

# board agenda

Knox County Housing Authority  
**Regular Meeting of the Board of Commissioners**  
**Moon Towers Conference Room 101**  
2/28/2013  
10:00 a.m.

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<b>Opening</b>	Roll Call	Chairperson Payton
<input type="checkbox"/> Lomac Payton	Review/Approve Previous Meeting Minutes	Chairperson Payton
<input type="checkbox"/> Roger Peterson	Review/Ratify Claims and Bills	Chairperson Payton
<input type="checkbox"/> Dale Parsons	COCC:	\$ 33,881.36
<input type="checkbox"/> Paul Stewart	Moon Towers:	\$ 44,400.94
<input type="checkbox"/> Thomas Dunker	Family:	\$ 62,096.53
<input type="checkbox"/> Wayne Allen	Bluebell:	\$ 16,339.77
<input type="checkbox"/> Ben Burgland	HCV:	\$ 9,880.10
<u>Excused:</u>	Brentwood:	\$ 55,613.33
	Prairieland:	\$ 15,346.59
	Capital Fund '10:	\$ 0.00
	Capital Fund '11:	\$ 0.00
<u>Others Present:</u>	Capital Fund '12:	\$ 20,080.64
	Capital Fund '13:	\$ 0.00
	Ross Service Coordinator'11:	\$ 4,871.44
	Review/Ratify Financial Reports	Chairperson Payton

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<b>Old Business</b>	Review/Approve Resolution 2013-02 for adoption of Housing Choice Voucher Utility Allowance schedule for FYE 2014	Derek Antoine
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<b>New Business</b>	Review/Approve Resolution 2013-03 for FYE 2014 Budgets	Derek Antoine
	Review/Approve Resolution 2013-04 for Flat Rent Schedule	Derek Antoine

# board agenda

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**Reports**

Occupancy Reports

Derek Antoine

Provide Financial Audit Reports to the Board

Derek Antoine/Lee Lofing

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**Other Business**

Update on Personnel

Derek Antoine

PHADA National Conference

Derek Antoine

Smoke-Free Public Housing

Derek Antoine

AHRMA Rate Breakdown

Lee Lofing

Update Board Contact Information

Derek Antoine

Listing for Statement of Economic Interest  
(Need term end dates)

Derek Antoine

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**Adjournment**

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<b>Moon Towers</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projection
10-0-000-001-2700.000	Income/Expense Clearing	<b>99,923.85</b>	66,781.89	80,138.27	<b>63,883.00</b>
10-1-000-001-0001.000	PUM				
10-1-000-001-0051.000	PUM Offset				
10-1-000-001-3110.000	Dwelling Rent	<b>-345,270.85</b>	-288,339.25	-346,007.10	<b>-345,625.00</b>
10-1-000-001-3111.000	Utility Allowance				
10-1-000-001-3120.000	Excess Utilities				
10-1-000-001-3130.000	Cable TV Income				
10-1-000-001-3190.000	Nondwell Rent				
10-1-000-001-3190.100	Beauty Shop Rent				
10-1-000-001-3190.200	Sprint Rent	<b>-7,500.00</b>	-5,290.00	-6,348.00	
10-1-000-001-3404.000	Revenue-other gov grants				
10-1-000-001-3404.010	Other Inc - Operations	<b>-33,500.00</b>	-25,000.00	-30,000.00	<b>-25,000.00</b>
10-1-000-001-3610.000	Interest Income	<b>-500</b>	-770.81	-924.97	<b>-973.00</b>
10-1-000-001-3690.000	Other Income		-1,094.25	-1,313.10	
10-1-000-001-3690.100	Late Fees	<b>-1,500.00</b>	-1,450.00	-1,740.00	<b>-1,600.00</b>
10-1-000-001-3690.120	Violation Fees				
10-1-000-001-3690.140	Returned Check Charge	<b>-200</b>	-25.00	-30.00	
10-1-000-001-3690.150	Laundry Income	<b>-16,900.00</b>	-15,890.17	-19,068.20	<b>-18,955.00</b>
10-1-000-001-3690.160	Vending Machines	<b>-1,000.00</b>	-1,388.54	-1,666.25	<b>-1,770.00</b>
10-1-000-001-3690.180	Labor	<b>-2,000.00</b>	-3,271.85	-3,926.22	<b>-2,400.00</b>
10-1-000-001-3690.200	Materials	<b>-700</b>	-493.13	-591.76	<b>-650.00</b>
10-1-000-001-3690.500	Resid.Council Activ				
10-1-000-001-3850.010	Garbage & Trash Inc				
10-1-000-001-3850.020	Heat & Cooling Inc	<b>-50</b>		0.00	<b>-50.00</b>
10-1-000-001-3850.030	Snow Removal Inc				
10-1-000-001-3850.050	Landscape & Grds Inc				
10-1-000-001-3850.070	Electrical Inc	<b>-50</b>	-131.33	-157.60	<b>-50.00</b>
10-1-000-001-3850.080	Plumbing Maint Inc	<b>-50</b>			<b>-50.00</b>
10-1-000-001-3850.100	Janitorial Inc	<b>-1,000.00</b>	-212.58	-255.10	<b>-1,000.00</b>
10-1-000-001-3850.110	Routine Maint Inc	<b>-200</b>	-22.30	-26.76	<b>-200.00</b>
10-1-000-001-3850.120	Other Mis Cont Inc.	<b>-50</b>		0.00	<b>-50.00</b>
	<b>Total Income</b>	<b>-653,617.00</b>	-471,064.32	-565,277.18	<b>-649,490.00</b>
10-1-000-001-4110.000	Admin Salaries	<b>75,200.00</b>	61,407.08	73,688.50	<b>78,000.00</b>
10-1-000-001-4110.001	Salaries Comp Absences	<b>0</b>		0.00	
10-1-000-001-4110.500	Emp Benefit-Admin	<b>29,600.00</b>	22,670.16	27,204.19	<b>30,000.00</b>
10-1-000-001-4110.501	Wellness Benefit - Admin	<b>0</b>		0.00	<b>1,250.00</b>
10-1-000-001-4110.502	Benefit - Comp Absence	<b>0</b>		0.00	
10-1-000-001-4120.100	Management Fee Exp	<b>62,800.00</b>	54,135.00	64,962.00	<b>64,300.00</b>
10-1-000-001-4120.125	Mileage	<b>0</b>		0.00	
10-1-000-001-4120.200	Asset Mngt Fee Exp	<b>22,200.00</b>	18,500.00	22,200.00	<b>22,200.00</b>
10-1-000-001-4120.300	Bookkeeping Fee Exp	<b>15,750.00</b>	12,682.50	15,219.00	<b>15,225.00</b>
10-1-000-001-4120.400	Fee for Service Exp	<b>0</b>		0.00	
10-1-000-001-4120.500	Other Fees Exp	<b>0</b>	30.00	36.00	
10-1-000-001-4130.000	Legal Expense	<b>0</b>	0.00	0.00	
10-1-000-001-4140.000	Training - Staff	<b>4,000.00</b>	2,267.97	2,721.56	<b>3,000.00</b>
10-1-000-001-4140.010	Training-Commissioners	<b>900</b>		0.00	<b>800.00</b>
10-1-000-001-4150.000	Travel - Staff	<b>300</b>	62.17	74.60	<b>1,300.00</b>
10-1-000-001-4150.010	Travel - Commissioners	<b>100</b>		0.00	<b>1,000.00</b>
10-1-000-001-4170.000	Accounting Fee	<b>0</b>		0.00	
10-1-000-001-4171.000	Audit Fee	<b>1,250.00</b>	637.50	765.00	<b>850.00</b>

<b>Moon Towers</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-001-4180.000	Telephone	<b>1,000.00</b>	755.90	907.08	<b>950.00</b>
10-1-000-001-4190.000	Other Sundry	<b>200</b>	298.41	358.09	<b>200.00</b>
10-1-000-001-4190.100	Postage	<b>1,200.00</b>	787.93	945.52	<b>1,000.00</b>
10-1-000-001-4190.200	Office Supplies	<b>500</b>	382.81	459.37	<b>525.00</b>
10-1-000-001-4190.300	Paper Supplies	<b>400</b>	243.95	292.74	<b>400.00</b>
10-1-000-001-4190.400	Printing/Printers	<b>690</b>	747.69	897.23	<b>200.00</b>
10-1-000-001-4190.500	Printer/Copier-Supplies	<b>600</b>	601.85	722.22	<b>1,350.00</b>
10-1-000-001-4190.550	Computers	<b>75</b>	1,610.94	1,933.13	<b>100.00</b>
10-1-000-001-4190.600	Publications	<b>100</b>		0.00	<b>0.00</b>
10-1-000-001-4190.650	Advertising	<b>300</b>	220.00	264.00	<b>300.00</b>
10-1-000-001-4190.700	Member Dues/Fees	<b>200</b>	110.00	132.00	<b>150.00</b>
10-1-000-001-4190.800	Internet Services	<b>75</b>		0.00	<b>1,500.00</b>
10-1-000-001-4190.850	IT Support			0.00	<b>750.00</b>
10-1-000-001-4190.900	Court Costs	<b>200</b>		0.00	<b>200.00</b>
10-1-000-001-4190.950	Background Verification	<b>375</b>	437.70	525.24	<b>300.00</b>
10-1-000-001-4210.000	Ten Services-Salary	<b>0</b>		0.00	
10-1-000-001-4210.500	Emp Benefit-TenSer	<b>0</b>		0.00	
10-1-000-001-4220.000	Ten Ser-Incentives	<b>0</b>	155.00	186.00	
10-1-000-001-4220.100	Ten Ser-Supplies	<b>0</b>		0.00	
10-1-000-001-4220.110	Ten Ser-Recreation	<b>2,000.00</b>	684.91	821.89	<b>2,000.00</b>
10-1-000-001-4220.120	Ten Ser-Education	<b>250</b>	43.58	52.30	<b>250.00</b>
10-1-000-001-4220.130	Ten Ser-Phone	<b>0</b>		0.00	
10-1-000-001-4220.140	Ten Ser-Transportation	<b>250</b>	0.00	0.00	<b>250.00</b>
10-1-000-001-4220.155	National Night Out	<b>0</b>		0.00	
10-1-000-001-4220.160	TenSer-Printing&Postage	<b>120</b>	0.00	0.00	<b>120.00</b>
10-1-000-001-4220.161	Ten Serv-advertizing	<b>0</b>		0.00	
10-1-000-001-4220.171	Summer Prog Functions	<b>0</b>		0.00	
10-1-000-001-4220.172	Summer Prog Supplies	<b>0</b>		0.00	
10-1-000-001-4220.181	Winter Prog Functions	<b>0</b>		0.00	
10-1-000-001-4220.182	Winter Prog Supplies	<b>0</b>		0.00	
10-1-000-001-4220.192	GED Prog Supplies	<b>0</b>	19.46	23.35	<b>0.00</b>
10-1-000-001-4220.200	Emergency Shelter	<b>0</b>		0.00	
10-1-000-001-4230.000	ChildCareContract	<b>0</b>		0.00	
10-1-000-001-4230.174	Summer Prog Contracts	<b>0</b>		0.00	
10-1-000-001-4230.184	Winter Prog Contracts	<b>0</b>		0.00	
10-1-000-001-4230.194	GED Contracts	<b>0</b>		0.00	
10-1-000-001-4310.000	Water	<b>7,200.00</b>	6,300.06	7,560.07	<b>8,500.00</b>
10-1-000-001-4315.000	Sewer	<b>12,000.00</b>	8,754.08	10,504.90	<b>12,000.00</b>
10-1-000-001-4320.000	Electric	<b>34,500.00</b>	21,919.21	26,303.05	<b>25,670.00</b>
10-1-000-001-4330.000	Gas	<b>53,000.00</b>	19,127.76	22,953.31	<b>52,000.00</b>
10-1-000-001-4410.000	Maintenance - Labor	<b>103,900.00</b>	92,272.77	110,727.32	<b>114,500.00</b>
10-1-000-001-4410.001	Salaries Comp Absences	<b>0</b>		0.00	
10-1-000-001-4410.100	Maint Labor - OT	<b>0</b>		0.00	<b>2,500.00</b>
10-1-000-001-4410.200	Maint - Part Time	<b>0</b>		0.00	
10-1-000-001-4410.500	Emp Benefit-Maint	<b>42,300.00</b>	30,707.88	36,849.46	<b>44,000.00</b>
10-1-000-001-4410.501	Wellness Benefit - Maint	<b>300</b>	250.00	300.00	<b>1,875.00</b>
10-1-000-001-4410.502	Benefits Comp Absences	<b>0</b>		0.00	
10-1-000-001-4420.010	Garbage&Trash Supp	<b>0</b>	11.27	13.52	<b>0.00</b>
10-1-000-001-4420.020	Heating&Cooling Supp	<b>1,000.00</b>	474.95	569.94	<b>750.00</b>
10-1-000-001-4420.030	Snow Removal Supplies	<b>700</b>	101.90	122.28	<b>500.00</b>

