Staff Training                               | 07 002 4140.00 | 5       | 0.00                              | 973.00                            | 0.00              | (973.00)            |
| Travel                                       | 07 002 4150.00 | 5       | 0.00                              | 497.00                            | 0.00              | (497.00)            |
| Accounting Fees                              | 07 002 4170.00 | 5       | 500.00                            | 1,873.50                          | 1,749.96          | (123.54)            |
| COMPUTER SUPPORT/LICENSING                   | 07 002 4170.2  | 5       | 0.00                              | 769.00                            | 0.00              | (769.00)            |
| Audit Fees                                   | 07 002 4171.00 | 5       | 0.00                              | 0.00                              | 2,349.96          | 2,349.96            |
| Employee Benefits Cont - Admin               | 07 002 4182.00 | 5       | 350.70                            | 3,057.20                          | 3,219.00          | 161.80              |
| Sundry                                       | 07 002 4190.00 | 5       | 60.00                             | 491.54                            | 1,774.98          | 1,283.44            |
| Postage                                      | 07 002 4190.03 | 5       | 505.75                            | 760.25                            | 24.96             | (735.29)            |
| Other General Expense                        | 07 002 4190.10 | 5       | 12.50                             | 12.50                             | 0.00              | (12.50)             |
| Bank Fees                                    | 07 002 4190.18 | 5       | 4.40                              | 37.83                             | 0.00              | (37.83)             |
| Telephone                                    | 07 002 4190.2  | 5       | 105.98                            | 684.24                            | 874.98            | 190.74              |
| Eviction Costs                               | 07 002 4190.4  | 5       | 0.00                              | 0.00                              | 99.96             | 99.96               |
| Contract Costs - Admin                       | 07 002 4190.9  | 5       | 100.00                            | 300.00                            | 3,136.98          | 2,836.98            |
| Tenant Services                              | 07 002 4220.00 | 5       | 0.00                              | 0.00                              | 30.00             | 30.00               |
| Water  | 07 002 4310.00 | 5       | 713.35                            | 3,693.55                          | 3,375.00          | (318.55)            |
| Electricity                                  | 07 002 4320.00 | 5       | 346.20                            | 1,424.08                          | 1,684.98          | 260.90              |
| Sewer  | 07 002 4390.00 | 5       | 1,048.30                          | 5,466.02                          | 5,499.96          | 33.94               |
| Labor  | 07 002 4410.00 | 5       | 2,185.44                          | 19,754.90                         | 24,217.98         | 4,463.08            |
| Maintenance Materials                        | 07 002 4420.00 | 5       | 191.10                            | 5,504.71                          | 2,599.98          | (2,904.73)          |
| Contract Costs                               | 07 002 4430.00 | 5       | 0.00                              | 1,579.00                          | 4,749.96          | 3,170.96            |
| Pest Control                                 | 07 002 4430.1  | 5       | 122.00                            | 732.00                            | 999.96            | 267.96              |
| Contract Costs-Lawn                          | 07 002 4430.3  | 5       | 920.00                            | 2,620.00                          | 2,250.00          | (370.00)            |
| Contract Costs-Air Conditioning              | 07 002 4430.4  | 5       | 140.00                            | 1,046.00                          | 249.96            | (796.04)            |
| Contract Costs-Plumbing                      | 07 002 4430.5  | 5       | 0.00                              | 650.00                            | 249.96            | (400.04)            |
| Garbage and Trash Collection                 | 07 002 4431.00 | 5       | 642.10                            | 3,267.32                          | 3,349.98          | 82.66               |
| Emp Benefit Cont - Maintenance               | 07 002 4433.00 | 5       | 167.18                            | 2,626.37                          | 7,848.48          | 5,222.11            |
| Insurance - Property                         | 07 002 4510.00 | 5       | 785.96                            | 4,572.64                          | 4,999.98          | 427.34              |
| Insurance - Workers Comp                     | 07 002 4510.1  | 5       | 185.58                            | 1,113.48                          | 499.98            | (613.50)            |
| Other Insurance-Crime,Auto,Direct&O          | 07 002 4510.2  | 5       | 75.06                             | 150.12                            | 0.00              | (150.12)            |
| Insurance - Liability                        | 07 002 4510.3  | 5       | 86.37                             | 825.58                            | 1,788.00          | 962.42              |
| Payment in Lieu of Taxes                     | 07 002 4520.00 | 5       | 0.00                              | 0.00                              | 499.98            | 499.98              |
| Bad Debts - Other                            | 07 002 4570.00 | 5       | 0.00                              | 155.55                            | 6,499.98          | 6,344.43            |
| Interest on Notes Payable-Centennial         | 07 002 4580.03 | 5       | 3,099.15                          | 21,860.72                         | 33,189.96         | 11,329.24           |
| Management Fees                              | 07 002 4590.00 | 5       | 333.51                            | 15,839.64                         | 15,583.50         | (256.14)            |
| Other General Expense                        | 07 002 4590.01 | 5       | 0.00                              | 30.00                             | 3,499.98          | 3,469.98            |
| <b>Total Operating Expenses</b>              |                |         | <b>13,642.07</b>                  | <b>108,843.29</b>                 | <b>143,499.30</b> | <b>34,656.01</b>    |
| <b>Operating Revenues</b>                    |                |         |                                   |                                   |                   |                     |
| Dwelling Rent                                | 07 002 3110.00 | 5       | 2,661.00                          | 10,215.57                         | 21,809.46         | (11,593.89)         |
| HAP Subsidy                                  | 07 002 3110.01 | 5       | 0.00                              | 0.00                              | 173,148.96        | (173,148.96)        |
| <b>Total Operating Revenues</b>              |                |         | <b>2,661.00</b>                   | <b>10,215.57</b>                  | <b>194,958.42</b> | <b>(184,742.85)</b> |
| <b>Total Operating Revenues and Expenses</b> |                |         | <b>(10,981.07)</b>                | <b>(98,627.72)</b>                | <b>51,459.12</b>  | <b>(150,086.84)</b> |
| <b>Other Revenues and Expenses</b>           |                |         |                                   |                                   |                   |                     |
| <b>Other Revenues and Expenses</b>           |                |         |                                   |                                   |                   |                     |
| Interest - Restricted                        | 07 002 3431.00 | 5       | 21.38                             | 155.05                            | 225.00            | (69.95)             |
| Investment Income - Unrestricted             | 07 002 3610.00 | 5       | 2.86                              | 17.90                             | 24.96             | (7.06)              |
| Other Income - Tenant                        | 07 002 3690.00 | 5       | 129.00                            | 1,851.24                          | 3,444.96          | (1,593.72)          |
| Other Income/Laundry                         | 07 002 3690.7  | 5       | 0.00                              | 562.70                            | 549.96            | 12.74               |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>153.24</b>                     | <b>2,586.89</b>                   | <b>4,244.88</b>   | <b>(1,657.99)</b>   |
| <b>Total Other Revenues and Expenses</b>     |                |         | <b>153.24</b>                     | <b>2,586.89</b>                   | <b>4,244.88</b>   | <b>(1,657.99)</b>   |
| <b>Total Net Income (Loss)</b>               |                |         | <b>(10,827.83)</b>                | <b>(96,040.83)</b>                | <b>55,704.00</b>  | <b>(151,744.83)</b> |

