AVON PARK HOUSING DEVELOPMENT CORPORATION

Board of Directors Regular Meeting North Central Heights Community Center 709 Juneberry Street, Avon Park, Florida Wednesday February 28, 2018; 4:00 P.M. Meeting Agenda

ROLL CALL;

PREVIOUS MINUTES:

Previous Minutes

COMMUNICATIONS:

None

OLD BUSINESS;

- 1. APHA- RAD Conversion: Secretary will provide the Board with an update on the APHA's progress in completing conversion process.
- 2. Ridgedale Exterior improvements

II. NEW BUSINESS;

1. Board composition

Other matters to come before the Board:

Next Board Meeting(s): March 21, 2018

VI. ADJOURN

In accordance with the American Disabilities Act and Section 286.26 Florida Statutes, any person with disabilities requiring reasonable accommodations to participate in this meeting should call the Housing Authority offices five days prior to the meeting.

AVON PARK HOUSING DEVELOPMENT CORPORATION

Board of Directors Regular Meeting North Central Heights Community Center 709 Juneberry Street, Avon Park, Florida Wednesday November 15, 2017; 4:00 P.M.

Meeting Minutes

ROLL CALL; Chairman Greg Wade requested the Secretary to call the roll, with the following results: Directors Present; Wade, Roberts, Brojek, Johnson, Stukes Harris, and Eldred. Directors Absent; Barnard and Windsor.

PREVIOUS MINUTES: Regular Board Meeting Minutes; October 2017 were circulated by the Secretary in advance of the Meeting; moved by Director Roberts, seconded by Director Johnson to approve the minutes; motion carried unanimously.

COMMUNICATIONS: None

OLD BUSINESS;

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

Rental Assistance Demonstration Application: Rudy informed the Board that the rehab project of Lakeside II was still in process with a revised completion schedule of April 20, 2018. The delay was the direct result of Hurricane Irma.

Potential Development Opportunity: Rudy informed the Board that this deal seemed to be stalled but was still a possibility

NEW BUSINESS:

Pet policies – Secretary Rudy asked the Board to support the decision of the management company for APHDC properties, APHA, to adopt a no pet policy with a grandfather clause for existing animals. This policy does not include individuals or families with a documented medical need for an assistive or companion animal. Director Eldred moved to adopt the policy; the motion was seconded by Director Wade and carried unanimously.

Personnel Changes: Secretary Rudy informed the Board of the resignation and retirement of Bea Gillians after many years of service.

Incentive Compensation: Secretary Rudy asked the Board to approve the expense approved by the management company, APHA, of incentive compensation for staff up to \$2,000. On a motion by Director Stukes, seconded by Director Brojek the incentive compensation was unanimously approved.

2018 Budget. David Cornwell presented the Board with a proposed 2018 budget. On a motion by Director Brojek, seconded by Director Eldred the budget was unanimously approved.

VI. ADJOURN;	There being no further business to come before the Board,
Chairman Wade	e adjourned the meeting at 4:40 pm.

Accepted	
Attest	
SEAL	

<u>AVON PARK</u> HOUSING AUTHORITY

FISCAL YEAR ENDING DECEMBER 31, 2017

CONSOLIDATED

Financial Statements

October 31, 2017

AVON PARK HOUSING AUTHORITY

FINANCIAL STATEMENT SUMMARY

PUBLIC HOUSING

INCOME

- 1. Total income is down by (\$124,733). Total tenant rental revenue is down by (\$37,839). Other tenant revenue is up by \$3,374. EXPENSES
- 2. Total operating expense are down by (\$89,410) compared to the budgeted amount.
- 3. Administrative expenses are down by (\$46,104).
- 4. Maintenance expenses are down by (\$37,391).
- 5. Utility expenses are down by (\$4,271).
- 6. Total insurance expense is up by \$7,509.
- 7. Total General expense is down by (\$8,712).

Public Housing's projected net income is scheduled YTD to be \$28,807. Current net income is (\$91,539).

NORTH CENTRAL HEIGHTS I

INCOME

1. Total income is down by (\$3,342) compared to budgeted amounts. Total tenant revenue is down by (\$1,671).

EXPENSES

- 2. Total operating expense are down by (\$8,147), compared to the budgeted amount.
- 3. Administrative expenses are down by (\$15,672).
- 4. Maintenance expenses are up by \$16,608.
- 5. Utitlity expense is down by (\$2,083).
- 6. Total insurance expense is down by (\$2,069).
- 7. Total General expense is down by (\$3,931).

North Central Heights I projected net income is scheduled YTD to be \$20,465. Current net income is \$27,446.

NORTH CENTRAL Height II

INCOME

1. Total income is down by (\$2,337) compared to budgeted amounts. Total tenant revenue is down by (\$1,936).

EXPENSES

- 2. Total operating expense is up by \$11,433, compared to the budgeted amount.
- 3. Administrative expenses are down by (\$6,782).
- 4. Maintenance expenses are up by \$15,390.
- 5. Utitlity expense is down up \$45.
- 6. Total insurance expense is up by \$216.
- 7. Total General expense is up by \$3,398.

North Central Heights II projected net income is scheduled YTD to be \$20,579. Current net income is \$6,809.

AVON PARK HOUSING AUTHORITY

FINANCIAL STATEMENT SUMMARY

RIDGEDALE

INCOME

1. Total income is down by (\$281,151) compared to budgeted amounts. Total tenant revenue is down by (\$26,514). Grant subsidy is down compared to budgeted amounts by (\$254,711). Other revenue is up by \$73.

EXPENSES

- 2. Total operating expense is up by \$19,323 compared to the budgeted amount.
- 3. Administrative expense is down by (\$1,470).
- 4. Maintenance expenses are up by \$53,628.
- 5. Utitlity expense is up \$1,799.
- 6. Total insurance expense is down by (\$1,020).
- 7. Total General expense are down by (\$33,564).

Ridgedale's projected net income is scheduled YTD to be \$92,838. Current net income is \$69,284.

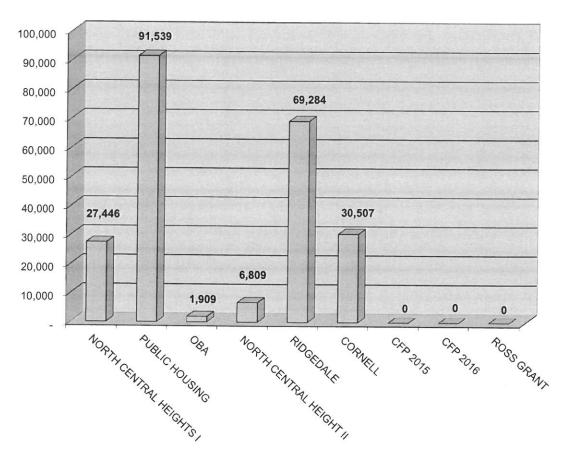
CORNELL COLONY

INCOME

- 1. Total income is up by \$1,374 compared to budgeted amounts. Total tenant revenue is down by (\$6,823). EXPENSES
- 2. Total operating expense is down by (\$6,115) compared to the budgeted amount.
- 3. Administrative expense is down by (\$13,056).
- 4. Maintenance expenses are up by \$2,593.
- 5. Utitlity expense is down by (\$12,125).
- 6. Total insurance expense is up by \$10,361.
- 7. Total General expense are up by \$6,112.

Ridgedale's projected net income is scheduled YTD to be \$64,923. Current net income is \$72,413.

Avon Park Housing Authority



Year to Date Net Income

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

PUBLIC HOUSING		NORTH CENTRAL HEIGHTS I	
1111.01 GENERAL FUND CHECKING	128,303	1111.01 GENERAL FUND CHECKING	57,009
1111.40 FSS ESCROW	7,622	1114.00 SECURITY DEPOSITS	13,250
1111.06 UTILITY DEPOSIT ESCROW FUND	3,000	1162.1 ESCROW -BONNEVILLE-TAXES	34,295
1111.09 S8 FUNDS		1162.11 ESCROW-BONNEVILLE-INSURANCE	12,284
1114.00 SECURITY DEPOSITS		1162.12 ESCROW-BONNEVILLE-REPL RS	71,351
1117.00 PETTY CASH	100		(1,001
1162.10 INVESTMENTS - CD HIGHLANDS BNK	43,526	TOTAL	188,189
1162.01 LAKESIDE PARK 1 ESCROW	2,087	101.12	100,107
1162.02 LAKESIDE PARK I RESERVES	22,340	NORTH CENTRAL HEIGHT II	
1162.60 NEW INVESTMENT ACCOUNT	129,017	1111.01 GENERAL FUND CHECKING	31,132
	,	1114.00 SECURITY DEPOSITS	10,300
TOTAL	335,994	1162.1 ESCROW-BONNEVILLE-TAXES	27,574
		1162.11 ESCROW-BONNEVILLE - INSURANCE	15,198
OTHER BUSINESS ACTIVITY		1162.12 ESCROW-BONNEVILLE-REPL RES	57,094
1111.3 APHDCOBA	65,483	TOTAL	141,298
1111.50 LAKE SIDE PARK - RAD	100	101.11	141,298
TOTAL	65,583	RIDGEDALE	
		1111.01 GENERAL FUND CHECKING	104,169
		1114.00 SECURITY DEPOSITS	6,386
CORNELL COLONY		1162.05 ESCROW MIP	768
1111.40 GENERAL FUND-CORNELL COLONY	149,144	1162.06 ESCROW RESERVE REPLACEMENT	44,536
1111.60 CORNELL COLONY - OP DEF RESERVES	53178511	1162.07 ESCROW INSURANCE	7,744
1114.00 CORNELL COLONY - SECURITY DEPOSITS	12,901	1162.08 RESIDUAL RECEIPTS RESERVERS	47,431
1162.10 ESCROW INSURANCE & TAXES	13,201	TOTAL	211,033
1162.12 ESCROW REPLACE RESERVE	15,864	107.11	211,033
TOTAL	191,110		
LAKESIDE PARK I		LAKESIDE PARK II	
1111.00 GENERAL FUND-LAKESIDE PARK I	3,211	1111.00 GENERAL FUND-LAKESIDE PARK II	29,853
1114.00 SECURITY DEPOSIT	4,299	1114.00 SECURITY DEPOSIT	9,162
1162.01 ESCROW	949	1162.00 ESCROW - CHURCHILL	1,600
1162.02 RESERVES	800	1162.01 ESCROW - INSURANCE	5,417
		1162.02 RESERVES	7,481
TOTAL	9,258	TOTAL	53,514
DELANEY HEIGHTS LLC			
1111.00 GENERAL FUND-DELANEY HEIGHTS LLC	22.101	COCC	
1114.00 SECURITY DEPOSIT	32,406	1111.00 GENERAL FUND-COCC	38,913
	9,417		
TOTAL	41,823	TOTAL	38,913

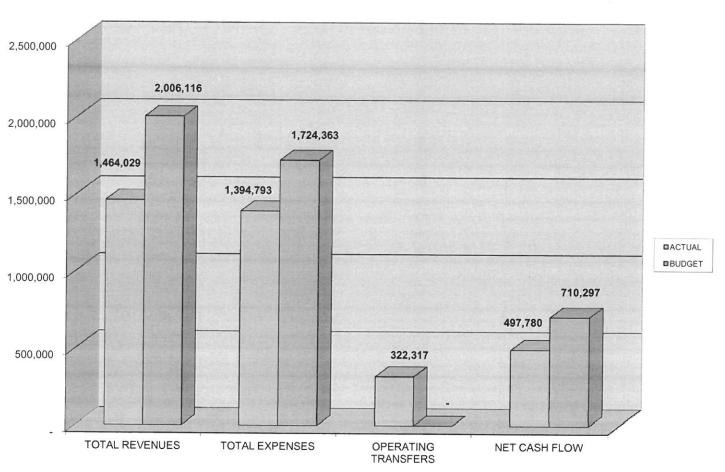
AVON PARK HOUSING AUTHORITY SCHEDULE OF UNRESTRICTED NET POSITION AS OF October 31, 2017