<b>Moon Towers</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-001-4420.031	Gas for Snow Removal	100	35.72	42.86	100.00
10-1-000-001-4420.050	Landscape & Grds Supp	600	1,010.59	1,212.71	500.00
10-1-000-001-4420.051	Gasoline for Mowing	200	156.91	188.29	200.00
10-1-000-001-4420.070	Electrical Supplies	800	398.71	478.45	800.00
10-1-000-001-4420.080	Plumbing Supplies	3,500.00	1,692.05	2,030.46	3,000.00
10-1-000-001-4420.090	Extermination Supplies	0	67.74	81.29	0.00
10-1-000-001-4420.100	Janitorial Supplies	6,250.00	5,103.10	6,123.72	6,600.00
10-1-000-001-4420.110	Routine Maint. Supplies	7,000.00	1,454.42	1,745.30	7,000.00
10-1-000-001-4420.120	Other Misc Supplies	750	687.31	824.77	825.00
10-1-000-001-4420.125	Mileage	0	290.40	348.48	300.00
10-1-000-001-4420.126	Gasoline for vehicles	700	298.54	358.25	450.00
10-1-000-001-4420.130	Security Supplies			0.00	750.00
10-1-000-001-4430.010	Garbage & Trash Con	5,500.00	3,346.71	4,016.05	4,500.00
10-1-000-001-4430.020	Heating & Cooling Cont	3,000.00	700.88	841.06	1,500.00
10-1-000-001-4430.030	Snow Removal Contracts	0		0.00	
10-1-000-001-4430.040	Elevator Maintenance	12,575.00	9,997.84	11,997.41	12,825.00
10-1-000-001-4430.050	Landscape & Grds Cont	1,000.00	936.33	1,123.60	1,100.00
10-1-000-001-4430.060	Unit Turnaround Con	4,000.00	1,321.54	1,585.85	3,700.00
10-1-000-001-4430.070	Electrical Contracts	1,500.00	914.13	1,096.96	1,225.00
10-1-000-001-4430.080	Plumbing Contracts	3,000.00	3,252.61	3,903.13	3,000.00
10-1-000-001-4430.090	Extermination Contracts	2,100.00	2,369.60	2,843.52	2,500.00
10-1-000-001-4430.100	Janitorial Contracts	0		0.00	
10-1-000-001-4430.110	Routine Mainten Cont	6,500.00	4,845.81	5,814.97	6,500.00
10-1-000-001-4430.120	Other Misc Cont Cost	5,000.00	1,330.40	1,596.48	5,000.00
10-1-000-001-4430.121	Laundry Equip Repairs	500	1,004.14	1,204.97	1,000.00
10-1-000-001-4431.000	Trash Removal	0		0.00	
10-1-000-001-4480.000	Police Contract	3,000.00	1,844.71	2,213.65	2,500.00
10-1-000-001-4480.100	ADT Contract	1,200.00	696.39	835.67	800.00
10-1-000-001-4480.500	Other Security Expense	0	540.90	649.08	0.00
10-1-000-001-4510.000	Insurance	0		0.00	
10-1-000-001-4510.010	Property Insurance	20,200.00	16,932.51	20,319.01	22,350.00
10-1-000-001-4510.015	Equipment Insurance		116.79	140.15	1,450.00
10-1-000-001-4510.020	Liability Insurance	5,100.00	4,193.83	5,032.60	4,900.00
10-1-000-001-4510.025	PE & PO Insurance		6.94	8.33	100.00
10-1-000-001-4510.030	Wk Comp Insurance	15,200.00	11,935.08	14,322.10	7,300.00
10-1-000-001-4510.035	Auto Insurance		47.37	56.84	600.00
10-1-000-001-4510.040	Other Insurance	6,300.00	4,657.50	5,589.00	0.00
10-1-000-001-4520.000	Pay in lieu of Tax	23,807.00	23,223.81	27,868.57	28,500.00
10-1-000-001-4530.000	Term Leave Pay	0		0.00	
10-1-000-001-4570.000	Collection Losses	4,500.00	25.40	30.48	4,500.00
10-1-000-001-4590.000	Other General	1,000.00	0.00	0.00	500.00
10-1-000-001-4590.100	Cable TV Expense	9,000.00	5,347.42	6,416.90	0.00
10-1-000-001-4595.000	Compensated Absences	0		0.00	
10-1-000-001-4610.010	Extraordinary Labor	1,500.00	693.95	832.74	750.00
10-1-000-001-4610.020	Extraordinary Materials	1,700.00	173.85	208.62	100.00
10-1-000-001-4610.030	Extraordinary Contract	0		0.00	
10-1-000-001-4620.010	Casualty Labor	0		0.00	
10-1-000-001-4620.020	Casualty Materials	0		0.00	
10-1-000-001-4620.030	Casualty Contract Costs	0		0.00	
10-1-000-001-4620.040	Insur Proceeds	0		0.00	

<b>Moon Towers</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-001-4800.000	Depreciation Exp MT	0	341,705.00	410,046.00	<b>410,040.00</b>
10-1-000-001-5230.100	Int on DSF Invest	0		0.00	
10-1-000-001-5610.000	Int Note/Bonds	0		0.00	
10-1-000-001-5900.000	Other INc. Tel,Poll	0		0.00	
10-1-000-001-6010.000	Prior Yr Adj-ARR	0		0.00	
10-1-000-001-6020.000	Prior Yr Adj-NARR	0		0.00	
10-1-000-001-6120.000	Gain/Loss-Nonexp	0		0.00	
10-1-000-001-7010.000	Prov Oper Reserve	<b>21,000.00</b>	0.00	0.00	<b>21,000.00</b>
10-1-000-001-7520.000	Repl Nonexp Eq	0		0.00	
10-1-000-001-7530.000	Recpts Nonexp Eq	0		0.00	
10-1-000-001-7540.010	Labor	0		0.00	
10-1-000-001-7540.020	Materials	0		0.00	
10-1-000-001-7540.030	NonExp Equip	0		0.00	
10-1-000-001-7540.040	Contract Costs	0		0.00	
10-1-000-001-7560.100	Labor	0		0.00	
10-1-000-001-7560.200	Materials	0		0.00	
10-1-000-001-7560.300	NonExpend Equip	0		0.00	
10-1-000-001-7560.400	Contract Costs	0		0.00	
10-1-000-001-7560.500	Insurance Proceeds	0		0.00	
10-1-000-001-7580.000	Proc Disp Prop	0		0.00	
10-1-000-001-7590.000	Oper Prop-Contra	0		0.00	
10-1-000-001-7610.000	Vandalism	0		0.00	
10-1-000-001-7690.000	Vandalism-Contra	0		0.00	
10-1-000-001-8020.000	Oper Sub - Curr Yr	<b>-343,070.00</b>	-194,467.00	-233,360.40	<b>-315,000.00</b>
10-1-000-001-8021.000	Oper Sub - Prior Yr	0		0.00	
	<b>Total Expenses</b>	<b>653,617.00</b>	471,064.32	565,277.18	<b>649,490.00</b>
	<b>Total Income</b>	<b>-753,540.85</b>	-537,846.21	-645,415.45	<b>-713,373.00</b>
	<b>Net (Income)/Loss</b>	<b>-99,923.85</b>	-66,781.89	-80,138.27	<b>-63,883.00</b>
		<b>-653,617.00</b>	-471,064.32	-565,277.18	<b>-649,490.00</b>
		<b>653,617.00</b>	471,064.32	565,277.18	<b>649,490.00</b>
	Proof	<b>0.00</b>	0.00	0.00	<b>0.00</b>