Report Criteria PHA: 07 Project: '002'

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

SUBMITTED BY PENNY PIERATT, COMPTROLLER

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

## AVON PARK PUBLIC HOUSING

As Of Date: 6/30/2017

## Balance

|   |                     |
|---|---------------------|
| General Fund                              | 29,107.69           |
| Section 8 PH Funds                        | 0.00                |
| Security Deposits                         | 23,795.00           |
| PNC Account                               | 0.00                |
| Petty Cash                                | 100.00              |
| Investment CD at Highlands Bank           | 43,438.49           |
| Investment CD at PNC                      | 0.00                |
| Investment MM at Highlands Bank           | 0.00                |
| Investment MM                             | 1,045,070.09        |
| Utility Deposit Escrow Fund               | 3,000.00            |
| FSS Escrow                                | 8,691.41            |
| Development Corporation                   | 139,270.91          |
| Cornell Colony - General Fund             | <del>8,691.41</del> |
| Lakeside Park 2 - RAD                     | 100.00              |
| Cornell Colony-Operating Deficit Reserves | 0.00                |
| Cornell Colony-Security Deposit           | 0.00                |

## AVON PARK HOUSING AUTHORITY

CASH Analysis  
NORTH CENTRAL HEIGHTS *I*  
As Of Date: 6/30/2017

## Balance

|   |           |
|---|-----------|
| General Fund                              | 54,840.83 |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 13,900.00 |
| 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      |
| Cornell Colony-Security Deposit           | 0.00      |



## AVON PARK HOUSING AUTHORITY

CASH Analysis  
NORTH CENTRAL HEIGHTS *II*  
As Of Date: 6/30/2017

## Balance

|   |           |
|---|-----------|
| General Fund                              | 36,811.07 |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 10,100.00 |
| 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      |
| Cornell Colony-Security Deposit           | 0.00      |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

## CORNELL COLONY

As Of Date: 6/30/2017

## 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>82,272.65</del> |
| Development Corporation                   | 0.00                 |
| Cornell Colony - General Fund             | 82,272.65            |
| Lakeside Park 2 - RAD                     | 0.00                 |
| Cornell Colony-Operating Deficit Reserves | 0.00                 |
| Cornell Colony-Security Deposit           | 13,201.00            |

## AVON PARK HOUSING AUTHORITY

## CASH Analysis

RIDGEDALE

As Of Date: 6/30/2017

## Balance

|   |           |
|---|-----------|
| General Fund                              | 51,589.81 |
| Section 8 PH Funds                        | 0.00      |
| Security Deposits                         | 6,656.66  |
| 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      |
| Cornell Colony-Security Deposit           | 0.00      |

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

**FISCAL YEAR ENDING DECEMBER 31, 2017**

**CONSOLIDATED**

**Financial Statements**

May 31, 2017

# AVON PARK HOUSING AUTHORITY

## FINANCIAL STATEMENT SUMMARY

### **PUBLIC HOUSING**

#### **INCOME**

1. Total income is down by (\$42,580). Total tenant rental revenue is down by (\$4,996). Other tenant revenue is down by (\$506).

#### **EXPENSES**

2. Total operating expense are down by (\$14,326) compared to the budgeted amount.

3. Administrative expenses are down by (\$3,465).

4. Maintenance expenses are down by (\$8,362).

5. Utility expenses are down by (\$1,909).

6. Total insurance expense is up by \$1,554.

7. Total General expense is down by (\$1,923).

**Public Housing's projected net income is scheduled YTD to be \$14,403. Current net income is (\$7,600).**

### **NORTH CENTRAL HEIGHTS I**

#### **INCOME**

1. Total income is up by \$2,126 compared to budgeted amounts. Total tenant revenue is up by \$1,664.

#### **EXPENSES**

2. Total operating expense is down by (\$7,246) compared to the budgeted amount.

3. Administrative expenses are down by (\$8,087).

4. Maintenance expenses are up by \$3,986.

5. Utility expense is down (\$1,661).

6. Total insurance expense is down by (\$831).

7. Total General expense is down by (\$152).

**North Central Heights I projected net income is scheduled YTD to be \$10,233. Current net income is \$18,786.**

# AVON PARK HOUSING AUTHORITY

## FINANCIAL STATEMENT SUMMARY

### **NORTH CENTRAL Height II**

#### **INCOME**

1. Total income is up by \$409 compared to budgeted amounts. Total tenant revenue is up by \$606.

#### **EXPENSES**

2. Total operating expense is up by \$5,406, compared to the budgeted amount.
3. Administrative expenses are down by (\$2,873).
4. Maintenance expenses are up by \$4,946.
5. Utility expense is up by \$23.
6. Total insurance expense is down by (\$352).
7. Total General expense is up by \$4,078.