NORTH CENTRAL HEIGHTS I		NORTH CENTRAL HEIGHTS II	
UNRESTRICTED NET ASSETS	132,403	UNRESTRICTED NET ASSETS	68,826
YEAR TO DATE EARNINGS	27,446	YEAR TO DATE EARNINGS	6,809
TOTAL	159,849	TOTAL	75,635
PUBLIC HOUSING		RIDGEDALE	
UNRESTRICTED NET ASSETS	1,399,440	UNRESTRICTED NET ASSETS	27,147
YEAR TO DATE EARNINGS	91,539	YEAR TO DATE EARNINGS	69,284
TOTAL	1,490,979	TOTAL	96,431
OTHER BUSINESS		CAPITAL FUND 2016	
UNRESTRICTED NET ASSETS	89,094	UNRESTRICTED NET ASSETS	0±0
YEAR TO DATE EARNINGS	1,909	YEAR TO DATE EARNINGS	
TOTAL	91,003		
CORNELL COLONY		CAPITAL FUND 2015	
UNRESTRICTED NET ASSETS	(41,905)	UNRESTRICTED NET ASSETS	(5)
YEAR TO DATE EARNINGS	72,413	YEAR TO DATE EARNINGS	-
TOTAL	30,507	TOTAL	
LAKDESIDE PARK 1		LAKESIDE PARK11	
UNRESTRICTED NET ASSETS		UNRESTRICTED NET ASSETS	
YEAR TO DATE EARNINGS	5,359	YEAR TO DATE EARNINGS	35,078
TOTAL	5,359	TOTAL	35,078
DELANEY HEIGHTS LLC		COCC	
UNRESTRICTED NET ASSETS		UNRESTRICTED NET ASSETS	-
YEAR TO DATE EARNINGS	31,983	YEAR TO DATE EARNINGS	119,002
TOTAL .	31,983	TOTAL	119,002

TOTAL RESERVE BALANCES

2,135,828

APHA CONSOLIDATED



APHA CONSOLIDATED- STATEMENT OF NET POSITION

ASSE	<u>TS</u>		LIAB	SILITIES	
	Current Assets:		-	Current Liabilities:	
	Cash		311	Bank Overdraft	
111	Unrestricted	812,364	312	Accounts Payable <=_90 Days	5,992
115	Cash - Restricted for Payment of Current Liabilities	10,622	313	Accounts payable >90 Days Past Due	5,992
112	Cash - Restricted Mod and Development	99,866	321	Accrued Wage/Payroll Taxes Payable	1711
113	Cash - Other restricted	69,739	322	Accrued Compensated Absences - Current Portion	1,644
114	Cash - Tenant Security Deposits	65,715	324	Accrued Contingency Liability	12,657
100	Total Cash	1,058,306	325	Accrued Interest Payable	
	Receivables	2,000,000	331	Accounts Payable - HUD PHA Programs	
121	Accounts Receivable - PHA Projects		332	Accounts Payable - PHA Projects	
122	Accounts Receivable - HUD Other Projects		333	Accounts Payable - Other Government	
124	Accounts Receivable - Other Government	263,703	341	Tenant Security Deposits	30,372
125	Accounts Receivable - Miscellaneous	29,749	342	Unearned Revenue	65,890
126	Accounts Receivable - Tenants Dwelling Rents	3,204	343		1,154
126.1	Allowance for Doubtful Accounts - Dwelling Rents	(1,365)	344	Current Portion of Long-term Debt - Capital Projects	38,955
126.2	Allowance for Doubtful Accounts - Other	(1,303)	348	Current Portion of Long-term Debt - Operating Borrowings	
127	Notes and Mortgages Receivable - Current	16,000	345	Loan Liability - Current Other Current Liabilities	-
128	Fraud Recovery	16,000	346		
128.1	Allowance for Doubtful Accounts - Fraud			Accrued Liabilities - Other	
129	Accrued Interest Receivable		347	Interprogram Due To	90,757
120	Total Receivables - Net of Allowances for doubtful accts		310	Total Current Liabilities	247,421
	Total Receivables - 14et of Allowances for doubtful accts	311,291	52261	Non-current Liabilities:	
131	Investments - Unrestricted		351	Long-term Debt, Net of Current - Capital Projects	21,976,868
135		-	352	Net Pension Liability & OPEB	
132	Investments - Restricted for Payments of Current Liabilities	-	354	Accrued Compensated Absences - Non Current	7,622
142	Investments - Restricted	218,409	355	Loan Liability - Non Current	
143	Prepaid Expenses and Other Assets Inventories	1,062,780	353	Noncurrent Liabilities - Other	
143.1		-	350	Total Noncurrent Liabilities	21,984,490
	Allowance for Obsolete Inventory	arman di	300	Total Liabilities	22,231,911
144	Interprogram Due From	90,757		RRED INFLOWS OF RESOURCES	
145	Assets Held for Sale	-	400	Deferred Inflows of Resources - Pension Related Items	
146	Amounts To Be Provided	0.00.00.00.00	EQUI	TY:	
170	Total Other Current Assets	1,371,947	501	Investment in General Fixed Assets	-
150	Total Current Assets	2,741,543		Contributed Capital	
	Non-current Assets:		502	Project Notes (HUD)	
10000	Fixed Assets		503	Long-term Debt - HUD Guaranteed	
161	Land	1,492,993	504	Net HUD PHA Contributions	
168	Infrastructure	358,482	505	Other HUD Contributions	25
162	Buildings	18,043,934	507	Other Contributions	
163	Furniture, Equipment & Machinery- Dwellings	49,935	508	Total Contributed Capital	
164	Furniture, Equipment & Machinery - Administration	212,570			
165	Leasehold Improvements	192	508.1	Net Investment in Capital Assets	(984,791)
166	Accumulated Depreciation	(6,148,818)		L	(303,732)
167	Construction in Progress	7,005,466		Reserved Fund Balance:	
160	Total Fixed Assets - Net of Accumulated Depreciation	21,014,562	509	Fund Balance Reserved for Encumbrances/	
171	Notes, Loans, Mortgages Receivable - Non Current			Designated Fund Balance	
172	Notes, Loans, Mortgages Receivable - Non Current - Past Due		510	Fund Balance Reserved for Capital Activities	
173	Grants Receivable - Non Current		511	Total Reserved Fund Balance	
174	Other Assets			A Olai Meserved I dila Dalance	
176	Investments in Joint Ventures		511.1	Restricted Net Position	271 742
	Total Non-Current Assets		512	Undesignated Fund Balance/Retained Earnings	371,768
			512.1		
	Total Assets	23,756 106			
200	Deferred Outflows of Resources - Pension Plan	23,756,106		Unrestricted Net Position	2,137,218
200		23,756,106	513	Unrestricted Net Position Total Equity Total Liabilities and Equity	2,137,218 1,524,195 23,756,105