<b>HCV</b>	<b>Description</b>	<b>FYE 2013 Budget</b>	<b>Current FYE 2013</b>	<b>Projected FYE 2013</b>	<b>FYE 2014 Budget</b>
30-0-000-000-2700.000	Inc & Exp Clearing	<b>-1,200.00</b>			<b>-22,200.00</b>
30-1-000-000-0001.000	PUM	<b>0.00</b>			
30-1-000-000-0001.010	Hard to House	<b>0.00</b>			
30-1-000-000-0001.020	Number of Port Ins	<b>0.00</b>			
30-1-000-000-0001.030	Number of Port Outs	<b>0.00</b>			
30-1-000-000-0001.050	Mid Month Lease UP	<b>0.00</b>			
30-1-000-000-0051.000	PUM Offset	<b>0.00</b>			
30-1-000-000-0051.010	Hard to House offset	<b>0.00</b>			
30-1-000-000-0051.020	Port In offset	<b>0.00</b>			
30-1-000-000-0051.030	Port Out Offset	<b>0.00</b>			
30-1-000-000-0051.050	Mid Month Lease Up Offset	<b>0.00</b>			
30-1-000-000-3300.000	Int Resrve Surplus	<b>-600.00</b>	-469.06	-562.87	<b>-650.00</b>
30-1-000-000-3300.010	Inc - Portable	<b>0.00</b>			
30-1-000-000-3300.100	Fraud Recovery - Admin	<b>-2,250.00</b>	-1,661.50	-1,993.80	<b>-2,500.00</b>
30-1-000-000-3300.170	Admin Fees Port	<b>0.00</b>			
30-1-000-000-3300.200	Fraud Recovery - HAP	<b>-2,250.00</b>	-3,220.50	-3,864.60	<b>-2,500.00</b>
30-1-000-000-3610.000	Interest Income	<b>0.00</b>			
30-1-000-000-3690.000	Other Income	<b>-200.00</b>			
30-1-000-000-3690.100	Other Income - Admin	<b>-250.00</b>	-157.00	-188.40	<b>-300.00</b>
	<b>Total Income</b>	<b>-1,092,500.00</b>	<b>-738,847.56</b>	<b>-886,617.07</b>	<b>-1,108,150.00</b>
30-1-000-000-4110.000	Admin Salaries	<b>46,250.00</b>	37,725.03	45,270.04	<b>58,500.00</b>
30-1-000-000-4110.001	Salaries Comp Absences	<b>0.00</b>			
30-1-000-000-4110.010	Salaries-Homeownership	<b>0.00</b>			
30-1-000-000-4110.500	Emp Benefit - Admin	<b>18,900.00</b>	15,264.52	18,317.42	<b>25,500.00</b>
30-1-000-000-4110.510	Benefits - HO	<b>0.00</b>			
30-1-000-000-4120.100	Management Fees	<b>32,000.00</b>	25,716.00	30,859.20	<b>32,000.00</b>
30-1-000-000-4120.300	Bookkeep. Fees	<b>20,000.00</b>	16,072.50	19,287.00	<b>20,000.00</b>
30-1-000-000-4130.000	Legal Expense	<b>250.00</b>			<b>250.00</b>
30-1-000-000-4140.000	Training - Staff	<b>1,200.00</b>	961.61	1,153.93	<b>1,000.00</b>
30-1-000-000-4150.000	Travel - Staff	<b>250.00</b>	20.97	25.16	<b>600.00</b>
30-1-000-000-4160.000	Publications	<b>100.00</b>	0.00	0.00	<b>50.00</b>
30-1-000-000-4170.000	Accounting Fee	<b>250.00</b>	0.00	0.00	<b>100.00</b>
30-1-000-000-4171.000	Audit Fee	<b>750.00</b>	467.50	561.00	<b>1,000.00</b>
30-1-000-000-4180.000	Telephone	<b>1,000.00</b>	755.93	907.12	<b>1,000.00</b>
30-1-000-000-4190.000	Other Sundry	<b>4,000.00</b>	3,135.00	3,762.00	<b>3,800.00</b>
30-1-000-000-4190.100	Postage	<b>2,500.00</b>	1,647.09	1,976.51	<b>2,000.00</b>
30-1-000-000-4190.200	Inspections	<b>9,250.00</b>	5,832.00	6,998.40	<b>8,000.00</b>
30-1-000-000-4190.950	Background Verification	<b>1,000.00</b>	605.85	727.02	<b>800.00</b>
30-1-000-000-4400.000	Maint & Operation	<b>0.00</b>			
30-1-000-000-4510.000	Insurance	<b>0.00</b>			
30-1-000-000-4510.025	PE & PO Insurance		2.72	3.26	<b>50.00</b>
30-1-000-000-4510.030	Work Comp Insurance	<b>300.00</b>	190.99	229.19	<b>2,400.00</b>
30-1-000-000-4510.035	Auto Insurance		47.36	56.83	<b>600.00</b>
30-1-000-000-4510.040	Ins - Other	<b>700.00</b>	422.91	507.49	
30-1-000-000-4530.000	Term Leave Pay	<b>0.00</b>			
30-1-000-000-4540.000	Employee Benefits	<b>0.00</b>			
30-1-000-000-4570.100	Collection Loss Admin	<b>0.00</b>			
30-1-000-000-4570.200	Collection Loss HUD	<b>0.00</b>			
30-1-000-000-4590.000	Other General Exp	<b>300.00</b>			
30-1-000-000-4590.010	Admin Gen Exp-Port	<b>5,750.00</b>	4,404.55	5,285.46	<b>5,500.00</b>
30-1-000-000-4595.000	Compensated Absences	<b>0.00</b>			

<b>HCV</b>	<b>Description</b>	<b>FYE 2013 Budget</b>	<b>Current FYE 2013</b>	<b>Projected FYE 2013</b>	<b>FYE 2014 Budget</b>
30-1-000-000-4715.010	HAP-Occupied Units	<b>804,500.00</b>	666,343.00	799,611.60	<b>805,000.00</b>
30-1-000-000-4715.015	HAP Mid Month Lease	<b>0.00</b>			
30-1-000-000-4715.020	HAP-Repayments	<b>0.00</b>			
30-1-000-000-4715.021	HAP-FraudRepay(HUD%)	<b>0.00</b>			
30-1-000-000-4715.030	HAP-Port Ins	<b>0.00</b>		0.00	
30-1-000-000-4715.040	HAP-Util Payments	<b>36,500.00</b>	30,752.04	36,902.45	<b>37,500.00</b>
30-1-000-000-4715.050	HAP-Homeownership	<b>0.00</b>			
30-1-000-000-4715.070	HAP-Portable	<b>106,750.00</b>	83,582.00	100,298.40	<b>102,500.00</b>
30-1-000-000-4715.080	HAP Hard to House	<b>0.00</b>			
30-1-000-000-4718.000	HAP-Escrow Certs	<b>0.00</b>			
30-1-000-000-4800.000	Dpreciation Expense	<b>0.00</b>			
30-1-000-000-6010.000	Prior Yr Adj - ARR	<b>0.00</b>			
30-1-000-000-6010.010	Prior Year Adj HAP	<b>0.00</b>			
30-1-000-000-6020.000	Prior Yr Adj - NARR	<b>0.00</b>			
30-1-000-000-6120.000	Gain/Loss-Nonex Eq	<b>0.00</b>			
30-1-000-000-7016.000	Prov for Oper Rsrve	<b>0.00</b>			
30-1-000-000-7027.000	Prov for Proj Rsrve	<b>0.00</b>			
30-1-000-000-7520.000	Replace Nonexp Eq	<b>0.00</b>			
30-1-000-000-7530.000	Rcpts Nonex Eq NR	<b>0.00</b>			
30-1-000-000-7540.010	Labor	<b>0.00</b>			
30-1-000-000-7540.020	Materials	<b>0.00</b>			
30-1-000-000-7540.030	NonExp Equipment	<b>0.00</b>			
30-1-000-000-7540.040	Contract Costs	<b>0.00</b>			
30-1-000-000-7590.000	Oper Exp Prop Contra	<b>0.00</b>			
30-1-000-000-8026.000	Ann Contr-Cur Yr	<b>-947,750.00</b>	-634,947.50	-761,937.00	<b>-940,000.00</b>
30-1-000-000-8026.500	Admin Fee Rec Curr Yr	<b>-138,000.00</b>	-98,392.00	-118,070.40	<b>-140,000.00</b>
30-1-000-000-8026.501	Admin Fee - 2009 HAP	<b>0.00</b>			
30-1-000-000-8027.000	Ann Contr - Pr Yr	<b>0.00</b>			
<b>Total Expense</b>					<b>1,108,150.00</b>
<b>Total Income</b>					<b>-1,085,950.00</b>
<b>Net (Income)/Loss</b>					<b>22,200.00</b>

<b>Total Admin Income</b>	<b>-143,450.00</b>
<b>Total Admin Expense</b>	<b>163,150.00</b>
<b>Net (Income)/Loss</b>	<b>19,700.00</b>

<b>Total HAP Income</b>	<b>-942,500.00</b>
<b>Total HAP Expense</b>	<b>945,000.00</b>
<b>Net (Income)/Loss</b>	<b>2,500.00</b>



Family	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-0-000-002-2700.000	Income/Expense Clearing	<b>-183,046.72</b>	-99,421.50	-132,562.00	<b>95,455.00</b>
10-1-000-002-0001.000	PUM	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-0051.000	PUM Offset	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3110.000	Dwelling Rent	<b>-50,000.00</b>	-66,158.69	-88,211.59	<b>-75,000.00</b>
10-1-000-002-3111.000	Utility Allowance	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3190.000	Nondwell Rent	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3195.000	Day Care Income	<b>-1,250.00</b>	-1,125.00	-1,500.00	<b>-1,500.00</b>
10-1-000-002-3404.000	Revenue-other gov grants	<b>0.00</b>	0.00	0.00	<b>-12,500.00</b>
10-1-000-002-3404.010	Other Inc - Operations	<b>0.00</b>	-30,000.00	-40,000.00	<b>-20,000.00</b>
10-1-000-002-3610.000	Interest Income	<b>0.00</b>	-22.04	-29.39	<b>-30.00</b>
10-1-000-002-3690.000	Other Income	<b>-5,000.00</b>	-1,187.64	-1,583.52	<b>-2,500.00</b>
10-1-000-002-3690.100	Late Fees	<b>-6,600.00</b>	-6,555.00	-8,740.00	<b>-8,500.00</b>
10-1-000-002-3690.120	Violation Fees	<b>-850.00</b>	-415.00	-553.33	<b>-650.00</b>
10-1-000-002-3690.140	Returned Check Charge	<b>-300.00</b>	-150.00	-200.00	<b>-300.00</b>
10-1-000-002-3690.180	Labor	<b>-15,000.00</b>	-16,831.30	-22,441.73	<b>-20,000.00</b>
10-1-000-002-3690.200	Materials	<b>-8,000.00</b>	-6,971.38	-9,295.17	<b>-9,000.00</b>
10-1-000-002-3850.010	Garbage & Trash Inc	<b>-100.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.020	Heating & Cooling Inc	<b>-200.00</b>	-146.97	-195.96	<b>-200.00</b>
10-1-000-002-3850.030	Snow Removal Inc	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.040	Elevator Main Inc	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.050	Landscape&Grds Inc	<b>-100.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.060	Unit Turnaround Inc	<b>-2,000.00</b>	-67.78	-90.37	<b>-100.00</b>
10-1-000-002-3850.070	Electrical Inc	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.080	Plumbing Inc	<b>-100.00</b>	-67.78	-90.37	<b>-100.00</b>
10-1-000-002-3850.100	Janitorial Inc	<b>-500.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-3850.110	Routine Main Inc	<b>-1,500.00</b>	-16.12	-21.49	<b>-500.00</b>
10-1-000-002-3850.120	Inc - other misc	<b>-100.00</b>	0.00	0.00	<b>0.00</b>
		<b>-1,022,186.72</b>	-622,060.20	-829,413.60	<b>-802,965.00</b>
10-1-000-002-4110.000	Admin Salaries	<b>108,300.00</b>	79,124.63	105,499.51	<b>101,000.00</b>
10-1-000-002-4110.001	Salaries Comp Absences	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4110.500	Emp Benefit - Admin	<b>43,300.00</b>	29,100.98	38,801.31	<b>41,200.00</b>
10-1-000-002-4110.501	Wellness Benefit - Admin	<b>300.00</b>	225.00	300.00	<b>1,250.00</b>
10-1-000-002-4110.502	Benefit - Comp Absence	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4120.100	Management Fee Exp	<b>68,400.00</b>	51,920.00	69,226.67	<b>69,300.00</b>
10-1-000-002-4120.125	Mileage	<b>2,100.00</b>	1,332.05	1,776.07	<b>1,900.00</b>
10-1-000-002-4120.200	Asset Mgt Fee Exp	<b>22,800.00</b>	17,010.00	22,680.00	<b>22,800.00</b>
10-1-000-002-4120.300	Bookkeeping Fee Exp	<b>17,100.00</b>	12,300.00	16,400.00	<b>17,100.00</b>
10-1-000-002-4120.400	Front Line Fee Exp	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4120.500	Other Fee Exp	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4130.000	Legal Expense	<b>1,000.00</b>	-1,085.00	-1,446.67	<b>1,250.00</b>
10-1-000-002-4140.000	Training - Staff	<b>6,000.00</b>	3,567.39	4,756.52	<b>4,000.00</b>
10-1-000-002-4140.010	Training-Commissioners	<b>1,200.00</b>	0.00	0.00	<b>800.00</b>
10-1-000-002-4150.000	Travel - Staff	<b>1,000.00</b>	254.80	339.73	<b>2,500.00</b>
10-1-000-002-4150.010	Travel - Commissioners	<b>750.00</b>	0.00	0.00	<b>1,000.00</b>
10-1-000-002-4160.000	Technical Assistance	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4170.000	Accounting Fee	<b>0.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-002-4171.000	Audit Fee	<b>2,000.00</b>	1,700.00	2,266.67	<b>1,550.00</b>
10-1-000-002-4180.000	Telephone	<b>3,400.00</b>	2,222.96	2,963.95	<b>3,500.00</b>
10-1-000-002-4190.000	Other Sundry	<b>250.00</b>	472.41	629.88	<b>500.00</b>
10-1-000-002-4190.100	Postage	<b>1,900.00</b>	2,087.55	2,783.40	<b>3,000.00</b>
10-1-000-002-4190.200	Office Supplies	<b>1,000.00</b>	608.40	811.20	<b>1,000.00</b>