**North Central Heights II projected net income is scheduled YTD to be \$10,290. Current net income is \$5,292.**

### **RIDGEDALE**

#### **INCOME**

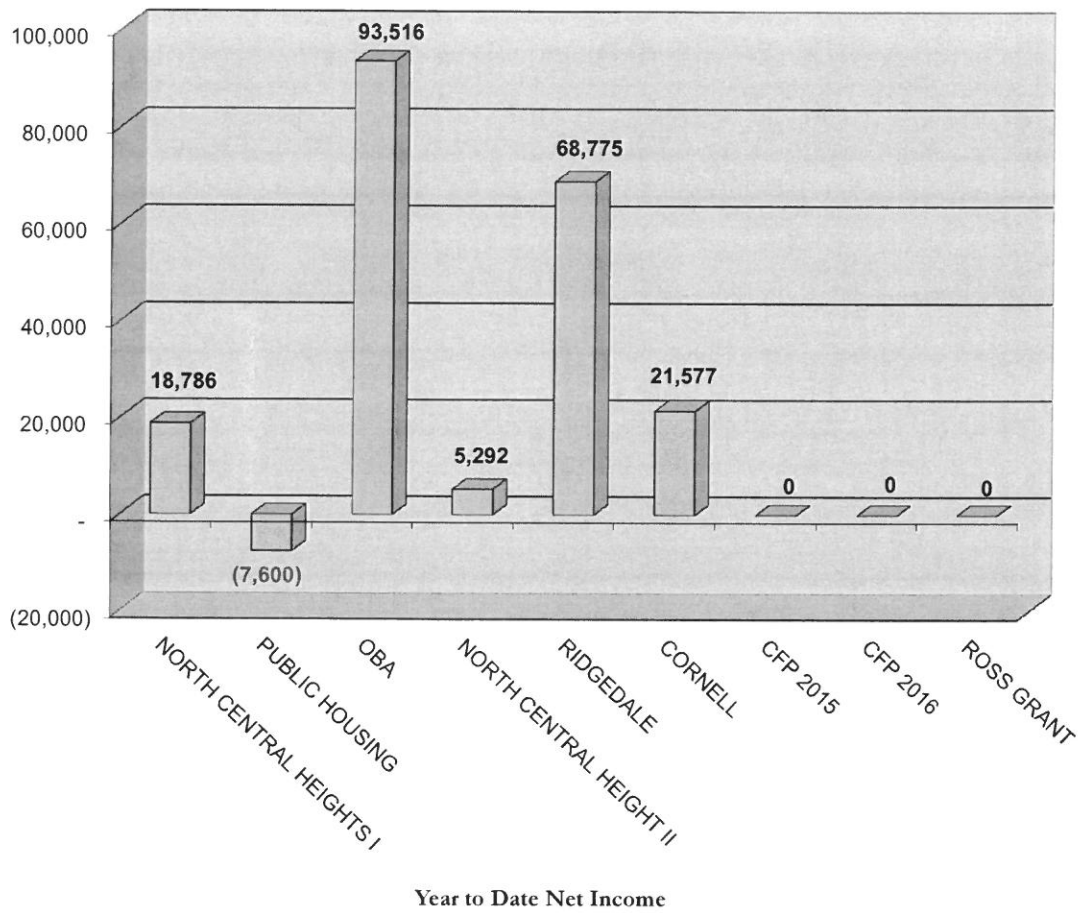
1. Total income is down by (\$156,015) compared to budgeted amounts. Total tenant revenue is down by (\$11,769).  
Grant subsidy is down compared to budgeted amounts by (\$144,291). Other revenue is up by \$44.

#### **EXPENSES**

2. Total operating expense is down by (\$24,383) compared to the budgeted amount.
3. Administrative expense is down by (\$676).
4. Maintenance expenses are down by (\$5,351).
5. Utility expense is down (\$324).
6. Total insurance expense is down by (\$545).
7. Total General expense are down by (\$17,461).

**Ridgedale's projected net income is scheduled YTD to be \$46,419. Current net income is \$68,775.**

## Avon Park Housing Authority



**AVON PARK HOUSING AUTHORITY**  
**SCHEDULE OF CASH/INVESTMENT ACCOUNT BALANCES**  
**AS OF May 31, 2017**

**PUBLIC HOUSING**

|  |                         |
|--|-------------------------|
| 1111.01 GENERAL FUND CHECKING          | 6,554                   |
| 1111.40 FSS ESCROW                     | 7,815                   |
| 1111.06 UTILITY DEPOSIT ESCROW FUND    | 3,000                   |
| 1111.09 S8 FUNDS                       | -                       |
| 1114.00 SECURITY DEPOSITS              | 24,045                  |
| 1117.00 PETTY CASH                     | 100                     |
| 1162.10 INVESTMENTS - CD HIGHLANDS BNK | 43,416                  |
| 1162.01 LAKESIDE PARK 1 ESCROW         | 663                     |
| 1162.02 LAKESIDE PARK 1 RESERVES       | 21,140                  |
| 1162.60 NEW INVESTMENT ACCOUNT         | 1,056,460               |
| <b>TOTAL</b>                           | <b><u>1,163,194</u></b> |