APHA CONSOLIDATED

Revenue	LINE		DESCRIPTION	MONTH	MONTH	D.W.	% OF MTD	YEAR TO DATE	YEAR TO DATE		% OF YTD	ANNUAL	BUDGET BALANCE
OPERATING INCOME 10			2200111014	ACTUAL	BUDGET	DIFF	BUDGET	ACTUAL	BUDGET	DIFF	BUDGET	BUDGET	REMAINING
NET TENANT REVENUE 55.529 70.210 (14.680) 79% 641.301 702.095 (60.704) 91% 842.514 2 346) TENANT REVENUE COTTURE 1.755 2.350 (37) 84% 21.786 23.300 (1.514) 94% 27.960 346) TENANT REVENUE EXCRESS UTILITY 1.755 2.350 (37) 84% 21.786 23.300 (1.514) 94% 27.960 345) TENANT REVENUE LATE CHARGES 4.540 (1.50.87) 2.96 (60.117 72.535 (60.218) 91% 870.474 (1.50.87) 1.750			TING INCOME										
## 150 TEANT REVENUE - OTHER 1953 2330 1500 170 184 2176 2330 1615 194 27960 ## 1500 TEANT REVENUE - EXCESS UTILITY 1953 2330 1500 170 184 27960 ## 1500 TEANT REVENUE - EXCESS UTILITY 1953 2330 1500 170 1850 170 1870	703	3110	GROSS POTENTIAL RENT	55,529	70,210	(14,680)	79%	641,391	702,095	(60,704	91%	842,514	201,123
Main Texant Revenue - Secres Utility Main Texant Revenue - Excres Utility Main Texant Revenue - Excres Utility Main Texant Revenue - Excres Utility Main Texant Revenue - Extra Endres Main Texant Revenue - Late Charles Main Texant Revenue - Late Charles Main Texant Revenue - Late Charles Main Ma			NET TENANT REVENUE	55,529	70,210	(14,680)	79%	641.391	702.095	(60.704	91%	842 514	201,123
Main TEANNT REVENUE - MANTENNANCE		3401	TENANT REVENUE - OTHER	1.953	2.330		1 700000				de commonde		Secretary States of the last
Main Net operating revenue S7.482 72.540 (15.65) 72% 663.177 725.05 60.218 91% 870.474		3404	TENANT REVENUE - EXCESS UTILITY			, , , ,		21,100	25,500	(1,514) >+ 0	27,900	6,174
Math													
Proceedings 1965 1966 1967 1967 1967 1967 1968 1967 1968				10.00000									
706 HILD PHA OPERATING GRANT CFP 708 OTHER GOVERNENT GRANT S 709 OTHER GOVERNENT FEE NOOME ASSET MANAGEMENT FEE NOOME ASSET MANAGEMENT FEE NOOME ASSET MANAGEMENT FEE NOOME FRATIO RECOVERY 715 OTHER REVENUE 4.404 20.380 (15.976) 22% 202,538 203,796 (12.88) 99% 244.555 709 OTOTAL REVENUES 295.571 200.612 94.959 147% 1.664.029 2.006.116 (512.087) 73% 2.407.339 94 PERATTING EXPENDITURES ADMINISTRATIVE SALARIES 30,197 22.485 7.712 134% 223,033 2234,848 (916) 100% 209.818 714 110 ADMINISTRATIVE SALARIES 30,197 22.485 7.712 134% 223,033 224,848 (916) 100% 209.818 717 AUDITING FEES 20,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 718 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 (6.333) 76% 100.167 719 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 114.25 (7.765 5.88) 1137.100 710 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 114.25 (7.765 5.88) 1137.100 710 AUDITING FEES 30,560 2.683 17,817 764% 20,560 2.683 114.25 (7.765 5.88) 1137.100 710 AUDITING FEES 30,560 2.683 114.25 (7.765 5.88) 114.25 (7.765 5.88) 114.25 (7.765 5.88) 1137.100 710 AUDITIN		3431	NET OPERATING REVENUE	57,482	72,540	(15,057)	79%	663,177	725.395	(62.218	91%	870 474	207,297
OTHER GOVERNMENT GRANTS 30,79 28,88 1,52 105% 33,871 288,582 254,711 12% 34,628 171 171 172 34,628 171 172 34,628 173 173 174				191,494	73,188	118,306							367,495
INVESTMENT INCOME - INFRISTRICTED 84 213 (128) 40% 1306 2.125 (819) 61% 2.550				30,379	28,858	1,521	105%						312,427
MANAGEMENT FEE NCOME BOOKKEEPING FEE INCOME ASSET MANAGEMENT FEE INCOME ASSET MANAGEMENT FEE INCOME ASSET MANAGEMENT FEE INCOME ASSET MANAGEMENT FEE INCOME FAIL FRAUD RECOVERY 715 OTHER REVENUE 716 OTHER REVENUE 177 47 (30) 56% 228 20,538 20,796 (1,258) 99% 244,555 565 720 INVESTMENT INCOME - RESTRICTED 17 47 (30) 56% 258 471 (212) 55% 565 720 TOTAL REVENUES 720 AUMINISTRATIVE OPERATING EXPENDITURES ADMINISTRATIVE 11 410 ALMINISTRATIVE SALARIES 30,197 22,485 7,712 134% 223,933 224,848 (916) 100% 269,818 912 4182 EBC - ADMIN GFES 20,506 26,833 17,817 764% 20,500 26,833 (6,333) 76% 32,200 MANAGEMENT FEES 11,711 6,027 56,644 194% 68,373 60,268 81,05 113% 72,321 ADMINISTRATIVE 14 171 ALDITING FEES 20,506 26,833 17,817 764% 20,500 26,833 (6,333) 76% 32,200 MANAGEMENT FEES 11,711 6,027 5,684 194% 68,373 60,268 81,05 113% 72,321 ADMINISTRATIVE TRAVEL 15 EGGL EXPENSE 1544 194% 68,373 60,268 81,05 113% 72,321 TRAVEL 16 LEGGL EXPENSE 1544 194% 68,373 60,268 81,05 113% 72,321 TRAVEL 16 LEGGL EXPENSE 1544 194% 68,373 60,268 81,05 113% 72,321 TRAVEL 17 TOTAL ADMINISTRATIVE 77,842 50,967 26,882 133% 469,101 509,672 (49,567) 90% 611,606 15 TRAVEL 17 TOTAL ADMINISTRATIVE 77,842 50,967 26,882 133% 469,101 509,672 (49,567) 90% 611,606 15 TRAVEL 17 TOTAL ADMINISTRATIVE 77,842 50,967 26,882 133% 469,101 509,672 (49,567) 90% 611,606 15 TRAVEL 18 LEGGL EXPENSE 154 (228) 85% 10,772 15,538 (4,766) 69% 18,645 192 193 1310 OTHER 14,000 THER 1,326 15,54 (228) 85% 10,772 15,558 (4,766) 69% 18,645 193 134 100 WIRE 14,000 THER 1,326 15,54 (228) 85% 10,772 15,558 (4,766) 69% 18,645 193 134 100 WIRE 14,000 THER 1,326 15,54 (228) 85% 10,772 15,558 (4,766) 69% 18,645 13,59 13,50 1	711			84	213	(128)	40%	1,306					1,244
ROURKEENING FIEL INCOME 714 FRAUD RECOVERY 715 OTHER REVENUE				11,711	5,386	6,324	217%	52,114	53,864				12,523
FRAUD RECOVERY						-	- 1			-			
Tilde Tild	7114				: ·		- 1			-			
Total administrative						12	- 1			-	- 1		
TOTAL REVENUES 295.571 200.612 94.959 147% 1.464.029 2.006.116 (542.087) 7.3% 2.407.339 94												244,555	42,017
ADMINISTRATIVE ADMINISTRATIVE AUMINISTRATIVE AUMI		COTTAX					2000	258	471	(212)	55% _	565	274
## ADMINISTRATIVE 911 4110 ADMINISTRATIVE SALARIES 30,197 22,485 7,712 134% 223,933 224,848 (916) 100% 269,818 912 4182 EBC - ADMIN 6,791 8,347 (1,556) 81% 79,972 84,473 (3,500) 96% 100,167 4171 AUDITING FEES 20,560 2,683 17,817 76.4% 20,500 26,833 (6,333) 76% 32,200 MANAGEMENT FEES 11,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 BOOKKEEPING FEES 11,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 BOOKKEEPING FEES 1,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 FEGAL EXPENSE 542 542 542 LEGAL EXPENSE 544 544 544 544 TOTAL ADMINISTRATIVE 77,849 50,967 26,882 153% 460,104 509,672 (49,567) 90% 611,606 15 TOTAL ADMINISTRATIVE 77,849 50,967 26,882 153% 460,104 509,672 (49,567) 90% 611,606 15 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL ADMINISTRATIVE 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES 233 (233) 0% 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 931 4310 WATER 4320			THE CONTRACT OF THE CONTRACT O	295,571	200,612	94,959	147%	1,464,029	2,006,116	(542,087)	73%	2,407,339	943,278
911 4110 ADMINISTRATIVE SALARIES 912 4182 EBG-ADMIN 4171 AUDITING FEES													
912 4182 EBC - ADMIN 4171 AUDITING FEES 20,500 2,683 17,817 764% 20,500 26,833 (6,333) 76% 32,200 MANAGABRIT FEES 11,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 BOOKKEEPING FEES ADVERTISING & MARKETING OFFICE EXPENSE LEGAL EXPENSE TRAVEL 916 4190 OTHER 8,649 11,425 (2,776) 76% 66,785 114,250 (47,465) 58% 137,100 TOTAL ADMINISTRATIVE 77,849 50,967 26,882 153% 469,104 509,672 (49,567) 90% 611,606 15 TOTAL SRVICES 921 4210 SALARIES 923 4222 EBC - TNT SVCS 924 4230 OTHER TOTAL TENANT SERVICES 1 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 43,299 11,430 (138) 86% 330 942 (11,10 8% 13,130 98 139 84,399 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155	A	DMIN	ISTRATIVE										
912 4182 EBC - ADMIN 4171 AUDITING FEES				30,197	22,485	7,712	134%	223,933	224.848	(916)	100° o	269.818	45,885
## AUDITING FEES 20,500 2,683 17,817 764% 20,500 26,833 (6,333) 76% 32,200 ## MANAGEMENT FEES 11,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 ## BOOKKEEPING FEES 11,711 6,027 5,684 194% 68,373 60,268 8,105 113% 72,321 ## SOURCE FEED FEES 542 542 ## SOURCE FEED FEES 542 542 ## SOURCE FEED FEES 542 ## SOURCE FEED FEES 542 542 ## SOURCE FEES 542 ## SOURCE FEES 542 542 ## SOURCE FEES 542 ## SOURCE FEES	912			6,791	8,347	(1,556)	81%						20,195
MANAGEMENT FEES BOOKKEEPING FIES ADVERTISING & MARKETING OFFICE EXPENSE LEGAL EXPENSE TRAVEL 916 4190 OTHER TOTAL ADMINISTRATIVE 77.849 50.967 26.882 153% 460.104 509.672 (49.567) 90% 611.606 15 921 4210 SALARIES 924 4230 OTHER TOTAL TENANT SERVICES 924 4230 OTHER 1,326 1.554 (228) 85% 10,772 15.538 (4.766) 69% 18.645 935 4330 NATURAL GAS 8 1 94 (13) 86% 830 942 (11) 88% 11,130 958 4390 SEWER AND OTHER 1,967 2.096 (129) 94% 15.525 20.963 (5.437) 74% 25.155				20,500	2,683	17,817	764%	20,500					11,700
ADVERTISING & MARKETING OFFICE EXPENSE LEGAL EXPENSE TRAVEL. 916 4190 OTHER 8.649 11,425 (2,776) 76% 66,785 114,250 (47,465) 58% 137,100 TOTAL ADMINISTRATIVE TENANT SERVICES 921 4210 SALARIES 923 4222 EBC. TNT SVCS 924 4230 OTHER TOTAL TENANT SERVICES 935 4222 EBC. TNT SVCS 94 4230 OTHER 1,326 1,554 (238) 85% 10,772 15,538 (4,766) 69% 18,645 193 4330 NATURAL GAS 951 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 193 4330 NATURAL GAS 1,330 NATURAL GAS 1,340 NATURAL GAS 1,341 NATURAL GAS 1,342 1,344 1,345				11,711	6,027	5,684	194%	68,373	60,268				3,948
OFFICE EXPENSE LEGAL EXPENSE TRAVEIL 916 4190 OTHER 8.649 11,425 (2,776) 76% 66,785 114,250 (47,465) 58% 137,100 TOTAL ADMINISTRATIVE 77,849 50,967 26,882 153% 460,104 509,672 (49,567) 90% 611,606 15 TENANT SERVICES 921 4210 SALARIES 923 4222 ERC -TNT SVCS 924 4230 OTHER - 233 (233) 0% - 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES UTILITIES 931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4320 ELECTRICITY 6,508 3,627 2,880 179% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 83 0 942 (112) 88% 1,130 958 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155							> 12						
LEGAL EXPENSE TRAVEL TRAVEL TRAVEL TRAVEL TOTAL ADMINISTRATIVE 77.849 50.967 26.882 153% 460.104 509.672 (49.465) 58% 137.100 15.000 15.000 15.000 15.000 15.000 16.006 15.000 15.000 15.000 16.006 15.000 15.000 16.006 15.000 15.000 16.006 16.006							- 1	542		542	- 1		(542)
TRAVEL. 916 4190 OTHER 8,649 11,425 (2,776) 76% 66,785 114,250 (47,465) 58% 137,100 TOTAL ADMINISTRATIVE 77,849 50,967 26,882 153% 460,104 509,672 (49,567) 90% 611,606 15 921 4210 SALARIES 923 4222 ERC - TNT SVCS 924 4230 OTHER							- 1				- 19		
11/425 1						-	- 1			31	- 15		
TOTAL ADMINISTRATIVE 77.849 50.967 26.882 153% 460,104 509.672 (49.567) 90% 611,606 15 TENANT SERVICES 921 4210 SALARIES 922 4220 OTHER TOTAL TENANT SERVICES 1 233 (233) 0% 2.325 (2.325) 0% 2.790 TOTAL TENANT SERVICES 1 233 (233) 0% 2.325 (2.325) 0% 2.790 TOTAL TENANT SERVICES 1 334 (343) 0% 2.325 (2.325) 0% 2.790 TOTAL TENANT SERVICES 1 34310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 924 4320 ELECTRICITY 931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4320 ELECTRICITY 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 11,350 938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155	916			9 6 10	11 425	(2.774)	Tons			02000	- 1		
TENANT SERVICES 921 4210 SALARIES 925 4222 EBC - TNT SVCS 924 4230 OTHER TOTAL TENANT SERVICES - 233 (233) 0% - 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES - 233 (233) 0% - 2,325 (2,325) 0% 2,790 UTILITIES 931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4320 ELECTRICITY 6,508 3,627 2,880 179% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 11,30 938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155									7		58%	137,100	70,315
921 4210 SALARIES 925 4222 EBC TNTSVCS 924 4230 OTHER				77,849	50,967	26,882	153%	460,104	509,672	(49,567)	90%	611,606	151,502
925 4222 EBC TNT SVCS 924 4230 OTHER - 233 (233) 0% - 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES - 233 (233) 0% - 2,325 (2,325) 0% 2,790 UILITIES 931 4510 WATER - 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4329 ELECTRICITY 6,508 3,627 2,880 179% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (11) 88% 1,130 938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155													
924 4230 OTHER - 233 (233) 0% - 2,325 (2,325) 0% 2,790 TOTAL TENANT SERVICES - 233 (233) 0% - 2,325 (2,325) 0% 2,790 UTILITIES 931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4320 ELECTRICITY 6,508 3,627 2,880 179% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 11,530 938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155						-					- 1		
TOTAL TENANT SERVICES - 233 (233) 0% - 2,325 (2,325) 0% 2,790 (2,790)					222	(0.22)				2	- 11	Company of the same of	
UTILITIES 931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 932 4320 ELECTRICITY 6,508 3,627 2,880 179% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 1,130 938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155				The state of the s		- 10-7-27			77.000	(2,325)	0%	2,790	2,790
931 4310 WATER 1,326 1,554 (228) 85% 10,772 15,538 (4,766) 69% 18,645 (932) 4320 ELECTRICITY 6,508 3,627 2,880 170% 37,335 36,274 1,061 103% 43,529 (933) 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 1,130 (938) 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155				-	233	(233)	0%		2,325	(2,325)	0%	2,790	2,790
932 4320 ELECTRICITY 6.558 3.627 2.880 170% 37,335 36,274 1,061 103% 43,529 933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 1,130 938 4390 SEWER AND OTHER 1.967 2.096 (129) 94% 15,525 20,963 (5,437) 74% 25,155			-	1 226	1661	(224)	0.70	40.772					
933 4330 NATURAL GAS 81 94 (13) 86% 830 942 (112) 88% 1,130 958 4399 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155										36.04			7,873
938 4390 SEWER AND OTHER 1,967 2,096 (129) 94% 15,525 20,963 (5,437) 74% 25,155													6,194
TOTAL UTIL UTIL 2	938	4390	SEWER AND OTHER										300
$\frac{23002}{1312} \frac{1312}{2310} \frac{13476}{13476} \frac{64,462}{64,462} \frac{73,716}{73,716} \frac{(9,254)}{69,254} \frac{87\%}{88,459} \frac{88,459}{23}$	т	OTAL:	UTILITIES		A CONTRACTOR OF THE PARTY OF TH				The second second				9,630
	•			7,002	1,314	2,510	134%	04,402	73,716	(9,254)	87%	88,459	23,997