Family	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-002-4190.300	Paper Supplies	700.00	669.11	892.15	900.00
10-1-000-002-4190.400	Printing/printers	500.00	901.60	1,202.13	1,200.00
10-1-000-002-4190.500	Printer/Copier Supp-Cont	1,400.00	285.00	380.00	1,400.00
10-1-000-002-4190.550	Computers	1,250.00	4,465.69	5,954.25	2,500.00
10-1-000-002-4190.600	Publications	50.00	0.00	0.00	50.00
10-1-000-002-4190.650	Advertising	150.00	100.00	133.33	150.00
10-1-000-002-4190.700	Member Dues/Fees	100.00	5.00	6.67	100.00
10-1-000-002-4190.800	Internet Services	2,600.00	2,455.14	3,273.52	3,000.00
10-1-000-002-4190.850	IT Support			0.00	750.00
10-1-000-002-4190.900	Court Costs	1,000.00	1,085.00	1,446.67	1,250.00
10-1-000-002-4190.950	Background Verification	800.00	936.55	1,248.73	1,000.00
10-1-000-002-4210.000	Ten Services-Salary	46,000.00	30,690.37	40,920.49	42,000.00
10-1-000-002-4210.500	Emp Benefit-TenSer	16,000.00	10,758.61	14,344.81	16,000.00
10-1-000-002-4210.501	Wellness Benefit - TenServ	300.00	0.00	0.00	625.00
10-1-000-002-4215.000	T.S. - Part Time Pay	0.00	12,621.00	16,828.00	18,000.00
10-1-000-002-4215.500	T.S. - Part Time Benefits	0.00	1,211.59	1,615.45	1,615.00
10-1-000-002-4220.000	Ten Ser-Incentives	150.00	0.00	0.00	0.00
10-1-000-002-4220.100	Ten Ser-Supplies	1,500.00	670.80	894.40	1,500.00
10-1-000-002-4220.110	Ten Ser-Recreation	750.00	0.00	0.00	750.00
10-1-000-002-4220.120	Ten Ser-Education	150.00	0.00	0.00	150.00
10-1-000-002-4220.125	Ten Ser-Other	0.00	212.24	282.99	300.00
10-1-000-002-4220.130	Ten Ser-Phone	0.00	0.00	0.00	0.00
10-1-000-002-4220.140	Ten Ser-Transportation	1,600.00	2,427.51	3,236.68	2,500.00
10-1-000-002-4220.150	Ten Ser-Boat Regatta	0.00	0.00	0.00	0.00
10-1-000-002-4220.155	National Night Out	0.00	0.00	0.00	0.00
10-1-000-002-4220.156	Bike Repair	0.00	0.00	0.00	0.00
10-1-000-002-4220.160	TenSer-Printing&Postage	0.00	0.00	0.00	0.00
10-1-000-002-4220.161	Ten Serv-advertising	0.00	0.00	0.00	0.00
10-1-000-002-4220.171	Summer Prog-Functions	800.00	2,590.65	3,454.20	800.00
10-1-000-002-4220.172	Summer Prog-Supplies	1,000.00	1,952.30	2,603.07	1,000.00
10-1-000-002-4220.173	Summer	0.00	207.60	276.80	275.00
10-1-000-002-4220.181	Winter Prog Functions	0.00	0.00	0.00	0.00
10-1-000-002-4220.182	Winter Prog Supplies	0.00	0.00	0.00	0.00
10-1-000-002-4220.192	GED Prog Supplies	500.00	259.59	346.12	500.00
10-1-000-002-4220.200	Emergency Shelter	0.00	0.00	0.00	0.00
10-1-000-002-4230.000	Child Care Contract	600.00	0.00	0.00	0.00
10-1-000-002-4230.174	Summer Prog Contracts	0.00	0.00	0.00	0.00
10-1-000-002-4230.184	Winter Prog Contracts	0.00	0.00	0.00	0.00
10-1-000-002-4230.194	GED Contracts	7,500.00	5,810.00	7,746.67	7,500.00
10-1-000-002-4310.000	Water	1,600.00	1,691.20	2,254.93	2,000.00
10-1-000-002-4315.000	Sewer	750.00	253.35	337.80	450.00
10-1-000-002-4320.000	Electric	13,000.00	9,872.98	13,163.97	13,000.00
10-1-000-002-4330.000	Gas	9,000.00	4,790.81	6,387.75	7,500.00
10-1-000-002-4330.010	Refuse	200.00	113.17	150.89	200.00
10-1-000-002-4410.000	Maintenance - Labor	303,850.00	196,323.36	261,764.48	250,000.00
10-1-000-002-4410.001	Salaries Comp Absences	0.00	0.00	0.00	0.00
10-1-000-002-4410.100	Maint Labor - OT	0.00	0.00	0.00	5,000.00
10-1-000-002-4410.200	Maint - Part Time	0.00	0.00	0.00	5,000.00
10-1-000-002-4410.500	Emp Benefit - Maint	130,000.00	76,758.14	102,344.19	10,300.00
10-1-000-002-4410.501	Wellness Benefit - Maint	600.00	0.00	0.00	3,750.00
10-1-000-002-4410.502	Benefits Comp Absences	0.00	0.00	0.00	0.00

Family	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-002-4420.010	Garbage&Trash Supp	200.00	324.17	432.23	400.00
10-1-000-002-4420.020	Heating&Cooling Supp	3,500.00	1,263.83	1,685.11	5,000.00
10-1-000-002-4420.030	Snow Removal Supplies	250.00	0.00	0.00	100.00
10-1-000-002-4420.031	Gas for Snow Removal	0.00	0.00	0.00	0.00
10-1-000-002-4420.050	Landscape&Grds Supp	1,500.00	1,978.30	2,637.73	1,500.00
10-1-000-002-4420.051	Gasoline for mowing	1,000.00	769.71	1,026.28	1,000.00
10-1-000-002-4420.070	Electrical Supplies	2,500.00	1,355.25	1,807.00	2,000.00
10-1-000-002-4420.080	Plumbing Supplies	7,000.00	5,391.40	7,188.53	8,000.00
10-1-000-002-4420.090	Extermination Supplies	2,500.00	271.32	361.76	1,500.00
10-1-000-002-4420.100	Janitorial Supplies	4,000.00	4,209.77	5,613.03	4,800.00
10-1-000-002-4420.110	Routine Maint. Supplies	20,000.00	7,135.74	9,514.32	12,000.00
10-1-000-002-4420.120	Other Misc. Supplies	250.00	57.60	76.80	0.00
10-1-000-002-4420.125	Mileage	0.00	66.60	88.80	100.00
10-1-000-002-4420.126	Gasoline for vehicles	6,500.00	3,640.33	4,853.77	5,000.00
10-1-000-002-4420.130	Security Supplies			0.00	1,000.00
10-1-000-002-4430.010	Garbage&Trash Cont	500.00	340.00	453.33	500.00
10-1-000-002-4430.020	Heating&Cooling Cont	2,000.00	0.00	0.00	1,000.00
10-1-000-002-4430.030	Snow Removal Contracts	500.00	0.00	0.00	0.00
10-1-000-002-4430.050	Landscape & Grds Cont	700.00	378.00	504.00	500.00
10-1-000-002-4430.060	Unit Turnaround Cont	0.00	0.00	0.00	0.00
10-1-000-002-4430.070	Electrical Contracts	500.00	676.83	902.44	750.00
10-1-000-002-4430.080	Plumbing Contracts	8,500.00	3,715.17	4,953.56	5,000.00
10-1-000-002-4430.090	Extermination Contracts	4,000.00	2,410.70	3,214.27	4,000.00
10-1-000-002-4430.100	Reg Contracts	0.00	0.00	0.00	0.00
10-1-000-002-4430.110	Routine Maint Contr	2,000.00	1,229.03	1,638.71	1,750.00
10-1-000-002-4430.120	Other Misc Cont Cost	500.00	5.54	7.39	500.00
10-1-000-002-4431.000	Trash Removal	250.00	0.00	0.00	250.00
10-1-000-002-4480.000	Police Contract	6,000.00	1,844.72	2,459.63	3,000.00
10-1-000-002-4480.100	ADT Contract	1,800.00	1,214.70	1,619.60	1,800.00
10-1-000-002-4480.500	Other Security Expense	2,500.00	1,315.71	1,754.28	2,500.00
10-1-000-002-4510.000	Insurance	34,086.72	0.00	0.00	0.00
10-1-000-002-4510.010	Property Insurance	21,100.00		0.00	24,000.00
10-1-000-002-4510.015	Equipment Insurance			0.00	1,550.00
10-1-000-002-4510.020	Liability Insurance	5,200.00		0.00	5,200.00
10-1-000-002-4510.025	PE & PO Insurance			0.00	200.00
10-1-000-002-4510.030	Wk Comp Insurance	15,900.00		0.00	18,800.00
10-1-000-002-4510.035	Auto Insurance			0.00	3,500.00
10-1-000-002-4510.040	Other Insurance	9,000.00	6,562.53	8,750.04	0.00
10-1-000-002-4520.000	Pay in lieu of Tax	3,000.00	4,943.72	6,591.63	6,600.00
10-1-000-002-4530.000	Term Leave Pay	0.00	0.00	0.00	0.00
10-1-000-002-4570.000	Collection Losses	27,000.00	0.00	0.00	0.00
10-1-000-002-4590.000	Other General	250.00	0.00	0.00	0.00
10-1-000-002-4595.000	Compensated Absences	0.00	0.00	0.00	0.00
10-1-000-002-4610.010	Extraordinary Labor	0.00	0.00	0.00	0.00
10-1-000-002-4610.020	Extraordinary Materials	0.00	0.00	0.00	0.00
10-1-000-002-4610.030	Extraordinary Contract	2,500.00	0.00	0.00	2,500.00
10-1-000-002-4620.010	Casualty Labor	0.00	0.00	0.00	0.00
10-1-000-002-4620.020	Casualty Materials	0.00	0.00	0.00	0.00
10-1-000-002-4620.030	Casualty Contract Costs	0.00	0.00	0.00	0.00
10-1-000-002-4620.040	Insur Proceeds	0.00	0.00	0.00	0.00
10-1-000-002-4720.000	Matching NN Supplies	0.00	0.00	0.00	0.00