**OTHER BUSINESS ACTIVITY**

|                              |                       |
|------------------------------|-----------------------|
| 1111.3 APHDC--OBA            | 141,226               |
| 1111.50 LAKE SIDE PARK - RAD | 100                   |
| <b>TOTAL</b>                 | <b><u>141,326</u></b> |

**CORNELL COLONY**

|  |                       |
|--|-----------------------|
| 1111.40 GENERAL FUND-CORNELL COLONY        | 62,383                |
| 1111.60 CORNELL COLONY - OP DEF RESERVES   | 100                   |
| 1114.00 CORNELL COLONY - SECURITY DEPOSITS | 13,501                |
| 1162.10 ESCROW INSURANCE & TAXES           | 7,700                 |
| 1162.12 ESCROW REPLACE RESERVE             | 23,245                |
| <b>TOTAL</b>                               | <b><u>106,929</u></b> |

**NORTH CENTRAL HEIGHTS I**

|                                     |                       |
|-------------------------------------|-----------------------|
| 1111.01 GENERAL FUND CHECKING       | 56,333                |
| 1114.00 SECURITY DEPOSITS           | 13,550                |
| 1162.1 ESCROW -BONNEVILLE-TAXES     | 29,231                |
| 1162.11 ESCROW-BONNEVILLE-INSURANCE | 4,909                 |
| 1162.12 ESCROW-BONNEVILLE-REPL RS   | 65,753                |
| <b>TOTAL</b>                        | <b><u>169,776</u></b> |

**NORTH CENTRAL HEIGHT II**

|                                       |                       |
|---------------------------------------|-----------------------|
| 1111.01 GENERAL FUND CHECKING         | 39,078                |
| 1114.00 SECURITY DEPOSITS             | 10,400                |
| 1162.1 ESCROW-BONNEVILLE-TAXES        | 23,483                |
| 1162.11 ESCROW-BONNEVILLE - INSURANCE | 6,272                 |
| 1162.12 ESCROW-BONNEVILLE-REPL RES    | 52,615                |
| <b>TOTAL</b>                          | <b><u>131,848</u></b> |

**RIDGEDALE**

|                                    |                       |
|------------------------------------|-----------------------|
| 1111.01 GENERAL FUND CHECKING      | 69,807                |
| 1114.00 SECURITY DEPOSITS          | 6,657                 |
| 1162.05 ESCROW MIP                 | 3,461                 |
| 1162.06 ESCROW RESERVE REPLACEMENT | 78,532                |
| 1162.07 ESCROW INSURANCE           | 2,597                 |
| 1162.08 RESIDUAL RECEIPTS RESERVES | 170,319               |
| <b>TOTAL</b>                       | <b><u>331,373</u></b> |

**GRAND TOTAL CASH ACCOUNTS 2,044,447**



**AVON PARK HOUSING AUTHORITY**  
**SCHEDULE OF UNRESTRICTED NET POSITION**  
**AS OF May 31, 2017**

**NORTH CENTRAL HEIGHTS I**

|                         |                |
|-------------------------|----------------|
| UNRESTRICTED NET ASSETS | 132,403        |
| YEAR TO DATE EARNINGS   | 18,786         |
| TOTAL                   | <u>151,189</u> |

**PUBLIC HOUSING**

|                         |                  |
|-------------------------|------------------|
| UNRESTRICTED NET ASSETS | 1,399,440        |
| YEAR TO DATE EARNINGS   | (7,600)          |
| TOTAL                   | <u>1,391,840</u> |

**OTHER BUSINESS**

|                         |                |
|-------------------------|----------------|
| UNRESTRICTED NET ASSETS | 89,094         |
| YEAR TO DATE EARNINGS   | 93,516         |
| TOTAL                   | <u>182,611</u> |

**CORNELL COLONY**

|                         |               |
|-------------------------|---------------|
| UNRESTRICTED NET ASSETS | (32,984)      |
| YEAR TO DATE EARNINGS   | 54,561        |
| TOTAL                   | <u>21,577</u> |

**NORTH CENTRAL HEIGHTS II**

|                         |               |
|-------------------------|---------------|
| UNRESTRICTED NET ASSETS | 68,826        |
| YEAR TO DATE EARNINGS   | 5,292         |
| TOTAL                   | <u>74,119</u> |

**RIDGEDALE**

|                         |               |
|-------------------------|---------------|
| UNRESTRICTED NET ASSETS | 27,147        |
| YEAR TO DATE EARNINGS   | 68,775        |
| TOTAL                   | <u>95,922</u> |