APHA CONSOLIDATED

LINE A	ACCT	CURRENT MONTH	CURRENT MONTH		% OF MTD	YEAR TO DATE	YEAR TO DATE		% OF	ANNUAL	BUDGET
ITEM	# DESCRIPTION	ACTUAL	BUDGET	DIFF	BUDGET	ACTUAL	BUDGET	DIFF	BUDGET	BUDGET	REMAINING
O	RDINARY MAINT & OPERATIONS						area and	2111	DUDGET	DODGET	REMAINING
	4410 LABOR	17,356	13,614	3,742	127%	125,985	136,136	(10,151)	93%	163,363	37,37
	4433 EMPLOYEE BENEFITS - MAINTENANCE	2,114	6,047	(3,933)	35%	43,455	60,471	(17,016		72,565	29,11
943	4420 MATERIALS	2,690	4,291	(1,601)	63%	34,890	42,908	(8,019)		56,490	21,60
943	CONTRACT COSTS										
94.5	GARBAGE & TRASH	2,083	1,177	906	177%	13,879	11,767	2,112	118%	14,120	24
	COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE	1,075	1,525	(450)	70%	7,892	15,250	(7,358)	52%	18,300	10,40
	LANDSCAPE & GROUNDS	8,445	2.042	5 / 02				-			
	UNIT TURNAROUNDS	0,443	2,843	5,603	297%	74,873	28,425	46,448	263%	34,110	(40,76
	ELECTRICAL.								- 1		
	PLUMBING		389	(389)	0%	3,105	3,888	(783)	80%	4,665	1,56
	EXTERMINATION	930	911	19	102%	9,300	9,108	192	102%	10,930	1,63
	JANITORIAL.			-			,,	1/2	10277	10,730	1,03
2002	ROUTINE MAINTENANCE	76	3,665	(3,589)	2%	4,560	36,650	(32,090)	12%	43,980	39,42
943 4	4430 OTHER MISCELLANEOUS CONTRACT COSTS	33,260	792	32,469	4201%	75,789	7,917	67,873	957%	9,500	(66,28
TC	OTAL ORDINARY MAINT & OPER	68,029	35,252	32,777	193%	393,727	352,519	41,208	112%	428,023	34,296
	ROTECTIVE SERVICES							74,500	*****	420,023	54,270
-4	4480 PROTECTIVE SERVICES CONTRACT COSTS								. 8		
	PROTECTIVE SERVICES OTHER								- 1		
TO	OTAL PROTECTIVE SERVICES				- 1				-		ALL: MITE
	SURANCE						fores men			CEST ST	
961 4	4510 PROPERTY	6,884	6,501	383	106%	70,597	65,008	5,588	109%	78,010	7,413
	GENERAL LIABILITY	2,978	497	2,481	599%	12,773	4,971	7,802	257%	5,965	(6,808
	WORKER'S COMPENSATION	927	1,160	(233)	80%	11,032	11,597	(564)	95%	13,916	2,884
	AUTO INSURANCE OTHER INSURANCE			-			-	-	- 1		
		1,605	596	1,009	269%	9,753	5,962	3,791	164%	7,154	(2,599
	OTAL INSURANCE EXPENSES	12,394	8,754	3,640	142%	104,155	87,538	16,617	119%	105,045	890
	ENERAL EXPENSES										
962 4	590 OTHER GENERAL EXPENSES	5,980	1,475	4,505	405%	30,484	14,750	15,734	207%	17,700	(12,784
	COMPENSATED ABSENCES		-	-	- 1			-	- 1		
	PAYMENTS IN LIEU OF TAXES		1,483	(1,483)	(1%		14,828	(14,828)	0%	17,793	17,793
	BAD DEBTS INTEREST EXPENSE	2,335	2,287	48	102%	20,830	22,867	(2,036)	91%	27,440	6,610
TO		14,851	20,511	(5,660)	72%	169,122	205,106	(35,984)	8200	246,127	77,005
	OTAL GENERAL EXPENSES	23,166	25,755	(2,589)	90%	220,436	257,550	(37,114)	86%	309,060	88,624
969 TO	OTAL OPERATING EXPENDITURES	191,319	128,332	62,987	149%	1,242,884	1,283,319	(40,436)	97%	1,544,983	302,099
	SH FLOW FROM OPERATIONS	104,252	72,280	31,972	144%	221,146	722,797	(501,651)	31%	862,356	641,178
OT	THER FINANCIAL ITEMS-SOURCES & (USES)								Monthsolasia and		2121210
	OPERATING TRANSFERS IN	(147,317)		(147,317)	- 13	(322,317)		(322,317)	- 10		322.317
	OPERATING TRANSFERS OUT	147,317		147,317	- 4	322,317		322,317	- 23		(322,317
	DEBT SERVICE PAYMENT - INTEREST	105		105	- 12	286		286	- 1		(286
971 40	DEBT SERVICE PAYMENT - PRINCIPAL 610 EXTRAORDINARY MAINTENANCE.			1,000,000					- 10		
271 40	CAPITAL EXPENDITURES	12.05	1,250	(1,250)	0%		12,500	(12,500)	0%	15,000	15,000
973 47	715 HOUSING ASSISTANCE PAYMENTS	42,854	42,854		100%	428,543	428,543		100%	514,252	85,709
	OTHER ITEMS			15	. 1	(276,920)		(27/ 020)	1 10		
TO	TAL OTHER EXPENSES	42.000	44.104	(4.445)	000			(276,920)			276,920
	TAL EXPENDITURES	42,960	44,104	(1,145)	97%	151,909	441,043	(289,134)	34%	529,252	377,343
		234,279	172,436	61,843	136%	1,394,793	1,724,363	(329,570)	81%	2,074,235	679,442
DE	PRECIATION ADD BACK	42,854	42,854	-	100%	428,543	428,543		100%	514,252	85,709
	T CASH FLOW	104,146	71,030								

APHA CONSOLIDATED ACCOUNT DETAIL

LINE ACC	DESCRIPTION	CURRENT MONTH ACTUAL	CURRENT MONTH BUDGET	DIFF	% OF MTD BUDGET	YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	DIFF	% OF YTD BUDGET	ANNUAL BUDGET	BUDGET BALANCE REMAINING
HUD PHA G	RANTS										
	1 CAPITAL FUND REVENUE - SOFT COSTS 1 CFP CAPITAL EXPENDITURES	129,541	44,330	85,211	292%	445,320	443,302	2,018		531,962	86,642
	SECTION 8 HAP INCOME	61,953	28,858	33,095	215%	65,445	288,582	(223,137)	23%	247.200	****
	ADMINISTRATIVE FEES EARNED	-	20,030		21370	05,445	200,302	(223,137)	23 6	346,298	280,853
3410.2	2 PORT IN ADMINISTRATIVE FEES EARNEI								-		
TOTAL HUL	PHA GRANTS	191,494	73,188	118,306	262%	510,765	731,883	(221,118)	70%	878,260	367,495
EXPENSE:	S				-			1		070,200	307,173
ADMINISTR	ATIVE OFFICE EXPENSES										
4130	LEGAL	69	721	(652)	10° o	3,726	7,208	/2 (02)	= 70/	0.450	
4140	STAFF TRAINING		408	(408)	0%	1,782	4,083	(3,482)		8,650	4,924
4150	TRAVEL	379	538	(159)	70%	3,725	5,375	(1,650)		4,900	3,118
4170	ACCOUNTING	3,159	2,125	1,034	149%	17,305	21,250	(3,945)		6,450 25,500	2,725
4190	SUNDRY	2,056	2,950	(894)	70° e	17,858	29,500	(11,642)		25,500 35,400	8,195
4190.2	TELEPHONE/COMMUNICATIONS	1,373	1,143	230	120%	12,497	11,433	1.064	109%	13.720	17,542
4190.3	POSTAGE	586	328	258	179%	2,952	3,279	(328)	90%	3,935	1,223
4190	OFFICE SUPPLIES	407	-	407	-	640	3,417	640			
4190	CONTRACT COST-COPIER/SECURITY	100	50	50	200%	1,814	500	1,314	363%	600	(640)
4190	EVICTION COST	470	146	324	322%	1,550	1,458	92	106%	1,750	(1,214)
4190.9	CONTRACT COST - ADMIN	120	3,737	(3,617)	3%	6,662	37,371	(30,709)	18%	44,845	38,183
TOTAL ADM	INISTRATIVE	8,649	11,425	(2,776)	76%	66,785	114,250	(47,465)	58%	0.0000000000000000000000000000000000000	
	ERAL EXPENSES	0,077	11,723	(2,770)	7070	00,703	114,230	(47,403)	38%	137,100	70,315
	OTHER GENERAL EXPENSE	5 000					1.700,000,000				
	FSS CONTRIBUTIONS	5,980	1,073	4,908	558%	23,154	10,725	12,429	216%	12,870	(10,284)
	ASSET MANAGEMENT FEE		403	(403)	0%	7,330	4,025	3,305	182%	4,830	(2,500)
	OTHER FEES			-			*	-	-	-	2
	Tarana and a second sec										
TOTALOTH	ER GENERAL EXPENSES	5,980	1,475	4,505	405%	30,484	14,750	15,734	207%	17,700	(12,784)

AVON PARK HOUSING AUTHORITY

FISCAL YEAR ENDING DECEMBER 31, 2017

CONSOLIDATED

Financial Statements

November 30, 2017

AVON PARK HOUSING AUTHORITY

FINANCIAL STATEMENT SUMMARY

PUBLIC HOUSING

INCOME

- 1. Total income is down by (\$177,809). Total tenant rental revenue is down by (\$49,082). Other tenant revenue is up by \$264. EXPENSES
- 2. Total operating expense are down by (\$134,580) compared to the budgeted amount.
- 3. Administrative expenses are down by (\$71,940).
- 4. Maintenance expenses are down by (\$51,963).
- 5. Utility expenses are down by (\$7,546).
- 6. Total insurance expense is up by \$8,541.
- 7. Total General expense is down by (\$11,185).

Public Housing's projected net income is scheduled YTD to be \$31,687. Current net income is \$87,764.

NORTH CENTRAL HEIGHTS I

INCOME

1. Total income is down by (\$5,447) compared to budgeted amounts. Total tenant revenue is down by (\$2,723). EXPENSES

- 2. Total operating expense are down by (\$10,987), compared to the budgeted amount.
- 3. Administrative expenses are down by (\$17,383).
- 4. Maintenance expenses are up by \$16,610.
- 5. Utitlity expense is down by (\$1,933).
- 6. Total insurance expense is down by (\$2,339).
- 7. Total General expense is down by (\$4,842).

North Central Heights I projected net income is scheduled YTD to be \$22,512. Current net income is \$31,273.

NORTH CENTRAL Height II

INCOME

1. Total income is down by (\$1,901) compared to budgeted amounts. Total tenant revenue is down by (\$4,027). EXPENSES

- 2. Total operating expense is up by \$11,579, compared to the budgeted amount.
- 3. Administrative expenses are down by (\$6,990).
- 4. Maintenance expenses are up by \$15,659.
- 5. Utitlity expense is down by (\$3).
- 6. Total insurance expense is up by \$319.
- 7. Total General expense is up by \$3,510.

North Central Heights II projected net income is scheduled YTD to be \$22,637. Current net income is \$9,157.

AVON PARK HOUSING AUTHORITY

FINANCIAL STATEMENT SUMMARY

RIDGEDALE

INCOME

1. Total income is down by (\$286,307) compared to budgeted amounts. Total tenant revenue is down by (\$30,312). Grant subsidy is down compared to budgeted amounts by (\$255,951). Other revenue is down by \$36.

EXPENSES

- 2. Total operating expense is up by \$11,997 compared to the budgeted amount.
- 3. Administrative expense is down by (\$2,559).
- 4. Maintenance expenses are up by \$51,441.
- 5. Utitlity expense is up \$2,124.
- 6. Total insurance expense is down by (\$1,167).
- 7. Total General expense are down by (\$37,786).

Ridgedale's projected net income is scheduled YTD to be \$102,122. Current net income is \$80,738.

CORNELL COLONY

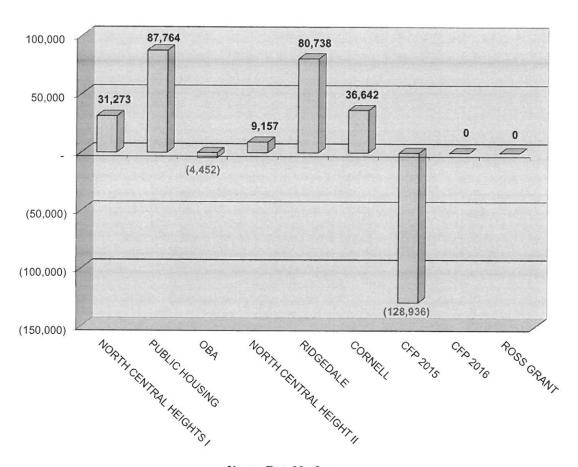
INCOME

1. Total income is up by \$427 compared to budgeted amounts. Total tenant revenue is down by (\$8,997).

- 2. Total operating expense is down by (\$6,705) compared to the budgeted amount.
- 3. Administrative expense is down by (\$15,073).
- 4. Maintenance expenses are up by \$3,279.
- 5. Utitlity expense is down by (\$13,328).
- 6. Total insurance expense is up by \$11,129.
- 7. Total General expense are up by \$7,288.