Family	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-002-4720.100	Matching NN Supplies offset	0.00	0.00	0.00	0.00
10-1-000-002-4730.000	Matching NN Cont	0.00	0.00	0.00	0.00
10-1-000-002-4730.100	Matching NN Cont offset	0.00	0.00	0.00	0.00
10-1-000-002-4800.000	Depreciation Exp Fam	0.00	348,327.72	464,436.96	467,500.00
10-1-000-002-6010.000	Prior Yr Adj-ARR	0.00	0.00	0.00	0.00
10-1-000-002-6020.000	Prior Yr Adj-NARR	0.00	0.00	0.00	0.00
10-1-000-002-6120.000	Gain/Loss-Nonexp	0.00	0.00	0.00	0.00
10-1-000-002-7010.000	Prov Oper Reserve	0.00	0.00	0.00	0.00
10-1-000-002-7520.000	Repl Nonexp Eq	0.00	0.00	0.00	0.00
10-1-000-002-7530.000	Recpts Nonexp Eq	0.00	0.00	0.00	0.00
10-1-000-002-7540.010	Labor	0.00	0.00	0.00	0.00
10-1-000-002-7540.020	Materials	0.00	0.00	0.00	0.00
10-1-000-002-7540.030	NonExp Equip	0.00	0.00	0.00	0.00
10-1-000-002-7540.040	Contract Costs	0.00	0.00	0.00	0.00
10-1-000-002-7560.100	Labor	0.00	0.00	0.00	0.00
10-1-000-002-7560.200	Materials	0.00	0.00	0.00	0.00
10-1-000-002-7560.300	NonExpend Equip	0.00	0.00	0.00	0.00
10-1-000-002-7560.400	Contract Costs	0.00	0.00	0.00	0.00
10-1-000-002-7560.500	Insurance Proceeds	0.00	0.00	0.00	0.00
10-1-000-002-7580.000	Proc Disp Prop	0.00	0.00	0.00	0.00
10-1-000-002-7590.000	Oper Prop-Contra	0.00	0.00	0.00	0.00
10-1-000-002-7610.000	Vandalism	0.00	0.00	0.00	0.00
10-1-000-002-7690.000	Vandalism-Contra	0.00	0.00	0.00	0.00
10-1-000-002-8020.000	Oper Sub - Curr Yr	-747,540.00	-392,924.00	-523,898.67	-747,540.00
10-1-000-002-8021.000	Oper Sub - Prior Yr	-747,540.00	-601,673.00	-802,230.67	-734,517.00
	<b>Total Expenses</b>	<b>1,022,186.72</b>	622,060.20	829,413.60	<b>802,965.00</b>
	<b>Total Income</b>	<b>-839,140.00</b>	-522,638.70	-696,851.60	<b>-898,420.00</b>
	<b>Net (Income/Expense)</b>	<b>183,046.72</b>	99,421.50	132,562.00	<b>-95,455.00</b>
Total Income	With Clearing	-1,022,186.72	-622,060.20	-829,413.60	-802,965.00
Total Expenses		1,022,186.72	622,060.20	829,413.60	802,965.00
Net (Income)/Loss	Proof	0.00	0.00	0.00	0.00

<b>COCC</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projections \$
10-0-000-000-2700.000	Income/Expense Clearing	<b>-87,875.00</b>	34,472.09	41,366.51	<b>-63,925.00</b>
10-1-000-000-0001.000	PUM	<b>0.00</b>		0.00	
10-1-000-000-0051.000	PUM Offset	<b>0.00</b>		0.00	
10-1-000-000-3110.000	Dwelling Rent	<b>0.00</b>		0.00	
10-1-000-000-3110.200	Dwelling Rent - Family	<b>0.00</b>		0.00	
10-1-000-000-3110.600	Dwelling Rent - BB	<b>0.00</b>		0.00	
10-1-000-000-3111.000	Utility Allowance	<b>0.00</b>		0.00	
10-1-000-000-3111.200	Utility Allowance - Family	<b>0.00</b>		0.00	
10-1-000-000-3111.600	Utility Allowance - BB	<b>0.00</b>		0.00	
10-1-000-000-3120.000	Excess Utilities	<b>0.00</b>		0.00	
10-1-000-000-3190.000	Non Dwelling Rent	<b>0.00</b>		0.00	
10-1-000-000-3190.100	Beauty Shop Rent	<b>0.00</b>		0.00	
10-1-000-000-3190.200	Nextel Rent	<b>0.00</b>		0.00	
10-1-000-000-3401.097	Rev DEP 97 - soft cost	<b>0.00</b>		0.00	
10-1-000-000-3401.098	Rev DEP 98 - soft cost	<b>0.00</b>		0.00	
10-1-000-000-3401.704	Rev CGP 704 - soft cost	<b>0.00</b>		0.00	
10-1-000-000-3401.705	Rev CGP 705 - soft cost	<b>0.00</b>		0.00	
10-1-000-000-3401.706	Rev CGP 706 - soft cost	<b>0.00</b>		0.00	
10-1-000-000-3404.000	Revenue-other gov grants	<b>0.00</b>		0.00	
10-1-000-000-3610.000	Interest Income	<b>-125.00</b>	-67.15	-80.58	<b>-100.00</b>
10-1-000-000-3610.010	Interest - Restricted	<b>0.00</b>		0.00	
10-1-000-000-3610.100	Sweep Account Interest	<b>0.00</b>		0.00	
10-1-000-000-3690.000	Other Income	<b>0.00</b>		0.00	
10-1-000-000-3690.010	Other Income-Training	<b>0.00</b>		0.00	
10-1-000-000-3690.100	Late Fees	<b>0.00</b>		0.00	
10-1-000-000-3690.120	Violation Fees	<b>0.00</b>		0.00	
10-1-000-000-3690.140	Returned Check Charge	<b>0.00</b>		0.00	
10-1-000-000-3690.150	Allied Laundry	<b>0.00</b>		0.00	
10-1-000-000-3690.180	Labor	<b>0.00</b>		0.00	
10-1-000-000-3690.200	Materials	<b>0.00</b>		0.00	
10-1-000-000-3690.250	Child Care	<b>0.00</b>		0.00	
10-1-000-000-3690.500	Resid.Council Activ	<b>0.00</b>		0.00	
10-1-000-000-3810.000	Management Fee Inc	<b>-224,000.00</b>	-197,061.00	-236,473.20	<b>-234,000.00</b>
10-1-000-000-3810.010	Management Fee CFP	<b>0.00</b>	-134,027.00	-160,832.40	<b>-66,000.00</b>
10-1-000-000-3820.000	Asset Mgmt Fee Inc	<b>-100,000.00</b>	-42,500.00	-51,000.00	<b>-51,000.00</b>
10-1-000-000-3830.000	Bookkeeping Fee Inc	<b>-69,500.00</b>	-58,242.00	-69,890.40	<b>-69,500.00</b>
10-1-000-000-3840.000	Other Fees Inc	<b>-15,000.00</b>	0.00	0.00	<b>0.00</b>
10-1-000-000-3850.010	Garb & Trash Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.020	Htg & Cooling Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.030	Snow Removal Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.040	Elevator Maint Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.050	Landscape & Grds Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.070	Electrical Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.080	Plumbing Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.090	Extermination Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.100	Janitorial Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.110	Routine Maint Inc	<b>0.00</b>		0.00	
10-1-000-000-3850.120	Other Misc Inc	<b>0.00</b>		0.00	
	<b>Total Income</b>	<b>-496,500.00</b>	<b>-397,425.06</b>	<b>-476,910.07</b>	<b>-484,525.00</b>
10-1-000-000-4110.000	Admin Salaries	<b>274,000.00</b>	231,861.86	278,234.23	<b>265,000.00</b>
10-1-000-000-4110.001	Salaries Comp Absences	<b>0.00</b>		0.00	
10-1-000-000-4110.100	Medical Reimbursement	<b>0.00</b>		0.00	
10-1-000-000-4110.500	Emp Benefit - Admin	<b>105,100.00</b>	84,199.18	101,039.02	<b>100,000.00</b>