**CAPITAL FUND 2016**

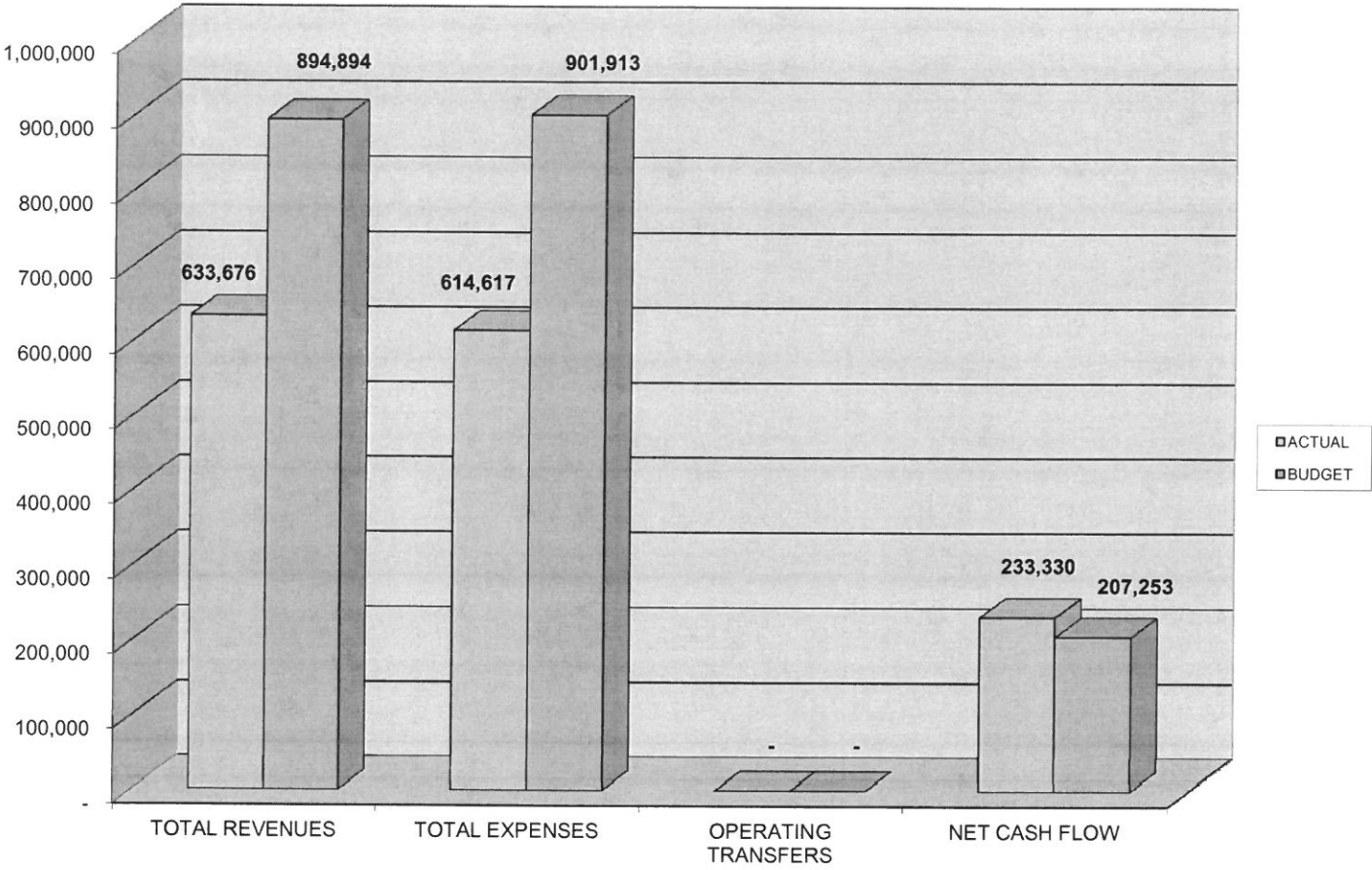
|                         |          |
|-------------------------|----------|
| UNRESTRICTED NET ASSETS | -        |
| YEAR TO DATE EARNINGS   | -        |
| TOTAL                   | <u>-</u> |

**CAPITAL FUND 2015**

|                         |          |
|-------------------------|----------|
| UNRESTRICTED NET ASSETS | -        |
| YEAR TO DATE EARNINGS   | -        |
| TOTAL                   | <u>-</u> |

TOTAL RESERVE BALANCES **1,917,257**

# APHA CONSOLIDATED



# APHA CONSOLIDATED- STATEMENT OF NET POSITION

## 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                                     |
| 120                        | <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  |
| 160                        | <b>Total Fixed Assets - Net of Accumulated Depreciation</b>     |
| 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                                   |
|                            | <b>Total Non-Current Assets</b>                                 |
|                            | <b>Total Assets</b>   |
| 200                        | Deferred Outflows of Resources - Pension Plan                   |
|                            | <b>Total Assets &amp; Deferred Outflows of Resources</b>        |