Ridgedale's projected net income is scheduled YTD to be \$71,416. Current net income is \$78,547.

Avon Park Housing Authority



Year to Date Net Income

AVON PARK HOUSING AUTHORITY SCHEDULE OF CASH/INVESTMENT ACCOUNT BALANCES As of November 30, 2017

PUBLIC HOUSING		NORTH CENTRAL HEIGHTS I	
1111.01 GENERAL FUND CHECKING	138,211	1111.01 GENERAL FUND CHECKING	52,448
1111.40 FSS ESCROW	6,027	1114.00 SECURITY DEPOSITS	13,016
1111.06 UTILITY DEPOSIT ESCROW FUND	3,000	1162.1 ESCROW -BONNEVILLE-TAXES	35,308
1111.09 S8 FUNDS	-	1162.11 ESCROW-BONNEVILLE-INSURANCE	13,759
1114.00 SECURITY DEPOSITS		1162.12 ESCROW-BONNEVILLE-REPL RS	72,462
1117.00 PETTY CASH	100		72,402
1162.10 INVESTMENTS - CD HIGHLANDS BNK	43,548	TOTAL	186,993
1162.01 LAKESIDE PARK 1 ESCROW	2.087		100,773
1162.02 LAKESIDE PARK I RESERVES	22,340	NORTH CENTRAL HEIGHT II	
1162.60 NEW INVESTMENT ACCOUNT	129,033	1111.01 GENERAL FUND CHECKING	26.679
		1114.00 SECURITY DEPOSITS	10,600
TOTAL	344,345	1162.1 ESCROW-BONNEVILLE-TAXES	28,392
		1162.11 ESCROW-BONNEVILLE - INSURANCE	16,984
OTHER BUSINESS ACTIVITY		1162.12 ESCROW-BONNEVILLE-REPL RES	57,983
1111.3 APHDCOBA	54,059	TOTAL	
1111.50 LAKE SIDE PARK - RAD	100	TOTAL	140,638
TOTAL	54,159	RIDGEDALE	
		1111.01 GENERAL FUND CHECKING	100,839
		1114.00 SECURITY DEPOSITS	6,357
CORNELL COLONY		1162.05 ESCROW MIP	1,148
1111.40 GENERAL FUND-CORNELL COLONY	150,782	1162.06 ESCROW RESERVE REPLACEMENT	45,832
1111.60 CORNELL COLONY - OP DEF RESERVES		1162.07 ESCROW INSURANCE	8,773
1114.00 CORNELL COLONY - SECURITY DEPOSITS	12,901	1162.08 RESIDUAL RECEIPTS RESERVERS	47,434
1162.10 ESCROW INSURANCE & TAXES	14,301	TOTAL	210,383
1162.12 ESCROW REPLACE RESERVE	18,508		210,000
TOTAL	196,492		
LAKESIDE PARK I		LAKESIDE PARK II	
1111.00 GENERAL FUND-LAKESIDE PARK I	5,476		2
1114.00 SECURITY DEPOSIT	4,357	1111.00 GENERAL FUND-LAKESIDE PARK II	5,121
1162.01 ESCROW	1,423	1114.00 SECURITY DEPOSIT	9,221
1162.02 RESERVES	1,200	1162.00 ESCROW - CHURCHILL	2,133
	1,200	1162.01 ESCROW - INSURANCE	7,223
TOTAL	12,456	1162.02 RESERVES	9,975
101.11	12,430	TOTAL	33,673
DELANEY HEIGHTS LLC		COCC	
1111.00 GENERAL FUND-DELANEY HEIGHTS LLC	47,050	1111.00 GENERAL FUND-COCC	1,291
1114.00 SECURITY DEPOSIT	9,604	The state of the s	1,291
TOTAL	56,654	TOTAL	1,291

GRAND TOTAL CASH ACCOUNTS 1,237,084

AVON PARK HOUSING AUTHORITY SCHEDULE OF UNRESTRICTED NET POSITION

As of November 30, 2017

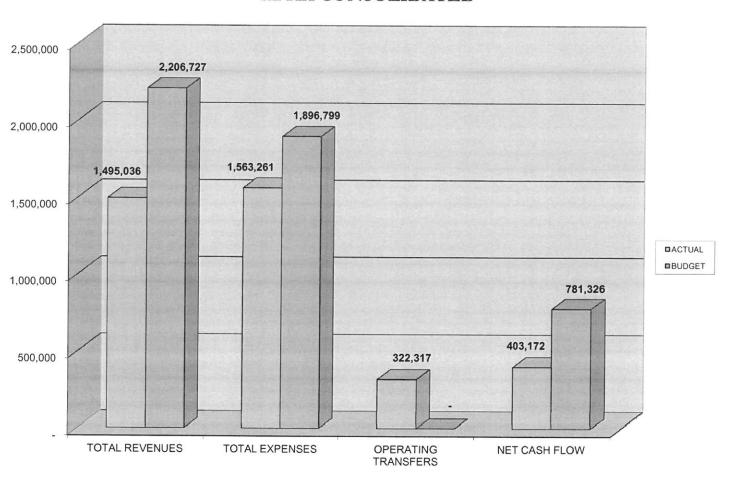
NORTH CENTRAL HEIGHTS I		NORTH CENTRAL HEIGHTS II	
UNRESTRICTED NET ASSETS	132,403	UNRESTRICTED NET ASSETS	68,826
YEAR TO DATE EARNINGS	31,273	YEAR TO DATE EARNINGS	9,157
TOTAL	163,676	TOTAL	77,983
PUBLIC HOUSING		RIDGEDALE	
UNRESTRICTED NET ASSETS	1,399,440	UNRESTRICTED NET ASSETS	27,147
YEAR TO DATE EARNINGS	87,764	YEAR TO DATE EARNINGS	80,738
TOTAL	1,487,204	TOTAL	107,885
OTHER BUSINESS		CAPITAL FUND 2016	
UNRESTRICTED NET ASSETS	89,094	UNRESTRICTED NET ASSETS	-
YEAR TO DATE EARNINGS	(4,452)	YEAR TO DATE EARNINGS	-
TOTAL	84,643		-
CORNELL COLONY		CAPITAL FUND 2015	
UNRESTRICTED NET ASSETS	(41,905)	UNRESTRICTED NET ASSETS	
YEAR TO DATE EARNINGS	78,547	YEAR TO DATE EARNINGS	(128,936.00)
TOTAL	36,642	TOTAL	(128,936.00)
LAKDESIDE PARK 1		LAKESIDE PARK11	
UNRESTRICTED NET ASSETS	-	UNRESTRICTED NET ASSETS	
YEAR TO DATE EARNINGS	8,228	YEAR TO DATE EARNINGS	51,484
TOTAL	8,228	TOTAL _	51,484
DELANEY HEIGHTS LLC		COCC	
UNRESTRICTED NET ASSETS		UNRESTRICTED NET ASSETS	-
YEAR TO DATE EARNINGS	46,499	YEAR TO DATE EARNINGS	78,618
TOTAL .	46,499	TOTAL	78,618

TOTAL RESERVE BALANCES

2,013,927

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APHA CONSOLIDATED- STATEMENT OF NET POSITION

ASSET	TS.		LIAB	ILITIES	
	Current Assets:			Current Liabilities:	
	Cash		311	Bank Overdraft	
111	Unrestricted	754,736	312	Accounts Payable <= 90 Days	5,992
115	Cash - Restricted for Payment of Current Liabilities	9,027	313	Accounts payable >90 Days Past Due	-
112	Cash - Restricted Mod and Development	103,359	321	Accrued Wage/Payroll Taxes Payable	1,553
113	Cash - Other restricted	79,190	322	Accrued Compensated Absences - Current Portion	12,657
1.14	Cash - Tenant Security Deposits	66,056	324	Accrued Contingency Liability	
100	Total Cash	1,012,368	325	Accrued Interest Payable	
	Receivables		331	Accounts Payable - HUD PHA Programs	
121	Accounts Receivable - PHA Projects		332	Accounts Payable - PHA Projects	
122	Accounts Receivable - HUD Other Projects		333	Accounts Payable - Other Government	30,372
124	Accounts Receivable - Other Government	263,575	341	Tenant Security Deposits	66,056
125	Accounts Receivable - Miscellaneous	31,249	342	Unearned Revenue	1,021
126	Accounts Receivable - Tenants Dwelling Rents	5,578	343	Current Portion of Long-term Debt - Capital Projects	35,190
126.1	Allowance for Doubtful Accounts - Dwelling Rents	(1,365)	344	Current Portion of Long-term Debt - Operating Borrowings	
126.2	Allowance for Doubtful Accounts - Other		348	Loan Liability - Current	0
127	Notes and Mortgages Receivable - Current	16,000	345	Other Current Liabilities	
128	Fraud Recovery		346	Accrued Liabilities - Other	
128.1	Allowance for Doubtful Accounts - Fraud		347	Interprogram Due To	65,555
129	Accrued Interest Receivable		310	Total Current Liabilities	218,395
120	Total Receivables - Net of Allowances for doubtful accts	315,037		Non-current Liabilities:	
			351	Long-term Debt, Net of Current - Capital Projects	22,136,196
131	Investments - Unrestricted	8	352	Net Pension Liability & OPEB	22,1.70,170
135	Investments - Restricted for Payments of Current Liabilities		354	Accrued Compensated Absences - Non Current	6,027
132	Investments - Restricted	224,716	355	Loan Liability - Non Current	0,027
142	Prepaid Expenses and Other Assets	1,065,904	353	Noncurrent Liabilities - Other	_
143	Inventories	1,003,704	350	Total Noncurrent Liabilities	22,142,222
143.1	Allowance for Obsolete Inventory	2	300	Total Liabilities	22,360,617
144	Interprogram Due From	65,555		RRED INFLOWS OF RESOURCES	22,300,017
145	Assets Held for Sale	03,333	400	Deferred Inflows of Resources - Pension Related Items	
146	Amounts To Be Provided		EOUI		F-1
140	Total Other Current Assets	1,356,175	501	Investment in General Fixed Assets	
150	Total Current Assets	2,683,580	301	Contributed Capital	
1.20	Non-current Assets:	2,003,300	502	Project Notes (HUD)	
	Fixed Assets		503	Long-term Debt - HUD Guaranteed	
161	Land	1,492,993	504	Net HUD PHA Contributions	7
168	Infrastructure	358,482	505	Other HUD Contributions	-
162	Buildings	18,043,934	507	Other Contributions Other Contributions	
163	Furniture, Equipment & Machinery- Dwellings	49,935	508		
164	Furniture, Equipment & Machinery - Administration	212,570	300	Total Contributed Capital	
165	Leasehold Improvements	212,570	508.1	NAMES AND ADDRESS OF TAXABLE PARTY.	
166	Accumulated Depreciation		508.1	Net Investment in Capital Assets	(960,213)
167	Construction in Progress	(6,148,818) 7.199.170		Reserved Fund Balance:	
160	Total Fixed Assets - Net of Accumulated Depreciation	21,208,267	= con		
171		21,208,207	509	Fund Balance Reserved for Encumbrances/	-
171	Notes, Loans, Mortgages Receivable - Non Current		***	Designated Fund Balance	
172	Notes, Loans, Mortgages Receivable - Non Current - Past Due Grants Receivable - Non Current	140	510	Fund Balance Reserved for Capital Activities	
		4	511	Total Reserved Fund Balance	
174	Other Assets	(8)			
176	Investments in Joint Ventures		511.1	Restricted Net Position	385,311
	Total Non-Current Assets		512	Undesignated Fund Balance/Retained Earnings	
	Total Assets	23,891,847	512.1	Unrestricted Net Position	2,106,133
	D (10 4 4)				
200	Deferred Outflows of Resources - Pension Plan Total Assets & Deferred Outflows of Resources	23,891,847	513 600	Total Equity Total Liabilities and Equity	1,531,230 23,891,847