<b>COCC</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projections \$
10-1-000-000-4110.501	Wellness Benefit - Admin	900.00	500.00	600.00	5,000.00
10-1-000-000-4110.502	Benefit - Comp Absence	0.00	0.00	0.00	
10-1-000-000-4110.550	Benefit - Life Ins.	4,800.00	3,964.25	4,757.10	5,000.00
10-1-000-000-4130.000	Legal Expense	10,000.00	7,500.00	9,000.00	9,000.00
10-1-000-000-4140.000	Training - Staff	6,000.00	3,081.43	3,697.72	7,500.00
10-1-000-000-4140.010	Training-Commissioners	2,500.00	0.00	0.00	1,125.00
10-1-000-000-4150.000	Travel - Staff	2,000.00	245.18	294.22	2,500.00
10-1-000-000-4150.010	Travel - Commissioners	2,000.00	143.00	171.60	875.00
10-1-000-000-4160.000	Consulting	12,000.00	8,257.72	9,909.26	10,000.00
10-1-000-000-4170.000	Accounting Fee	10,000.00	6,468.00	7,761.60	5,000.00
10-1-000-000-4170.001	Accounting Fee - MT	0.00		0.00	
10-1-000-000-4170.002	Accounting Fee - Family	0.00		0.00	
10-1-000-000-4170.006	Accounting Fee - BB	0.00		0.00	
10-1-000-000-4170.030	Accounting Fee - HCV	0.00		0.00	
10-1-000-000-4170.040	Accounting Fee - GT	0.00		0.00	
10-1-000-000-4170.050	Accounting Fee - MAW	0.00		0.00	
10-1-000-000-4170.600	Accounting Fee - BW	0.00		0.00	
10-1-000-000-4170.601	Accounting Fee - Prairie	0.00		0.00	
10-1-000-000-4171.000	Audit Fee	1,800.00	680.00	816.00	1,000.00
10-1-000-000-4180.000	Telephone	5,100.00	4,378.06	5,253.67	5,200.00
10-1-000-000-4190.000	Other Sundry	5,250.00	1,434.51	1,721.41	2,000.00
10-1-000-000-4190.095	Background Verification	100.00	0.00	0.00	100.00
10-1-000-000-4190.100	Postage	500.00	2,204.03	2,644.84	2,000.00
10-1-000-000-4190.200	Office Supplies	1,500.00	1,893.59	2,272.31	1,000.00
10-1-000-000-4190.300	Paper Supplies	2,000.00	1,007.92	1,209.50	1,500.00
10-1-000-000-4190.400	Printing/printers	750.00	1,882.07	2,258.48	500.00
10-1-000-000-4190.500	Printer/Copier Supp-Cont	2,400.00	701.37	841.64	2,500.00
10-1-000-000-4190.550	Computers	3,500.00	5,516.22	6,619.46	3,500.00
10-1-000-000-4190.600	Publications	500.00	282.50	339.00	500.00
10-1-000-000-4190.650	Advertising	1,500.00	1,397.75	1,677.30	750.00
10-1-000-000-4190.700	Member Dues/Fees	11,000.00	6,313.00	7,575.60	9,000.00
10-1-000-000-4190.800	Internet Services	3,000.00	2,337.91	2,805.49	1,500.00
10-1-000-000-4190.850	IT Support	0.00	0.00	0.00	1,000.00
10-1-000-000-4190.900	Court Costs	150.00	0.00	0.00	200.00
10-1-000-000-4210.000	Ten Services-Salary	0.00	495.00	594.00	
10-1-000-000-4210.500	Emp Benfit-TenSer	0.00	47.52	57.02	
10-1-000-000-4220.000	Ten Ser-Incentives	0.00		0.00	
10-1-000-000-4220.100	Ten Ser-Supplies	0.00		0.00	
10-1-000-000-4220.110	Ten Ser-Recreation	0.00		0.00	
10-1-000-000-4220.120	Ten Ser-Education	0.00	30.00	36.00	
10-1-000-000-4220.130	Ten Ser-Phone	0.00		0.00	
10-1-000-000-4220.140	Ten Ser-Transportation	0.00		0.00	
10-1-000-000-4220.150	Ten Ser-Boat Regatta	0.00		0.00	
10-1-000-000-4220.155	National Night Out	0.00		0.00	
10-1-000-000-4220.156	Bike Repair	0.00		0.00	
10-1-000-000-4220.160	TenSer-Printing&Postage	0.00		0.00	
10-1-000-000-4220.161	Ten Serv-advertizing	0.00		0.00	
10-1-000-000-4220.171	Summer Prog Functions	0.00		0.00	
10-1-000-000-4220.172	Summer Prog Supplies	0.00		0.00	
10-1-000-000-4220.181	Winter Prog Functions	0.00		0.00	
10-1-000-000-4220.182	Winter Prog Supplies	0.00		0.00	
10-1-000-000-4220.192	GED Prog Supplies	0.00		0.00	
10-1-000-000-4230.000	ChildCareContract	0.00		0.00	

<b>COCC</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projections \$
10-1-000-000-4230.164	Internet Service	0.00		0.00	
10-1-000-000-4230.174	Summer Prog Contracts	0.00		0.00	
10-1-000-000-4230.184	Winter Prog Contracts	0.00		0.00	
10-1-000-000-4230.194	GED Contracts	0.00		0.00	
10-1-000-000-4310.000	Water	300.00	249.75	299.70	350.00
10-1-000-000-4310.200	Water - Family	0.00		0.00	
10-1-000-000-4310.210	Water Deposits	0.00		0.00	
10-1-000-000-4310.600	Water - BB	0.00		0.00	
10-1-000-000-4315.000	Sewer	100.00	124.84	149.81	175.00
10-1-000-000-4320.000	Electric	2,750.00	2,161.16	2,593.39	2,750.00
10-1-000-000-4320.001	Gas Transport Charges	0.00		0.00	
10-1-000-000-4320.200	Electric - Fam	0.00		0.00	
10-1-000-000-4320.600	Electric - BB	0.00		0.00	
10-1-000-000-4330.000	Gas	2,400.00	850.91	1,021.09	2,000.00
10-1-000-000-4330.200	Gas - Family	0.00		0.00	
10-1-000-000-4330.600	Gas - BB	0.00		0.00	
10-1-000-000-4340.000	Fuel	0.00		0.00	
10-1-000-000-4390.000	Other Utilities	0.00		0.00	
10-1-000-000-4410.000	Maintenance - Labor	0.00	0.00	0.00	
10-1-000-000-4410.001	Salaries Comp Absences	0.00		0.00	
10-1-000-000-4410.100	Maint Labor - OT	0.00		0.00	
10-1-000-000-4410.200	Maint - Part Time	0.00	1,023.00	1,227.60	
10-1-000-000-4410.500	Emp Benefit - Maint	0.00	87.13	104.56	
10-1-000-000-4420.010	Garbage&Trash Supp	0.00		0.00	
10-1-000-000-4420.020	Htg & Cooling	0.00		0.00	
10-1-000-000-4420.060	Maint - Supplies-BB	0.00		0.00	
10-1-000-000-4420.070	Electrical Supplies	0.00	109.86	131.83	150.00
10-1-000-000-4420.080	Plumbing Supplies	100.00	8.63	10.36	150.00
10-1-000-000-4420.100	Janitorial Supplies	550.00	396.88	476.26	550.00
10-1-000-000-4420.110	Routine Maint. Supply	500.00	931.86	1,118.23	750.00
10-1-000-000-4420.120	Other Misc Supply	100.00	0.00	0.00	
10-1-000-000-4420.125	Mileage	250.00	0.00	0.00	250.00
10-1-000-000-4420.126	Gasoline for vehicles	250.00	34.73	41.68	250.00
10-1-000-000-4430.000	Maint-Contracts-Gen	0.00		0.00	
10-1-000-000-4430.010	Garbage & Trash Cont	0.00		0.00	
10-1-000-000-4430.020	Heating&Cooling Cont	0.00	267.73	321.28	400.00
10-1-000-000-4430.030	Snow Removal Cont	0.00		0.00	
10-1-000-000-4430.050	Landscape & Grds Cont	50.00	112.06	134.47	175.00
10-1-000-000-4430.060	Unit Turnaround Cont	0.00		0.00	
10-1-000-000-4430.070	Electrical Contract	50.00	32.21	38.65	150.00
10-1-000-000-4430.090	Extermination Cont	0.00		0.00	
10-1-000-000-4430.100	Janitorial Contracts	1,200.00	187.80	225.36	250.00
10-1-000-000-4430.110	Routine Maint Cont	1,100.00	493.25	591.90	750.00
10-1-000-000-4430.120	Other Misc Maint Cont	2,750.00	5.54	6.65	250.00
10-1-000-000-4430.200	Copiers	0.00		0.00	
10-1-000-000-4431.000	Trash Removal	0.00		0.00	
10-1-000-000-4480.000	Protect Service	0.00		0.00	
10-1-000-000-4510.000	Insurance	0.00		0.00	
10-1-000-000-4510.010	Property Insurance	4,000.00	2,959.83	3,551.80	500.00
10-1-000-000-4510-015	Equipment Insurance		7.88	9.46	100.00
10-1-000-000-4510.020	Liability Insurance	0.00	26.93	32.32	325.00
10-1-000-000-4510-025	PE & PO Insurance		1,097.00	1,316.40	13,300.00
10-1-000-000-4510.030	Wk Comp Insurance	3,000.00	3,112.65	3,735.18	11,100.00