## LIABILITIES

|                                      |  |
|--------------------------------------|--|
| <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                                  | Unearned 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                                  | Net Pension Liability & OPEB                             |
| 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>DEFERRED INFLOWS OF RESOURCES</b> |  |
| 400                                  | Deferred Inflows of Resources - Pension Related Items    |
| <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                                | Net Investment in Capital Assets                         |
| <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 Position                                  |
| 512                                  | Undesignated Fund Balance/Retained Earnings              |
| 512.1                                | Unrestricted Net Position                                |
| 513                                  | <b>Total Equity</b>                                      |
| 600                                  | <b>Total Liabilities and Equity</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          |
| REVENUE                       |      |                                  | ACTUAL         | BUDGET         |                | BUDGET      | ACTUAL         | BUDGET         |                  | BUDGET     |                  | REMAINING        |
| <b>OPERATING INCOME</b>       |      |                                  |                |                |                |             |                |                |                  |            |                  |                  |
| 703                           | 3110 | GROSS POTENTIAL RENT             | 65,228         | 70,210         | (4,981)        | 93%         | 335,901        | 351,048        | (15,147)         | 96%        | 842,514          | 506,613          |
|                               |      | <b>NET TENANT REVENUE</b>        | <b>65,228</b>  | <b>70,210</b>  | <b>(4,981)</b> | <b>93%</b>  | <b>335,901</b> | <b>351,048</b> | <b>(15,147)</b>  | <b>96%</b> | <b>842,514</b>   | <b>506,613</b>   |
| 3401                          |      | TENANT REVENUE - OTHER           | 1,356          | 2,330          | (974)          | 58%         | 10,578         | 11,650         | (1,072)          | 91%        | 27,960           | 17,382           |
| 3404                          |      | TENANT REVENUE - EXCESS UTILITY  | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 3430                          |      | TENANT REVENUE - MAINTENANCE     | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 3450                          |      | TENANT REVENUE - LATE CHARGES    | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 3431                          |      | <b>NET OPERATING REVENUE</b>     | <b>66,584</b>  | <b>72,540</b>  | <b>(5,955)</b> | <b>92%</b>  | <b>346,479</b> | <b>362,698</b> | <b>(16,219)</b>  | <b>96%</b> | <b>870,474</b>   | <b>523,995</b>   |
| 706                           |      | HUD PHA OPERATING GRANT C/P      | 32,120         | 51,556         | (19,436)       | 62%         | 160,600        | 257,778        | (97,178)         | 62%        | 618,667          | 458,067          |
| 708                           |      | OTHER GOVERNMENT GRANTS          | -              | 28,858         | (28,858)       | 0%          | -              | 144,291        | (144,291)        | 0%         | 346,298          | 346,298          |
| 711                           |      | INVESTMENT INCOME - UNRESTRICTED | 192            | 213            | (20)           | 90%         | 839            | 1,063          | (223)            | 79%        | 2,550            | 1,711            |
|                               |      | MANAGEMENT FEE INCOME            | 5,093          | 5,386          | (293)          | 95%         | 25,552         | 26,932         | (1,380)          | 95%        | 64,637           | 39,085           |
|                               |      | BOOKKEEPING FEE INCOME           | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
|                               |      | ASSET MANAGEMENT FEE INCOME      | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 714                           |      | FRAUD RECOVERY                   | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 715                           |      | OTHER REVENUE                    | 92,279         | 20,380         | 71,900         | 453%        | 100,054        | 101,898        | (1,844)          | 98%        | 244,555          | 144,501          |
| 720                           |      | INVESTMENT INCOME - RESTRICTED   | 40             | 47             | (7)            | 86%         | 151            | 235            | (84)             | 64%        | 565              | 414              |
| 700                           |      | <b>TOTAL REVENUES</b>            | <b>196,309</b> | <b>178,979</b> | <b>17,331</b>  | <b>110%</b> | <b>633,676</b> | <b>894,894</b> | <b>(261,219)</b> | <b>71%</b> | <b>2,147,746</b> | <b>1,514,070</b> |
| <b>OPERATING EXPENDITURES</b> |      |                                  |                |                |                |             |                |                |                  |            |                  |                  |
| <b>ADMINISTRATIVE</b>         |      |                                  |                |                |                |             |                |                |                  |            |                  |                  |
| 911                           | 4110 | ADMINISTRATIVE SALARIES          | 29,435         | 22,485         | 6,950          | 131%        | 107,755        | 112,424        | (4,669)          | 96%        | 269,818          | 162,063          |
| 912                           | 4182 | EBC - ADMIN                      | 7,481          | 8,347          | (866)          | 90%         | 46,217         | 41,736         | 4,481            | 111%       | 100,167          | 53,950           |
| 4171                          |      | AUDITING FEES                    | -              | 2,683          | (2,683)        | 0%          | -              | 13,417         | (13,417)         | 0%         | 32,200           | 32,200           |
|                               |      | MANAGEMENT FEES                  | 5,093          | 6,027          | (934)          | 85%         | 25,552         | 30,134         | (4,581)          | 85%        | 72,321           | 46,769           |
|                               |      | BOOKKEEPING FEES                 | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
|                               |      | ADVERTISING & MARKETING          | 49             | -              | 49             | -           | 98             | -              | 98               | -          | -                | (98)             |
|                               |      | OFFICE EXPENSE                   | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
|                               |      | LEGAL EXPENSE                    | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
|                               |      | TRAVEL                           | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 916                           | 4190 | OTHER                            | 7,258          | 12,146         | (4,888)        | 60%         | 35,590         | 60,729         | (25,140)         | 59%        | 145,750          | 110,160          |
|                               |      | <b>TOTAL ADMINISTRATIVE</b>      | <b>49,316</b>  | <b>51,688</b>  | <b>(2,372)</b> | <b>95%</b>  | <b>215,212</b> | <b>258,440</b> | <b>(43,228)</b>  | <b>83%</b> | <b>620,256</b>   | <b>405,044</b>   |
| <b>TENANT SERVICES</b>        |      |                                  |                |                |                |             |                |                |                  |            |                  |                  |
| 921                           | 4210 | SALARIES                         | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 923                           | 4222 | EBC - TNT SVCS                   | -              | -              | -              | -           | -              | -              | -                | -          | -                | -                |
| 924                           | 4230 | OTHER                            | -              | 233            | (233)          | 0%          | -              | 1,163          | (1,163)          | 0%         | 2,790            | 2,790            |
|                               |      | <b>TOTAL TENANT SERVICES</b>     | <b>-</b>       | <b>233</b>     | <b>(233)</b>   | <b>0%</b>   | <b>-</b>       | <b>1,163</b>   | <b>(1,163)</b>   | <b>0%</b>  | <b>2,790</b>     | <b>2,790</b>     |
| <b>UTILITIES</b>              |      |                                  |                |                |                |             |                |                |                  |            |                  |                  |
| 931                           | 4310 | WATER                            | 1,470          | 1,554          | (83)           | 95%         | 4,740          | 7,769          | (3,029)          | 61%        | 18,645           | 13,905           |