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LINE			CURRENT MONTH	CURRENT MONTH		% OF MTD	YEAR TO DATE	YEAR TO DATE		% OF	ANNUAL	BUDGET BALANCE
ITEM	#	DESCRIPTION	ACTUAL	BUDGET	DIFF	BUDGET	ACTUAL	BUDGET	DIFF	BUDGET	BUDGET	REMAINING
REVE												
		TING INCOME										
703	3110	GROSS POTENTIAL RENT	56,683	70,210	(13,527)	81%	698,073	772,305	(74,231)	90%	842,514	144,441
		NET TENANT REVENUE	56,683	70,210	(13,527)	81%	698,073	772,305	(74,231)	90%	842,514	144,441
	3401	TENANT REVENUE - OTHER	4,685	2,330	2,355	201%	26,470	25,630	840	103%	27,960	1,490
	3404	TENANT REVENUE - EXCESS UTILITY										4,400
	3430	TENANT REVENUE - MAINTENANCE										
	3450	TENANT REVENUE - LATE CHARGES		A CONTRACTOR	-							
	3431	NET OPERATING REVENUE	61,367	72,540	(11,172)	85%	724,544	797,935	(73,391)	91%	870,474	145,930
706		HUD PHA OPERATING GRANT CFP	(65,935)	73.188	(139,123)	-90%	444,830	805,072	(360,242)	-	878,260	433,430
708		OTHER GOVERNMENT GRANTS	27,618	28,858	(1,240)	96%	61,489	317,440	(255,951)	19%	346,298	284,809
711		INVESTMENT INCOME - UNRESTRICTED	45	213	(168)	21%	1,350	2,338	(987)		2,550	1,200
		MANAGEMENT FEE INCOME	5,806	5,386	420	108%	57,920	59,251	(1,331)		64,637	6,717
		BOOKKEEPING FEE INCOME							(1,551)	20.0	04,037	0,717
		ASSET MANAGEMENT FEE INCOME							-			
714		FRAUD RECOVERY										
715		OTHER REVENUE	2,096	20,380	(18,284)	10%	204,634	224,175	(19,541)	91%	244,555	39,921
720		INVESTMENT INCOME - RESTRICTED	10	47	(37)	21%	268	518	(250)	52%	565	264
700 T	OTAL	REVENUES	31,007	200,612	(169,605)	15%	1,495,036	2,206,727	(711,692)	68%	2,407,339	912,271
OPER.	ATIN	G EXPENDITURES					STORY NO.					
A	DMIN	ISTRATIVE										
911	4110	ADMINISTRATIVE SALARIES	29,508	22,485	7,023	131%	253,441	247,333	6,107	102%	269,818	16,377
912	4182	EBC - ADMIN	8,403	8,347	56	101%	88,375	91,820	(3,444)	96%	100,167	11,792
	4171	AUDITING FEES		2,683	(2,683)	0%	20,500	29,517	(9,017)	69%	32,200	11,700
		MANAGEMENT FEES	5,806	6,027	(221)	96%	74,179	66,294	7,885	112%	72,321	(1,858
		BOOKKEEPING FEES			73			00,271	1,00.7	112 0	/2,/21	(1,030
		ADVERTISING & MARKETING			-1		542		542			(542
		OFFICE EXPENSE								. 10		(342
		LEGAL EXPENSE			121	1		STATE OF	2	. 61		
		TRAVEL	ENERGY STATE							. 8	BENEFIT OF THE PARTY OF THE PAR	
916	4190	OTHER	11,307	11,425	(118)	99%	78,091	125,675	(47,584)	62%	137,100	59,009
		ADMINISTRATIVE	55,024	50,967	4,056	108%	515,128	560,639	(45,511)	92%	611,606	96,478
		T SERVICES								100		
		SALARIES			(3)	- 17			-6	- 18		
		EBC - TNT SVCS			-	- 1			40	- 100		
924	4230	OTHER		233	(233)	0%	-	2,558	(2,558)	0%	2,790	2,790
		TENANT SERVICES		233	(233)	0%		2,558	(2,558)	0%	2,790	2,790
	TILITI										N SPECIFICAL SPECIFICATION OF THE PARTY OF T	
		WATER	- 1,119	1,554	(435)	72%	11,890	17,091	(5,201)	70%	18,645	6,755
		ELECTRICITY	3,214	3,627	(414)	89%	40,549	39,902	647	102%	43,529	2,980
		NATURAL GAS	88	94	(6)	93%	918	1,036	(118)	89%	1,130	212
		SEWER AND OTHER	1,319	2,096	(777)	63%	16,844	23,059	(6,215)	73%	25,155	8,311
	OWLE .	UTILITIES	5,739	7,372	(1,632)	78%	70,201	81,087	(10,887)	87%	88,459	18,258

APHA CONSOLIDATED

ITEM # DESCRIPTION ORDINARY MAINT & OPERATIONS 941 4410 LABOR 945 4433 EMPLOYEE BENEFITS - MAINTENANCE MATERIALS CONTRACT COSTS 943 COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	MONTH ACTUAL 14,193 2,689 3,342 1,371 300 6,445 2,375 930 1,469 422 33,536	MONTH BUDGET 13.614 6.047 4.291 1,177 1,525 2,843 - 389 911 3,665 792 35,252	580 (3,558) (949) 194 (1,225) - 5,603 - (14) 19 - (2,196) (370)	NTD BUDGET 104% 44% 78% 116% 20% 297% 102% 102%	140,178 46,144 38,231 15,250 8,192 83,318 3,480 10,230	TO DATE BUDGET 149.749 66.518 47,199 12,943 16,775 31,268 - 4,276 10,019	(9,572) (20,374) (8,968) 2,306 (8,583) 52,050	94% 69% 81% 118% 49% 266% 102%	ANNUAL BUDGET 163,363 72,565 56,490 14,120 18,500 34,110 4,665 10,930	BALANCE REMAINING 23,185 26,421 18,259 (1,130) 10,108
ORDINARY MAINT & OPERATIONS 941	14,193 2,689 3,342 1,371 300 - 8,445 - 375 930 1,469 422	13,614 6,047 4,291 1,177 1,525 2,843 389 911 3,665 792	580 (3,358) (949) 194 (1,225) 5,603 - (14) 19	104% 44% 78% 116% 20% - 297% 102%	140,178 46,144 38,231 15,250 8,192 - 83,318	149,749 66,518 47,199 12,943 16,775 - 31,268	(9,572) (20,374) (8,968) 2,306 (8,583) - 52,050	94% 69% 81% 118% 49% 266%	163,363 72,565 56,490 14,120 18,300 - 34,110	23,185 26,421 18,259 (1,130) 10,108 (49,208)
941 4410 LABOR 945 4430 EMPLOYEE BENEFITS - MAINTENANCE 943 4420 MATERIALS CONTRACT COSTS 943 GARRAGE & TRASH COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PILIMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES CONTRACT COSTS	2,689 3,342 1,371 300 8,445 375 930 1,469 422	6,047 4,291 1,177 1,525 2,843 - - - 389 911 - - 3,665 792	(3,358) (949) 194 (1,225) - 5,603 - (14) 19 - (2,196)	44% 78% 116% 20% 297% 102%	46,144 38,231 15,250 8,192 - 83,318	66,518 47,199 12,943 16,775 31,268	(20,374) (8,968) 2,306 (8,583) 52,050	69% 81% 118% 49% 266%	72,565 56,490 14,120 18,300 - 34,110 - 4,665	26,421 18,259 (1,130) 10,108 - (49,208)
945 4420 MATERIALS CONTRACT COSTS 943 GARBAGE & TRASH COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES CONTRACT COSTS 4480 PROTECTIVE SERVICES CONTRACT COSTS	2,689 3,342 1,371 300 8,445 375 930 1,469 422	6,047 4,291 1,177 1,525 2,843 - - - 389 911 - - 3,665 792	(3,358) (949) 194 (1,225) - 5,603 - (14) 19 - (2,196)	44% 78% 116% 20% 297% 102%	46,144 38,231 15,250 8,192 - 83,318	66,518 47,199 12,943 16,775 31,268	(20,374) (8,968) 2,306 (8,583) 52,050	69% 81% 118% 49% 266%	72,565 56,490 14,120 18,300 - 34,110 - 4,665	26,421 18,259 (1,130) 10,108 - (49,208)
ONTRACT COSTS GARRAGE & TRASH COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANTFORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	3,342 1,371 300 8,445 375 930 1,469 422	4,291 1,177 1,525 2,843 389 911 3,665 792	(949) 194 (1,225) 5,603 - (14) 19 (2,196)	78% 116% 20% 297% 102%	38,231 15,250 8,192 - 83,318 - 3,480	47,199 12,943 16,775 31,268	(8,968) 2,306 (8,583) 52,050	81% 118% 49% 266%	56,490 14,120 18,300 - 34,110 - 4,665	18,259 (1,130) 10,108 - (49,208) - 1,185
943 GARRAGE & TRASH COOLING / AIR CONDITIONING ELEVATOR MINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	300 8,445 375 930 1,469	1,525 2,843 389 911 3,665 792	(1,225) 5,603 - (14) 19 - (2,196)	20% 297% - 96% 102%	15,250 8,192 83,318	12,943 16,775 31,268	2,306 (8,583) 52,050	118% 49% 266%	14,120 18,300 - 34,110 - 4,665	(1,130) 10,108 - (49,208) - 1,185
COOLING / AIR CONDITIONING ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	300 8,445 375 930 1,469	1,525 2,843 389 911 3,665 792	(1,225) 5,603 - (14) 19 - (2,196)	20% 297% - 96% 102%	8,192 83,318 3,480	16,775 31,268 4,276	(8,583) 52,050 - (796)	49% - 266% - 81% -	18,300 34,110 - 4,665	10,108 (49,208)
ELEVATOR MAINTENANCE LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING ENTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES CONTRACT COSTS 4480 PROTECTIVE SERVICES CONTRACT COSTS	8,445 375 930 1,469 422	2,843 	5,603 (14) 19	297% - 96% 102%	83,318 3,480	31,268 - - - 4,276	52,050	266%	34,110 - - - 4,665	(49,208) 1,185
LANDSCAPE & GROUNDS UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANTORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	375 930 1,469 422	389 911 	(14) 19 - (2,196)	96% 102%	3,480	4,276	(796)	81%	4,665	1,185
UNIT TURNAROUNDS ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	375 930 1,469 422	389 911 	(14) 19 - (2,196)	96% 102%	3,480	4,276	(796)	81%	4,665	1,185
ELECTRICAL PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	930 1,469 422	911 - 3,665 - 792	(14) 19 - (2,196)	102%			(796)			
PLUMBING EXTERMINATION JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	930 1,469 422	911 - 3,665 - 792	(14) 19 - (2,196)	102%			(796)			
EXTERMINATION JANITORIAL FOR THE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	930 1,469 422	911 - 3,665 - 792	(2,196)	102%						
JANITORIAL ROUTINE MAINTENANCE 943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	1,469 422	3,665 792	(2,196)		10,230	10,019	211	102%	10 930	700
943 4430 OTHER MISCELLANEOUS CONTRACT COSTS TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	422	792		40%					10,750	
TOTAL ORDINARY MAINT & OPER PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	422	792			6,029	40,315	(34,286)	15%	43,980	27.054
PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS	33,536	35,252		53%	76,211	8,708	67,503	875%	9,500	37,951 (66,711)
PROTECTIVE SERVICES 4480 PROTECTIVE SERVICES CONTRACT COSTS		- 331232	(1,716)	95%	427,263	387,771	39,491	-	The state of the s	
			(1,710)	23/6	727,203	307,771	39,491	110%	428,023	760
				- 10						
PROTECTIVE SERVICES OTHER								- 01		
TOTAL PROTECTIVE SERVICES	35.00	EDISTRICATION OF			or desired to	C CONTRACTOR				
INSURANCE		ESTATE OF THE PARTY OF THE PART							-	-
961 4510 PROPERTY	6,884	6,501	383	106%	77,481	71,509	5,971	108%	78,010	529
GENERAL LIABILITY	1,348	497	851	271%	14,121	5,468	8,653	258%	5,965	(8,156)
WORKER'S COMPENSATION	931	1,160	(229)	80%	11,963	12,756	(793)	94%	13,916	1,953
AUTO INSURANCE			-	- 1			-			.,,,,,
OTHER INSURANCE	1,656	596	1,060	278%	11,409	6,558	4,851	174%	7,154	(4,255)
969 TOTAL INSURANCE EXPENSES	10,819	8,754	2,065	124%	114,974	96,291	18,682	119%	105,045	(9,929)
GENERAL EXPENSES					44	Entero Several			Section :	
962 4590 OTHER GENERAL EXPENSES	1,000	1,475	(475)	68%	31,484	16,225	15,259	194%	17,700	(13,784)
COMPENSATED ABSENCES				- 13			-			(10,704)
PAYMENTS IN LIEU OF TAXES	3,456	1,483	1,973	233%	3,456	16,310	(12,854)	21%	17,793	14,337
BAD DEBTS	1,106	2,287	(1,181)	48%	21,936	25,153	(3,217)	87%	27,440	5,504
INTEREST EXPENSE	14,833	20,511	(5,678)	72%	183,955	225,616	(41,662)	82%	246,127	62,172
TOTAL GENERAL EXPENSES	20,394	25,755	(5,361)	79%	240,831	283,305	(42,474)	85%	309,060	68,229
969 TOTAL OPERATING EXPENDITURES	125,512	128,332	(2,820)	98%	1,368,396	1,411,651	(43,255)	97%	1,544,983	176,587
970 CASH FLOW FROM OPERATIONS	(94,506)	72,280	(166,785)	-131%	126,640	795,076	(668,436)	16%	862,356	735,684
OTHER FINANCIAL ITEMS-SOURCES & (USES)		ALC: SELECT OF	130,17001		1201040	1235010	1000,4307	1078	802,330	/33,684
OPERATING TRANSFERS IN				- 13	(322,317)		(322,317)	. 18		322,317
OPERATING TRANSFERS OUT				- 73	322,317		322,317	. 13		(322,317)
DEBT SERVICE PAYMENT - INTEREST	102		102	-	388		388	. 19		(388)
DEBT SERVICE PAYMENT - PRINCIPAL							-	- 3		
971 4610 EXTRAORDINARY MAINTENANCE		1,250	(1,250)	0%		13,750	(13,750)	0%	15,000	15,000
973 4715 HOUSING ASSISTANCE PAYMENTS	42,854	42,854		100%	471,398	471,398		100%	514,252	42,854
973 4715 HOUSING ASSISTANCE PAYMENTS OTHER ITEMS				- 11				- 10		
L-		-			(276,920)	_	(276,920)	- 19		276,920
TOTAL OTHER EXPENSES	42,956	44,104	(1,148)	97%	194,866	485,148	(290,282)	40%	529,252	334,386
900 TOTAL EXPENDITURES	168,469	172,436	(3,968)	98%	1,563,261	1,896,799	(333,537)	82%	2,074,235	510,974
DEPRECIATION ADD BACK	42,854	42,854		100%	471,398	471,398		100%	514,252	42,854
NET CASH FLOW	(94,608)	71,030	(165,637)	-133%	403,172	781,326	(378,154)	52%	847,356	444,152