<b>COCC</b>	Description	FY 2013 Budget	FY 2013 Actual (1/2013)	FY 2013 Projected	FY 2014 Budget Projections \$
10-1-000-000-4510.035	Auto Insurance		47.37	56.84	<b>600.00</b>
10-1-000-000-4510.040	Other Insurance	<b>2,200.00</b>	1,627.02	1,952.42	
10-1-000-000-4520.000	Pay in lieu of Tax	<b>0.00</b>		0.00	
10-1-000-000-4530.000	Term Leave Pay	<b>0.00</b>		0.00	
10-1-000-000-4540.000	Emp Ben-Admin	<b>0.00</b>		0.00	
10-1-000-000-4540.200	Emp Ben-TenSer	<b>0.00</b>		0.00	
10-1-000-000-4540.300	Emp Ben-Maint.	<b>0.00</b>		0.00	
10-1-000-000-4570.000	Collection Losses	<b>0.00</b>		0.00	
10-1-000-000-4590.000	Other General	<b>0.00</b>		0.00	
10-1-000-000-4595.000	Compensated Absences	<b>0.00</b>		0.00	
10-1-000-000-4610.010	Extraordinary Labor	<b>0.00</b>		0.00	
10-1-000-000-4610.020	Extraordinary Materials	<b>0.00</b>		0.00	
10-1-000-000-4610.030	Extraordinary Contract	<b>0.00</b>		0.00	
10-1-000-000-4620.010	Casualty Labor	<b>0.00</b>		0.00	
10-1-000-000-4620.020	Casualty Materials	<b>0.00</b>		0.00	
10-1-000-000-4620.030	Casualty Contract Costs	<b>0.00</b>		0.00	
10-1-000-000-4620.040	Insur Proceeds	<b>0.00</b>		0.00	
10-1-000-000-4800.000	Depreciation Exp COCC	<b>6,500.00</b>	4,646.97	5,576.36	<b>6,000.00</b>
10-1-000-000-5230.100	Int on DSF Invest	<b>0.00</b>		0.00	
10-1-000-000-5610.000	Int Note/Bonds	<b>0.00</b>		0.00	
10-1-000-000-6010.000	Prior Yr Adj-ARR	<b>0.00</b>		0.00	
10-1-000-000-6020.000	Prior Yr Adj-NARR	<b>0.00</b>		0.00	
10-1-000-000-6120.000	Gain/Loss-Nonexp	<b>0.00</b>		0.00	
10-1-000-000-7010.000	Prov Oper Reserve	<b>0.00</b>		0.00	
10-1-000-000-7520.000	Repl Nonexp Eq	<b>0.00</b>		0.00	
10-1-000-000-7530.000	Recpts Nonexp Eq	<b>0.00</b>		0.00	
10-1-000-000-7540.010	Labor	<b>0.00</b>		0.00	
10-1-000-000-7540.020	Materials	<b>0.00</b>		0.00	
10-1-000-000-7540.030	NonExp Equip	<b>0.00</b>		0.00	
10-1-000-000-7540.040	Contract Costs	<b>0.00</b>		0.00	
10-1-000-000-7560.100	Labor	<b>0.00</b>		0.00	
10-1-000-000-7560.200	Materials	<b>0.00</b>		0.00	
10-1-000-000-7560.300	NonExpend Equip	<b>0.00</b>		0.00	
10-1-000-000-7560.400	Contract Costs	<b>0.00</b>		0.00	
10-1-000-000-7560.500	Insurance Proceeds	<b>0.00</b>		0.00	
10-1-000-000-7580.000	Proc Disp Prop	<b>0.00</b>		0.00	
10-1-000-000-7590.000	Oper Prop-Contra	<b>0.00</b>		0.00	
10-1-000-000-7610.000	Vandalism	<b>0.00</b>		0.00	
10-1-000-000-7690.000	Vandalism-Contra	<b>0.00</b>		0.00	
10-1-000-000-8020.000	Oper Sub - Curr Yr	<b>0.00</b>		0.00	
10-1-000-000-8021.000	Oper Sub - Prior Yr	<b>0.00</b>		0.00	
10-1-000-000-9111.000	Transfers In/ Out	<b>0.00</b>		0.00	
<b>Total Expenses</b>		<b>496,500.00</b>	397,425.06	476,910.07	<b>484,525.00</b>
<b>Total Income</b>		<b>-408,625.00</b>	-431,897.15	-518,276.58	<b>-420,600.00</b>
<b>Net (Income)/Loss</b>		<b>87,875.00</b>	-34,472.09	-41,366.51	<b>63,925.00</b>
<b>Total Income</b>	<b>With Clearing</b>	<b>-496,500.00</b>	<b>-397,425.06</b>	<b>-476,910.07</b>	<b>-484,525.00</b>
<b>Total Expense</b>		<b>496,500.00</b>	<b>397,425.06</b>	<b>476,910.07</b>	<b>484,525.00</b>
<b>(Profit)/Loss</b>	<b>Proof</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>



<b>Bluebell</b>	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-0-000-006-2700.000	Income/Expense Clearing	<b>-4,904.00</b>	-5,552.21	-6,662.65	<b>-14,925.00</b>
10-1-000-006-0001.000	PUM	<b>0.00</b>			
10-1-000-006-0051.000	PUM Offset	<b>0.00</b>			
10-1-000-006-3110.000	Dwelling Rent	<b>-128,000.00</b>	-104,849.00	-125,818.80	<b>-128,000.00</b>
10-1-000-006-3111.000	Utility Allowance	<b>0.00</b>			
10-1-000-006-3120.000	Escess Utilities	<b>0.00</b>	-69.00	-82.80	
10-1-000-006-3190.000	Nondwell Rent	<b>0.00</b>			
10-1-000-006-3404.000	Revenue-other gov grants	<b>0.00</b>			
10-1-000-006-3404.010	Other Inc - Operations	<b>-10,000.00</b>	-11,600.00	-13,920.00	<b>-10,000.00</b>
10-1-000-006-3610.000	Interest Income	<b>0.00</b>	-30.62	-36.74	<b>-45.00</b>
10-1-000-006-3690.000	Other Income	<b>0.00</b>	-440.90	-529.08	<b>-500.00</b>
10-1-000-006-3690.100	Late Fees	<b>0.00</b>	-300.00	-360.00	<b>-375.00</b>
10-1-000-006-3690.120	Violation Fees	<b>0.00</b>			
10-1-000-006-3690.140	Returned Check Charge	<b>0.00</b>	-25.00	-30.00	<b>-50.00</b>
10-1-000-006-3690.150	Laundry Income	<b>-7,000.00</b>	-5,374.25	-6,449.10	<b>-7,000.00</b>
10-1-000-006-3690.180	Labor Income	<b>0.00</b>			<b>-1,500.00</b>
10-1-000-006-3690.200	Materials Income	<b>0.00</b>			
10-1-000-006-3850.010	Garbage&Trash Inc	<b>0.00</b>			
10-1-000-006-3850.020	Htg & Cooling Inc	<b>0.00</b>			
10-1-000-006-3850.030	Snow Removal Inc	<b>0.00</b>			
10-1-000-006-3850.040	Elevator Maint Inc	<b>0.00</b>			
10-1-000-006-3850.050	Landscape&Grds Inc	<b>0.00</b>			
10-1-000-006-3850.060	Unit Turnaround Inc	<b>0.00</b>	-1,253.76	-1,504.51	<b>-750.00</b>
10-1-000-006-3850.070	Electric Inc	<b>0.00</b>			
10-1-000-006-3850.080	Plumbing Inc	<b>0.00</b>			
10-1-000-006-3850.090	Exterminator Inc	<b>0.00</b>			
10-1-000-006-3850.100	Janitorial Inc	<b>0.00</b>			
10-1-000-006-3850.110	Routine Main. Inc	<b>0.00</b>			
		<b>-213,904.00</b>	-176,098.74	-211,318.49	<b>-227,145.00</b>
10-1-000-006-4110.000	Admin Salaries	<b>39,861.00</b>	33,425.98	40,111.18	<b>42,000.00</b>
10-1-000-006-4110.001	Salaries Comp Absences	<b>0.00</b>			
10-1-000-006-4110.500	Emp Benefit - Admin	<b>15,100.00</b>	12,126.68	14,552.02	<b>16,000.00</b>
10-1-000-006-4110.501	Wellness Benefit - Admin	<b>0.00</b>			<b>625.00</b>
10-1-000-006-4110.502	Benefit - Comp Absence	<b>0.00</b>			
10-1-000-006-4120.100	Management Fee Exp	<b>18,660.00</b>	16,285.00	19,542.00	<b>21,420.00</b>
10-1-000-006-4120.125	Mileage		598.90	718.68	<b>725.00</b>
10-1-000-006-4120.200	Asset Mngt Fee Exp	<b>6,120.00</b>	5,100.00	6,120.00	<b>6,120.00</b>
10-1-000-006-4120.300	Bookkeeping Exp	<b>4,590.00</b>	3,817.50	4,581.00	<b>4,590.00</b>
10-1-000-006-4120.400	Fee for Service Exp	<b>0.00</b>			
10-1-000-006-4120.500	Other Fee Exp	<b>0.00</b>			
10-1-000-006-4130.000	Legal Expense	<b>500.00</b>		0.00	<b>500.00</b>
10-1-000-006-4140.000	Training - Staff	<b>1,000.00</b>	606.30	727.56	<b>1,000.00</b>
10-1-000-006-4140.010	Training-Commissioners	<b>100.00</b>		0.00	<b>250.00</b>
10-1-000-006-4150.000	Travel - Staff	<b>0.00</b>	45.61	54.73	<b>1,000.00</b>
10-1-000-006-4150.010	Travel - Commissioners	<b>100.00</b>		0.00	<b>300.00</b>
10-1-000-006-4170.000	Accounting Fee	<b>515.00</b>		0.00	<b>100.00</b>
10-1-000-006-4171.000	Audit Fee	<b>846.00</b>	255.00	306.00	<b>450.00</b>
10-1-000-006-4180.000	Telephone	<b>0.00</b>	2,998.12	3,597.74	<b>3,600.00</b>
10-1-000-006-4190.000	Other Sundry	<b>0.00</b>	128.26	153.91	<b>200.00</b>
10-1-000-006-4190.100	Postage	<b>100.00</b>	62.35	74.82	<b>100.00</b>

<b>Bluebell</b>	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-006-4190.200	Office Supplies	200.00	54.79	65.75	100.00
10-1-000-006-4190.300	Paper Supplies	0.00	29.49	35.39	
10-1-000-006-4190.400	Printing/printers	450.00	413.89	496.67	450.00
10-1-000-006-4190.500	Printer/Copier Supp-Cont	0.00		0.00	500.00
10-1-000-006-4190.550	Computers	0.00	2,447.45	2,936.94	100.00
10-1-000-006-4190.600	Publications	0.00		0.00	
10-1-000-006-4190.650	Advertising	200.00	0.00	0.00	150.00
10-1-000-006-4190.700	Member Dues/Fees	0.00	70.00	84.00	100.00
10-1-000-006-4190.800	Internet Services	500.00	349.50	419.40	425.00
10-1-000-006-4190.850	IT Support			0.00	750.00
10-1-000-006-4190.900	Court Costs	0.00		0.00	
10-1-000-006-4190.950	Background Verification	0.00		0.00	100.00
10-1-000-006-4210.000	Ten Services-Salary	0.00		0.00	
10-1-000-006-4210.500	Emp Benefit-TenSer	0.00		0.00	
10-1-000-006-4220.000	Ten Ser-Incentives	0.00		0.00	
10-1-000-006-4220.100	Ten Ser-Supplies	0.00		0.00	0.00
10-1-000-006-4220.110	Ten Ser-Recreation	600.00	586.98	704.38	500.00
10-1-000-006-4220.120	Ten Ser-Education	0.00		0.00	
10-1-000-006-4220.130	Ten Ser-Phone	0.00		0.00	
10-1-000-006-4220.140	Ten Ser-Transportation	0.00		0.00	
10-1-000-006-4220.160	TenSer-Printing&Postage	0.00		0.00	
10-1-000-006-4220.161	Ten Serv-advertizing	0.00		0.00	
10-1-000-006-4310.000	Water	3,000.00	3,349.76	4,019.71	4,000.00
10-1-000-006-4315.000	Sewer	4,000.00	3,551.50	4,261.80	4,250.00
10-1-000-006-4320.000	Electric	12,000.00	9,759.39	11,711.27	11,750.00
10-1-000-006-4330.000	Gas	9,000.00	4,760.65	5,712.78	7,000.00
10-1-000-006-4410.000	Maintenance - Labor	36,514.00	30,018.18	36,021.82	37,500.00
10-1-000-006-4410.001	Salary Comp Absences	0.00		0.00	
10-1-000-006-4410.100	Maint Labor - OT	0.00		0.00	
10-1-000-006-4410.200	Maint - Part Time	0.00		0.00	
10-1-000-006-4410.500	Emp Benefit - Maint	14,935.00	11,299.59	13,559.51	15,000.00
10-1-000-006-4410.501	Wellness Benefit - Maint	0.00		0.00	625.00
10-1-000-006-4420.010	Garbage&Trash Supp	0.00		0.00	
10-1-000-006-4420.020	Heating&Cooling Supp	0.00	32.28	38.74	50.00
10-1-000-006-4420.030	Snow Removal Supplies	0.00		0.00	
10-1-000-006-4420.031	Gas for Snow Removal	0.00		0.00	
10-1-000-006-4420.050	Landscape&Grds Supp	250.00	187.25	224.70	250.00
10-1-000-006-4420.051	Gasoline for mowing	250.00	98.35	118.02	250.00
10-1-000-006-4420.070	Electrical Supplies	850.00	104.65	125.58	800.00
10-1-000-006-4420.080	Plumbing Supplies	850.00	305.35	366.42	800.00
10-1-000-006-4420.090	Extermination Supplies	0.00		0.00	
10-1-000-006-4420.100	Janitorial Supplies	1,200.00	1,035.82	1,242.98	1,200.00
10-1-000-006-4420.110	Routine Maint.Supplies	3,000.00	2,516.67	3,020.00	3,000.00
10-1-000-006-4420.120	Other Misc Supplies	500.00	69.96	83.95	500.00
10-1-000-006-4420.125	Mileage	0.00	266.00	319.20	
10-1-000-006-4420.130	Security Supplies			0.00	500.00
10-1-000-006-4430.010	Garbage & Trash Cont	1,000.00	863.29	1,035.95	1,000.00
10-1-000-006-4430.020	Heating & Cooling Cont	800.00	0.00	0.00	800.00
10-1-000-006-4430.030	Snow Removal Contract	300.00	0.00	0.00	300.00
10-1-000-006-4430.040	Elevator Maint Cont	3,750.00	2,769.68	3,323.62	3,500.00