| 932                           | 4320 | ELECTRICITY                      | 3,264          | 3,627          | (363)          | 90%         | 14,036         | 18,137         | (4,101)          | 77%        | 43,529           | 29,493           |
| 933                           | 4330 | NATURAL GAS                      | 92             | 94             | (2)            | 97%         | 394            | 471            | (77)             | 84%        | 1,130            | 736              |
| 938                           | 4390 | SEWER AND OTHER                  | 2,167          | 2,096          | 71             | 103%        | 7,192          | 10,481         | (3,289)          | 69%        | 25,155           | 17,963           |
|                               |      | <b>TOTAL UTILITIES</b>           | <b>6,993</b>   | <b>7,372</b>   | <b>(378)</b>   | <b>95%</b>  | <b>26,361</b>  | <b>36,858</b>  | <b>(10,496)</b>  | <b>72%</b> | <b>88,459</b>    | <b>62,098</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                               | 17,561         | 13,614         | 3,947           | 129%        | 60,309         | 68,068         | (7,759)          | 89%         | 163,363          | 103,054          |
| 945   | 4433 | EMPLOYEE BENEFITS - MAINTENANCE     | 4,374          | 6,047          | (1,673)         | 72%         | 24,307         | 30,235         | (5,929)          | 80%         | 72,565           | 48,258           |
| 943   | 4420 | MATERIALS                           | 3,648          | 4,291          | (643)           | 85%         | 18,453         | 21,454         | (3,001)          | 86%         | 56,490           | 38,037           |
| <b>CONTRACT COSTS</b>                             |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 943   |      | GARBAGE & TRASH                     | 2,102          | 1,177          | 925             | 179%        | 6,193          | 5,883          | 310              | 105%        | 14,120           | 7,927            |
|   |      | COOLING / AIR CONDITIONING          | 1,700          | 1,525          | 175             | 111%        | 3,241          | 7,625          | (4,384)          | 43%         | 18,300           | 15,059           |
|   |      | ELEVATOR MAINTENANCE                | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | LANDSCAPE & GROUNDS                 | 6,530          | 2,843          | 3,687           | 230%        | 28,118         | 14,213         | 13,906           | 198%        | 34,110           | 5,992            |
|   |      | UNIT TURNAROUNDS                    | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | ELECTRICAL                          | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | PLUMBING                            | 650            | 389            | 261             | 167%        | 3,105          | 1,944          | 1,161            | 160%        | 4,665            | 1,560            |
|   |      | EXTERMINATION                       | 930            | 911            | 19              | 102%        | 4,650          | 4,554          | 96               | 102%        | 10,930           | 6,280            |
|   |      | JANITORIAL                          | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | ROUTINE MAINTENANCE                 | -              | 10,890         | (10,890)        | 0%          | 435            | 54,452         | (54,017)         | 1%          | 130,685          | 130,250          |
| 943   | 4430 | OTHER MISCELLANEOUS CONTRACT COSTS  | -              | 792            | (792)           | 0%          | 1,859          | 3,958          | (2,099)          | 47%         | 9,500            | 7,641            |
| <b>TOTAL ORDINARY MAINT &amp; OPER</b>            |      |                                     | <b>37,494</b>  | <b>42,477</b>  | <b>(4,983)</b>  | <b>88%</b>  | <b>150,670</b> | <b>212,387</b> | <b>(61,717)</b>  | <b>71%</b>  | <b>514,728</b>   | <b>364,058</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                            | 6,884          | 6,501          | 383             | 106%        | 36,178         | 32,504         | 3,673            | 111%        | 78,010           | 41,832           |
|   |      | GENERAL LIABILITY                   | 757            | 497            | 259             | 152%        | 6,373          | 2,485          | 3,887            | 256%        | 5,965            | (408)            |
|   |      | WORKER'S COMPENSATION               | 1,123          | 1,160          | (37)            | 97%         | 5,614          | 5,798          | (184)            | 97%         | 13,916           | 8,302            |
|   |      | AUTO INSURANCE                      | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | OTHER INSURANCE                     | 1,605          | 596            | 1,009           | 269%        | 1,729          | 2,981          | (1,252)          | 58%         | 7,154            | 5,425            |
| 969   |      | <b>TOTAL INSURANCE EXPENSES</b>     | <b>10,368</b>  | <b>8,754</b>   | <b>1,614</b>    | <b>118%</b> | <b>49,893</b>  | <b>43,769</b>  | <b>6,124</b>     | <b>114%</b> | <b>105,045</b>   | <b>55,152</b>    |
| <b>GENERAL EXPENSES</b>                           |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
| 962   | 4590 | OTHER GENERAL EXPENSES              | 2,242          | 1,475          | 767             | 152%        | 13,164         | 7,375          | 5,789            | 178%        | 17,700           | 4,536            |
|   |      | COMPENSATED ABSENCES                | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | PAYMENTS IN LIEU OF TAXES           | -              | 1,483          | (1,483)         | 0%          | -              | 7,414          | (7,414)          | 0%          | 17,793           | 17,793           |
|   |      | BAD DEBTS                           | 640            | 2,287          | (1,647)         | 28%         | 7,893          | 11,433         | (3,540)          | 69%         | 27,440           | 19,547           |
|   |      | INTEREST EXPENSE                    | 13,319         | 20,511         | (7,192)         | 65%         | 91,140         | 102,553        | (11,413)         | 89%         | 246,127          | 154,987          |
| <b>TOTAL GENERAL EXPENSES</b>                     |      |                                     | <b>16,201</b>  | <b>25,755</b>  | <b>(9,554)</b>  | <b>63%</b>  | <b>112,197</b> | <b>128,775</b> | <b>(16,578)</b>  | <b>87%</b>  | <b>309,060</b>   | <b>196,863</b>   |
| 969   |      | <b>TOTAL OPERATING EXPENDITURES</b> | <b>120,372</b> | <b>136,278</b> | <b>(15,906)</b> | <b>88%</b>  | <b>554,334</b> | <b>681,391</b> | <b>(127,057)</b> | <b>81%</b>  | <b>1,640,338</b> | <b>1,086,004</b> |
| 970   |      | <b>CASH FLOW FROM OPERATIONS</b>    | <b>75,937</b>  | <b>42,701</b>  | <b>33,236</b>   | <b>178%</b> | <b>79,342</b>  | <b>213,503</b> | <b>(134,161)</b> | <b>37%</b>  | <b>507,408</b>   | <b>428,066</b>   |
| <b>OTHER FINANCIAL ITEMS-SOURCES &amp; (USES)</b> |      |                                     |                |                |                 |             |                |                |                  |             |                  |                  |
|   |      | OPERATING TRANSFERS IN              | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | OPERATING TRANSFERS OUT             | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | DEBT SERVICE PAYMENT - INTEREST     | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | DEBT SERVICE PAYMENT - PRINCIPAL    | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
| 971   | 4610 | EXTRAORDINARY MAINTENANCE           | -              | 1,250          | (1,250)         | 0%          | -              | 6,250          | (6,250)          | 0%          | 15,000           | 15,000           |
|   |      | CAPITAL EXPENDITURES                | 42,854         | 42,854         | -               | 100%        | 214,272        | 214,272        | -                | 100%        | 514,252          | 299,980          |
| 973   | 4715 | HOUSING ASSISTANCE PAYMENTS         | -              | -              | -               | -           | -              | -              | -                | -           | -                | -                |
|   |      | OTHER ITEMS                         | (31,759)       | -              | (31,759)        | -           | (153,988)      | -              | (153,988)        | -           | -                | 153,988          |
| <b>TOTAL OTHER EXPENSES</b>                       |      |                                     | <b>11,095</b>  | <b>44,104</b>  | <b>(33,009)</b> | <b>25%</b>  | <b>60,284</b>  | <b>220,522</b> | <b>(160,238)</b> | <b>27%</b>  | <b>529,252</b>   | <b>468,968</b>   |
| 900   |      | <b>TOTAL EXPENDITURES</b>           | <b>131,468</b> | <b>180,383</b> | <b>(48,915)</b> | <b>73%</b>  | <b>614,617</b> | <b>901,913</b> | <b>(287,295)</b> | <b>68%</b>  | <b>2,169,590</b> | <b>1,554,973</b> |
|   |      | <b>DEPRECIATION ADD BACK</b>        | <b>42,854</b>  | <b>42,854</b>  | <b>-</b>        | <b>100%</b> | <b>214,272</b> | <b>214,272</b> | <b>-</b>         | <b>100%</b> | <b>514,252</b>   | <b>299,980</b>   |
|   |      | <b>NET CASH FLOW</b>                | <b>107,696</b> | <b>41,451</b>  | <b>66,245</b>   | <b>260%</b> | <b>233,330</b> | <b>207,253</b> | <b>26,077</b>    | <b>113%</b> | <b>492,408</b>   | <b>259,078</b>   |