APHA CONSOLIDATED ACCOUNT DETAIL

LINE ACCT ITEM # DESCRIPTION INCOME	CURRENT MONTH ACTUAL	CURRENT MONTH BUDGET	DIFF	% OF MTD BUDGET	YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	DIFF	% OF YTD BUDGET	ANNUAL BUDGET	BUDGET BALANCE REMAINING
HUD PHA GRANTS										
3401.01 CAPITAL FUND REVENUE - SOFT COSTS	(128,936)	44,330	(173,266)	-291%	316,384	487,632	(171,248)	65%	531,962	215,578
3401.1 CFP CAPITAL EXPENDITURES				-	4			-	10.000	
3410 SECTION 8 HAP INCOME	63,001	28,858	34,143	218%	128,446	317,440	(188,994)	40%	346,298	217,852
3410.1 ADMINISTRATIVE FEES EARNED 3410.2 PORT IN ADMINISTRATIVE FEES EARNET		-			-					
TOTAL HUD PHA GRANTS	(65,935)	73,188	(139,123)	-90%	444,830	805,072	(360,242)	55%	878,260	433,430
EXPENSES										
ADMINISTRATIVE OFFICE EXPENSES										
4130 LEGAL	155	721	(566)	22%	3,881	7,929	(4,048)	49%	8,650	4.769
4140 STAFF TRAINING	724	408	316	177%	2,506	4,492	(1,985)		4,900	2,394
4150 TRAVEL	15	538	(523)		3,740	5,913	(2,173)		6,450	2,710
4170 ACCOUNTING	3,472	2,125	1.347	163%	20,777	23,375	(2,598)	89%	25,500	4,723
4190 SUNDRY	4,907	2,950	1,957	166%	22,765	32,450	(9,685)	70%	35,400	12,635
4190.2 TELEPHONE/COMMUNICATIONS	602	1,143	(541)	53%	13,099	12,577	523	104%	13,720	621
4190.3 POSTAGE	577	328	249	176%	3,528	3,607	(79)	98%	3,935	407
4190 OFFICE SUPPLIES	480	320	480	27070	1,120	5,007	1,120	20.0	3,733	(1,120)
4190 CONTRACT COST-COPIER/SECURITY	110	50	60	221%	1,925	550	1,375	350%	600	(1,325)
4190 EVICTION COST	360	146	214	247%	1,910	1,604	305	119%	1,750	(1,323)
4190.9 CONTRACT COST - ADMIN	60	3,737	(3,677)	2%	6,722	41,108	(34,386)	16%	44,845	38,123
TOTAL ADMINISTRATIVE	11,307	11,425	(118)	99%	78,091	125,675	(47,584)	62%	137,100	59,009
TOTAL GENERAL EXPENSES										
4590 OTHER GENENERAL EXPENSE	1,000	1,073	(73)	93%	24,154	11,798	12,357	205%	12,870	(11,284)
4590 FSS CONTRIBUTIONS	7.00	403	(403)	0%	7,330	4,428	2,903	166%	4,830	(2,500)
4590.5 ASSET MANAGEMENT FEE		-	(103)	-	7,330	1,100	2,70.7	100.0	4,0,50	(2,300)
4590.6 OTHER FEES		-								-
TOTAL OTHER GENERAL EXPENSES	1,000	1,475	(475)	68%	31,484	16,225	15,259	194%	17,700	(13,784)

CASH ANALYSIS AS OF 12/31/2017

Public Hsg General Fund CD @ Harbor Petty Cash MM Account Utility Deposit Escrow Fund FSS Escrow	\$ \$ \$ \$ \$	140,279.56 - 100.00 129,048.48 - 4,146.21
Avon Park Development Corp	\$	51,075.70
North Central Heights I General Fund NCH I Security Deposit	\$	55,858.74 12,768.00
North Central Heights II General Fund NCH II Security Deposit	\$	29,614.15 10,650.00
Cornell Colony General Fund Cornell Colony Security Deposit	\$ \$	164,169.56 12,301.00
Lakeside Park I General Fund LPI Security Deposit	\$	9,045.38 4,107.56
Lakeside Park II General Fund LPII Security Deposit	\$	40,955.60 9,221.24
Delaney Heights General Fund DH Security Deposit	\$	63,027.81 9,604.25
cocc	\$	31,828.33
Ridgedale General Fund Ridgedale Security Deposit	\$	39,477.44 5,988.66

OCCUPANCY/VACANCY REPORT December 2017

TARCOIDE FOR I

OCCUPANCY/VACANCY REPORT December 2017

IOIA		213(255) 3	321(349) 2	$\overline{}$	211(248) 3	_		_	217(237) 2	_	$\overline{}$	331(309) 3	204(220) 4	330(313) 1	219(229) 4	209(240) 5	317(363) 1	216(239) 4	314(354) 2	_	302(306) 3	_	_	306(322) 2	322(345) 3	325(333) 1	310(338) 2	214(245) 2	309(334) 3	329(317) 1	313(350) 1	207(232) 1	Unit #Add Brms	
L LAKESIDE P		11/21/17	11/15/17	11/15/17	11/15/17	11/1/17	11/1/17	10/26/17	10/26/17	10/12/17	10/9/17	7/10/17	3/31/17	12/29/16	11/30/16	11/16/16	10/10/16	8/9/16	7/12/16	7/5/16	5/10/16	4/21/16	4/1/16	2/16/16	1/19/16	12/10/15	9/3/15	8/31/15	8/31/15	8/18/15	7/31/15	6/1/15		
IOTAL LAKESIDE PARK II VACANT – 31																																Move-In Date		
-31																																# days in Mgmt	7.00	
																																#days in Maint	Decelliber 7017	1
	=	- 1			1	7		_	5	Z	0	7	7	Þ	7	7	m	~	_	_	>	+	m	1	7	0	7					# vacancydays		
	I ransferred to 216(RAD)	Transferred to 208(RAD)	Transferred to 212(RAD)	ransferred to 221(RAD)	ransferred to 207(RAD)	ransferred to 201 (RAD)	ransferred to 213(RAD)	ransferred to 203(RAD)	Wanted a house	No reason given	Cannot afford/going school	No notice given	No notice given	Abandoned/non pmt rent	Fenant passed away	Moved to NCH	Evicted/tattoo business in unit	Moved to Cornell Colony	Unreported income	Tax fraud	Moved to Highlands Apts	Abandoned unit	Evicted	Abandoned unit	No notice given	Criminal activity	Moved in with aunt/medical	Moved out of town	Abandoned unit	Transferred to NCH	Tax fraud	Reason for Vacancy		

OCCUPANCY/VACANCY REPORT December 2017

Cornell Colony – (44 units total) Unit # Brms Move-Out Move 38274 3 9/21 38188 3 9/28 12/2 38196 3 10/3 38222 3 12/12 38288 3 12/12 TOTAL CORNELL COLOI	North Central Heights II – (32 units total) Unit # Brms Move-Out Move-In TOTAL NCH II VACANT—0	North Central Heights - (40 units total) Unit# Brms Move-Out Move-In 641 3 8/25 12/8 640 3 10/9 663 3 11/8 625 2 11/29 644 2 12/12 TOTAL NCH VACANT — 4	Ridgedale Unit # Brms. 05(736) 1 07(732) 2 25(725) 2 12(722) 3 TOTAL
Move-Out 9/21 9/28 10/3 12/12 12/12 CORNELL CO	Central Heights II – (32 unit Brms Move-Out Move TOTAL NCH II VACANT—0	Sentral Heights - (40 units	Move-Out 8/15 10/27 10/31 11/28 RIDGEDALE
ve-In 7 7			Move-Out Move-In Date 1 8/15 2 10/27 2 10/31 2 11/28 TOTAL RIDGEDALE VACANT—4
# days in Mgmt 70	# days in Mgmt	# days in Mgmt	# days in Mgmt
#days in Maint 42 20 19	#days in Maint	#days in Maint 28 8	#days in Maint 41 10 3
#vacancy days 90	#vacancy days	# vacancydays	# vacancydays
Reason for Vacancy Moved to PR Moved to Mississippi Non pmt rent Non pmt rent Passed away	Reason for Vacancy	Reason for Vacancy Passed away Moved to Orlando None given Non pmt rent	Reason for Vacancy Health issues New Home No reason stated Safety issues

OCCUPANCY/VACANCY REPORT

December 2017

Evictions-

Intent to Vacate -

Abandoned Units -

WAITING LIST

OTAL	BRM	BRM	3-BRM	-BRM	-BRM
1197	21	98	299	411	368

DELANEY HEIGHTS

OTAL	-BRM
251	251

TOTAL	4-BRM	3-BRM	2-BRM	1-BRM	
1684	131	383	580	590	DALE

1-BRM 9
2-BRM 466
3-BRM 372
4-BRM 128
5-BRM 25

466 372 128 25 1000

NORTH CEN

VTRAL	
HEIGHT	
S	

503	739	

TOTAL

3-BRM

CORNELL COLONY

3-BRM 4-BRM 2-BRM

Tenants Accounts Receivable

D.	000	733	hon	20	2017
20		111	DCI	JU.	2V11

			2012021
Delaney Heights			
Betty Cheeks		\$19.80	Water
Diane Muro		4.25	Balance on rent
DH Total	\$24.05		
Lakeside Park I			
Khalilah Debrown		\$220.55	Water, electric (Sept & Oct)
Earnest Dorn		192.54	Electric, water (pmts)
Ajaita Hampton		16.72	Water, electric
Madalaine Russell		43.01	Electric, Water
Chelsea Seivwright		79.52	Electric, Water
Jessica Toney		61.66	Electric
Carol Wooden		73.69	Electric, Water
Lakeside I Total	\$687.69		Section records and the section of t
Lakeside Park II			
Flormarie Baez		\$ 551.00	Rent
Xylina Gauss		38.47	Work order
Vanessa Gonzalez		126.98	Rent (making pmts)
Tammarion Newkirk		600.00	Rent and Late fee
Wilencia Perry		4.00	Balance on rent
Marta Rivera		5.00	Balance on work order
Lakeside II Total	\$1,325.45		
NCH I			
Karen Morales		\$ 39.00	Late fee
NCH I Total	\$39.00		
NCH II			
Dora Cuevas		\$41.00	Late fee
Kianalee Garcia		70.00	Work order
Rokeisha Johnson		10.00	Balance on rent
Felicia Strouse		43.76	Balance on late fee
Abby Tolar		25.77	Work order
NCH II Total	\$190.53		
Cornell Colony			
Cherelle Bivens		\$2,903.48	5 mths Rent, late fee, washer/dryer
Jeaveanna Caldwell		447.33	Sept. Rent (pmts)
Luz Fernandez		105.00	3 mths Washer/dryer
Daisy Figueroa		17.00	Balance on washer/dryer
Macguyver Gil		91.00	Late fee
Alexis Roper		547.00	Rent
Evena Saintal		30.00	Washer/dryer
Candeedress Simmons		39.00	Late fee
Shery Vazquez		511.00	Rent and washer/dryer
CORNELL Total	\$4,690.81		