AVON PARK HOUSING AUTHORITY

RESOLUTION #17-03

**RESOLUTION AUTHORIZING EXECUTION AND SUBMISSION OF ANNUAL CONTRIBUTIONS CONTRACT (ACC) AMENDMENT, CAPITAL FUND PROGRAM BUDGET OF THE 2017 CAPITAL FUNDS PROGRAM ANNUAL STATEMENT/PERFORMANCE AND EVALUATION REPORTS AND ASSOCIATED CERTIFICATIONS TO U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD).**

Whereas, HUD has forwarded to the APHA the ACC for the 2017 Capital Fund Program(CFP) for federal fiscal year 2017 in the amount of \$172, 916; and

Whereas, The APHA is required to execute the ACC, CFP Annual Statement/Performance and Evaluation Report and other related compliance certifications as requirements which includes the description of the use and application of the funds for such Program; and

Whereas, The APHA now desires to execute and submit the aforementioned documents to HUD as attached hereto and incorporated within this resolution, as a condition of funding eligibility.

NOW THEREFORE, BE IT RESOLVED that the CEO is authorized to execute the referenced and attached documents for the CFP grant number FL14P01250117 and submit same to HUD.

IN WITNESS WHEREOF, the undersigned do hereby acknowledge approval of the foregoing resolution this \_\_\_\_ day of July, 2017.

\_\_\_\_\_  
, Chair

\_\_\_\_\_  
, Secretary

AVON PARK HOUSING AUTHORITY

RESOLUTION #17-04

**RESOLUTION AUTHORIZING THE CLOSURE OF APHA BANK ACCOUNTS AND  
TRANSFER OF ASSETS BY THE CEO AS NECESSARY IN ACCORDANCE WITH THE  
CONVERSION FROM THE PUBLIC HOUSING PROGRAM TO THE RENTAL  
ASSISTANCE DEMONSTRATION (RAD) PROGRAM.**

- Whereas, The Board previously approved the conversion of Public Housing to RAD; and
- Whereas, The Board previously approved the establishment of bank accounts necessary for said conversion.
- Whereas, Existing accounts established for the operation of public housing will need to be dissolved.

NOW THEREFORE, BE IT RESOLVED that the CEO is authorized to close accounts and transfer funds as necessary and appropriate in accordance with HUD rules and good business practice.

BE IT FURTHER RESOLVED that the CEO will present the Board with an accounting of the movement of all funds when complete.

IN WITNESS WHEREOF, the undersigned do hereby acknowledge approval of the foregoing resolution this \_\_\_\_ day of July, 2017.

\_\_\_\_\_  
, Chair

\_\_\_\_\_  
, Secretary