Ridgedale Shelea Black Sophia Coleman Erika Hankerson Lisa Jackson Abimael Morales Barbara Roman		\$ 36.00 7.24 36.59 147.00 582.97 10.49	Voided ck from 2016/tenant cashe Water Balance on work order Rent (lost money order) Rent, late fee, Water Water	ed
Ashley Tate	0022	135.00	Work order	
RD Total	\$955.	29		
GRAND TOTAL	\$7,912.82			
*WRITE OFFS for Del Total Delaney		*WRITE OFFS for No Greene \$373.67, Perez	Or to for reagetune	

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

*WRITE OFFS for Lakeside Park II *WRITE OFFS Cornell

Total LPII \$0

Total NCH \$1,193.67

Mendoza \$3,389.14 **Total Cornell \$3,389.14**

Approved—Tracey Rudy, Chief Executive Officer

December 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. 18.5 hours were taken during the month of December for sick, annual and holiday leave.

Delaney Heights Preventive/Annual Inspections	2
Lakeside I Preventive Maintenance Inspections	()
Lakeside Park II Preventive/Annual Inspections	3
Ridgedale Preventive/Annual Inspections	2
North Central Heights I Preventive/Al	5
North Central Heights II Preventive/AI	4
Cornell Colony Preventive/AI	0
Delancy Heights Vacancies	0
Lakeside Park I Vacancies	0
Lakeside Park II Vacancies	0
Ridgedale Vacancies	1
North Central Heights I Vacancies	1
North Central Heights II Vacancies	0
Cornell Colony Vacancies	0
Delaney Heights Move Ins	0
Lakeside Park I Move Ins	0
Lakeside Park II Move-In's	()
Ridgedale Move Ins	0
North Central Heights I Move Ins	1
North Central Heights II Move Ins	()
Cornell Colony Move Ins	i
Delaney Heights Move Outs	1
Lakeside Park I Move Outs	1
Lakeside Park II Move-Out's	0
Ridgedale Move Outs	0
North Central Heights I Move Outs	1
North Central Heights II Move Outs	0
Cornell Colony Move Outs	2

CASH ANALYSIS AS OF 1/31/2018

Public Hsg General Fund CD @ Harbor Petty Cash MM Account Utility Deposit Escrow Fund	\$ \$ \$ \$	140,279.56 100.00 129,065.98
FSS Escrow	\$	4,146.40
Avon Park Development Corp	\$	51,075.70
North Central Heights I General Fund NCH I Security Deposit	\$ \$	55,621.07 13,068.00
North Central Heights II General Fund NCH II Security Deposit	\$	28,572.50 10,700.00
Cornell Colony General Fund Cornell Colony Security Deposit	\$	157,969.25 12,301.00
Lakeside Park I General Fund LPI Security Deposit	\$	5,366.27 4,107.75
Lakeside Park II General Fund LPII Security Deposit	\$	14,750.31 9,041.99
Delaney Heights General Fund DH Security Deposit	\$ \$	56,067.22 9,604.68
COCC	\$	13,026.11
Ridgedale General Fund Ridgedale Security Deposit	\$	34,248.98 6,201.66

OCCUPANCY/VACANCY REPORT January 2018

Unit # Brms. 27 3 TOTAL LAP	TOTAL D	526 1 529 1	Unit # Brms.	Delaney Heights
Move-Out 12/8 (ESIDE PAR	ELANEY HE	1/25	Move-Out	
Brms. Move-Out Move-In Date 3 12/8 1/30 TOTAL LAKESIDE PARK I VACANT - 0	DELANEY HEIGHTS VACANT - 2	1/20	Move-In Date	
# days in Mgmt #days in Maint 9 44		41 29	# days in Mgmt #days in Maint	January 2018
# vacancydays 53		70	# vacancydays	
Reason for Vacancy Moved into home	Wold issues/moved to 524	Health issues Deceased	Reason for Vacancy	

3 1/8/18 2 1/8/18 2 1/31/18 3 1/31/18 1 1/31/18	323(341)	326(329)	305(318)	217(237)	315(358)
1/8/18 1/8/18 1/31/18 1/31/18 1/31/18	>	_	ω	2	ω
	1/31/18	1/31/18	1/31/18	1/8/18	1/8/18

Transferred to 239(RAD)
No notice given
Transferred to 302(RAD)
Transferred to 317(RAD)
Transferred to 313(RAD)

TOTAL LAKESIDE PARK II VACANT - 30

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OCCUPANCY/VACANCY REPORT January 2018

Cornell Colon Unit # Brms 38274 3 38196 3 38222 3 38288 3 38178 3 38178 3 38178 3 38192 TOTAL	North Central Unit # Brms TOTAL	North Central I Unit# Brms 640 3 663 3 625 2 644 2 652 2 70TAL	Ridgedale Unit # Brms. 05(736) 1 07(732) 2 25(725) 2 12(722) 3 36(703) 2 TOTAL
Cornell Colony - (44 units total) Unit # Brms Move-Out Move-In # days 38274	North Central Heights II – (32 units total) Jnit # Brms Move-Out Move-In TOTAL NCH II VACANT—0	North Central Heights I - (40 units total) Unit# Brms Move-Out Move-In 640 3 10/9 1/4 663 3 11/8 1/4 625 2 11/29 644 2 12/12 652 2 1/5 TOTAL NCH I VACANT— 3	Brms. Move-Out Move-In Date 1 8/15 2 10/27 1/2 2 10/31 3 11/28 1/3 COTAL RIDGEDALE VACANT—3
ve-ln	, ,		Move-In Date 1/2 1/3 VACANT—3
# days in Mgmt	# days in Mgmt	<u># days in Mgmt</u> 79 22	# days in Mgmt 57
#days in Maint 42 19	#days in Maint	#days in Maint 8 35 42	#days in Maint 41 10 3
#vacancy days	#vacancy days	# vacancydays 87 57	# vacancydays 67
Reason for Vacancy Moved to PR Non pmt rent Non pmt rent Passed away Moved to NCH Evicted	Reason for Vacancy	Reason for Vacancy Moved to Orlando None given Non pmt rent Abandoned Wanted smaller home	Reason for Vacancy Health issues New Home No reason stated Safety issues Moved to 3 bdrm (722)

TOTAL CORNELL COLONY VACANT - 6

Submitted by: Penny Pieratt, Comptroller

OCCUPANCY/VACANCY REPORT January 2018

Evictions-

Intent to Vacate -

Abandoned Units -

WAITING LIST

DELANEY HEIGHTS	1-BRM 381 2-BRM 354 3-BRM 218 4-BRM 61 5-BRM 16 TOTAL 1030
NORTH CENTRAL HEIGHTS	RIDGEDALE 1-BRM 598 2-BRM 486 3-BRM 259 4-BRM 78 TOTAL 1421
s co	LAKESIDE 1-BRM 2-BRM 3-BRM 4-BRM 5-BRM TOTAL

2-BRM 648 3-BRM 395 4-BRM 136 1179	NORTH CENTRAL HEIGHTS	1-BRM 598 2-BRM 486 3-BRM 259 4-BRM 78 TOTAL 1421
3-B	<u>co</u>	LAKESIDE PARK 1-BRM 9 2-BRM 405 3-BRM 256 4-BRM 79 5-BRM 6 TOTAL 755
3-BRM	CORNELL COLONY	9 405 256 79 6 755
359	OLONY	

1-BRM TOTAL

270 270

Tenants Accounts Receivable January 31, 2018

		January 3	31, 2018
Delaney Heights			Name of the Control o
Nina Branch		\$ 15.50	Water
Betty Cheeks		9.37	Water
DH Total	\$24.87		,, ,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Lakeside Park I			
Khalilah Debrown		\$204.55	Water, electric (Sept & Oct)
Earnest Dorn		155.54	Electric, water (pmts)
Terranie Hill		59.59	Water, electric
Madalaine Russell		47.03	Electric, Water
Chelsea Seivwright		16.52	Electric, Water
Carol Wooden		64.69	Electric, Water
Lakeside I Total	\$547.92	01.05	Licetile, water
Lakeside Park II	40.7.72		
Flormarie Baez		\$ 270.00	Balance on Rent
Crystal Bennett		11.79	Electric
Vanessa Gonzalez		126.98	
Shacara Hodo		14.19	Rent (making pmts) Electric
Roshayvious McNeil		28.84	Electric
Tammarion Newkirk		600.00	Rent and Late fee
Yomary Salas		6.00	Balance on rent
Daisy Valentin		16.38	
Lakeside II Total	\$1,074.18	10.56	Electric
NCH I	\$1,074.10		
Karen Morales		\$ 12.00	Dolongo on Late C
NCH I Total	\$12.00	\$ 12.00	Balance on Late fee
NCH II	\$12.00		
Angie Cuevas		\$ 120.36	Work and an
Dora Cuevas		41.00	Work order
Kianalee Garcia			Late fee
Leticia Owens		70.00 56.84	Work order
Nelida Perez			Electric, water
Abby Tolar		385.00	Rent
NCH II Total	\$698.97	25.77	Work order
Cornell Colony	\$U90.97		
Jeaveanna Caldwell		001666	C - B - · ·
Ashley Fernandez		\$216.66	Sept. Rent (pmts)
Daisy Figueroa		693.00	Rent and Washer/dryer
Alexis Roper		7.00	Balance on washer/dryer
Candeedress Simmons		548.00	Rent
CORNELL Total	\$1.400.66	35.00	Late fee
COMMELL TOTAL	\$1,499.66		

Ridgedale Linette Figueroa Lisa Jackson Abimael Morales Ashley Tate RD Total	\$709.00	\$ 120.00 147.00 9.00 433.00	Balance on work order Rent (lost money order) Balance late fee Rent and Work order
GRAND TOTAL \$4	,566.60		
*WRITE OFFS for Delaney Total Delaney \$0		ITE OFFS for NCH quez \$161.00 Total NCH \$161	Total RD \$0
*WRITE OFFS for Lakeside Total LPI \$0	Park I *WRI	TE OFFS for Lake	eside Park II *WRITE OFFS Cornell Total Cornell \$0

Approved—Tracey Rudy, Chief Executive Officer

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. 152 hours were taken during the month of January for sick, annual and holiday leave.

Delaney Heights Preventive/Annual Inspections Lakeside I Preventive Maintenance Inspections Lakeside Park II Preventive/Annual Inspections Ridgedale Preventive/Annual Inspections North Central Heights I Preventive/AI North Central Heights II Preventive/AI Cornell Colony Preventive/AI	8 2 10 5 6 0 7
Delaney Heights Vacancies Lakeside Park I Vacancies Lakeside Park II Vacancies Ridgedale Vacancies North Central Heights I Vacancies North Central Heights II Vacancies Cornell Colony Vacancies	0 0 2 0 2 0 3
Delancy Heights Move Ins Lakeside Park I Move Ins Lakeside Park II Move-In's Ridgedale Move Ins North Central Heights I Move Ins North Central Heights II Move Ins Cornell Colony Move Ins	1 12 1 2 0 0
Delaney Heights Move Outs Lakeside Park I Move Outs Lakeside Park II Move-Out's Ridgedale Move Outs North Central Heights I Move Outs North Central Heights II Move Outs Cornell Colony Move Outs	2 0 11 1 1 0 2