<b>Bluebell</b>	Description	FY 2013 Budget	FY 2013 Actual (12/2012)	FY 2013 Projected	FY 2014 Budget Projection
10-1-000-006-4430.050	Landscape & Grds Cont	340.00	420.00	504.00	340.00
10-1-000-006-4430.070	Electrical Contracts	740.00	99.12	118.94	500.00
10-1-000-006-4430.080	Plumbing Contracts	1,200.00	381.36	457.63	900.00
10-1-000-006-4430.090	Extermination Contracts	600.00	349.92	419.90	700.00
10-1-000-006-4430.100	Janitorial Contracts	0.00	24.78	29.74	
10-1-000-006-4430.110	Routing Maint Cont	2,000.00	3,366.93	4,040.32	2,500.00
10-1-000-006-4430.120	Other Misc. Cont Cost	0.00	469.00	562.80	
10-1-000-006-4430.121	Laundry Equip Repairs	200.00	491.19	589.43	200.00
10-1-000-006-4431.000	Trash Removal	0.00		0.00	
10-1-000-006-4480.000	Police Contract	0.00		0.00	
10-1-000-006-4480.100	ADT Contract	1,400.00	990.84	1,189.01	1,450.00
10-1-000-006-4480.500	Security Contract	0.00		0.00	375.00
10-1-000-006-4510.000	Insurance	0.00		0.00	
10-1-000-006-4510.010	Property Insurance	5,710.00	4,523.73	5,428.48	7,650.00
10-1-000-006-4510-015	Equipment Insurance		33.68	40.42	425.00
10-1-000-006-4510.020	Liability Insurance	1,380.00	1,149.99	1,379.99	1,425.00
10-1-000-006-4510-025	PE & PO Insurance		2.72	3.26	50.00
10-1-000-006-4510.030	Wk Comp Insurance	4,290.00	3,179.61	3,815.53	3,100.00
10-1-000-006-4510.040	Other Insurance	1,603.00	1,092.78	1,311.34	
10-1-000-006-4520.000	Pay in lieu of Tax	6,500.00	8,342.77	10,011.32	8,000.00
10-1-000-006-4530.000	Term Leave Pay	0.00		0.00	
10-1-000-006-4570.000	Collection Losses	100.00	0.00	0.00	100.00
10-1-000-006-4590.000	Other General	200.00	75.05	90.06	200.00
10-1-000-006-4595.000	Compensated Absences	0.00		0.00	
10-1-000-006-4610.010	Extraordinary Labor	0.00		0.00	
10-1-000-006-4610.020	Extraordinary Materials	2,000.00	0.00	0.00	2,000.00
10-1-000-006-4610.030	Extraordinary Contract	4,000.00	715.10	858.12	2,000.00
10-1-000-006-4620.010	Casualty Labor	0.00		0.00	
10-1-000-006-4620.020	Casualty Materials	0.00		0.00	
10-1-000-006-4620.030	Casualty Contract Costs	0.00		0.00	
10-1-000-006-4620.040	Insur Proceeds	0.00		0.00	
10-1-000-006-4800.000	Depreciation Exp BB	0.00	93,229.47	111,875.36	
10-1-000-006-6010.000	Prior Yr Adj-ARR	0.00		0.00	
10-1-000-006-6020.000	Prior Yr Adj-NARR	0.00		0.00	
10-1-000-006-6120.000	Gain/Loss-Nonexp	0.00		0.00	
10-1-000-006-7010.000	Prov Oper Reserve	0.00		0.00	
10-1-000-006-7520.000	Repl Nonexp Eq	0.00		0.00	
10-1-000-006-7530.000	Recpts Nonexp Eq	0.00		0.00	
10-1-000-006-8020.000	Oper Sub-Curr Yr BB	-64,000.00	-46,604.00	-55,924.80	-64,000.00
	<b>Total Expenses</b>	<b>213,904.00</b>	<b>176,098.74</b>	<b>211,318.49</b>	<b>227,145.00</b>
	<b>Total Income</b>	<b>-209,000.00</b>	<b>-170,546.53</b>	<b>-204,655.84</b>	<b>-212,220.00</b>
	<b>Net (Income)/Loss</b>	<b>4,904.00</b>	<b>5,552.21</b>	<b>6,662.65</b>	<b>14,925.00</b>
Total Income	With Clearing	-213,904.00	-176,098.74	-211,318.49	-227,145.00
Total Expenses		213,904.00	176,098.74	211,318.49	227,145.00
Net (Income)/Loss		0.00	0.00	0.00	0.00

<b>AHP</b>	<b>Description</b>	<b>AHP FYE 2013 PRIOR BUDGET</b>	<b>PRA FYE 2013 Prior Budget</b>	<b>PRAIRIELAND FYE 2014 BUDGET</b>	<b>BRE FYE 2013 Prior Budget</b>	<b>BRENTWOOD FYE 2014 BUDGET</b>	<b>AHP FYE 2014 BUDGET</b>
60-0-000-001-1320.000	Replacement Reserve	19,914.00	19,914.00	20,049.00	NA	0.00	20,049.00
<b>Bond Payment</b>				<b>46,650.00</b>		<b>46,650.00</b>	<b>93,300.00</b>
60-0-000-001-2360.000	Bond Payment	28,520.19	14,260.10	15,228.78	14,260.10	15,228.77	30,457.55
60-1-000-001-6810.000	Interest Payable	64,779.81	32,389.90	31,421.22	32,389.91	31,421.23	62,842.45
60-0-000-001-2700.000	Income/Expense Clearing	2,575.19	-3,828.90	-70,648.73	6,404.09	12,130.28	-58,518.45
60-1-000-001-5120.000	Rent - PRA or BRE	-491,484.00	-217,596.00	-220,227.00	-273,888.00	-281,208.00	-501,435.00
60-1-000-001-5125.000	PHA Rent	-80,400.00	-27,600.00	-30,000.00	-52,800.00	-53,400.00	-83,400.00
60-1-000-001-5126.000	Georgia HAP - Prairie S8	-39,600.00	-39,600.00	-39,600.00			-39,600.00
60-1-000-001-5127.000	Office Rent Receipt	-4,320.00	-4,320.00	-4,410.00			-4,410.00
60-1-000-001-5220.000	Vacancies	13,240.00	6,215.00	6,326.00	7,025.00	6,700.00	13,026.00
60-1-000-001-5320.000	Rent Adjustments	0.00					0.00
60-1-000-001-5410.000	Interest Income	-460.00	-60.00	-75.00	-400.00	-400.00	-475.00
60-1-000-001-5420.000	Interest Sec Dep	-62.00	-62.00	-62.00			-62.00
60-1-000-001-5440.000	Rep Res Interest	-235.00	-235.00	-235.00			-235.00
60-1-000-001-5450.000	Residual Res Int Inc	-85.00	-85.00	-85.00			-85.00
60-1-000-001-5500.000	HUD Interest Payment	0.00	0.00				0.00
60-1-000-001-5900.000	Other Income	-600.00	-300.00	-300.00	-300.00	-400.00	-700.00
60-1-000-001-5910.000	Laundry Income	-9,582.00			-9,582.00	-5,100.00	-5,100.00
60-1-000-001-5920.000	Bad Check Charges	-80.00	-40.00	-40.00	-40.00	-20.00	-60.00
60-1-000-001-5920.100	Deposits Forfeited	0.00	NA				0.00
60-1-000-001-5922.000	Labor & Materials	-7,900.00	-4,200.00	-4,200.00	-3,700.00	-2,100.00	-6,300.00
60-1-000-001-5923.000	Misc Charges	0.00	NA				0.00
60-1-000-001-5925.000	Late Charges	-2,200.00	-1,200.00	-1,200.00	-1,000.00	-1,000.00	-2,200.00
60-1-000-001-5926.000	Violation Charges	-741.00	-360.00	-360.00	-381.00		-360.00
60-1-000-001-5930.000	Retained HAP	0.00					0.00
60-1-000-001-5970.000	Excess Rent	-660.00	-660.00	-660.00	NA		-660.00
60-1-000-001-5971.000	Excess Rent to HUD	0.00					0.00
60-1-000-001-5979.000	Gifts	0.00					0.00
60-1-000-001-5992.500	Late Charges	0.00					0.00
	<b>TOTAL INCOME</b>	<b>-622,593.81</b>	<b>-293,931.90</b>	<b>-365,776.73</b>	<b>-328,661.91</b>	<b>-324,797.72</b>	<b>-690,574.45</b>
60-1-000-001-6210.000	Admin. Advertisement	1,750.00	900.00	585.00	850.00	660.00	1,245.00
60-1-000-001-6250.000	Misc. Rent Expense	4,510.00	1,910.00	1,850.00	2,600.00	2,400.00	4,250.00
60-1-000-001-6310.000	Administrative Salaries	1,500.00	500.00	500.00	1,000.00	1,000.00	1,500.00
60-1-000-001-6310.500	Administrative Benefits	0.00					0.00
60-1-000-001-6311.000	Office Expense-Prairie	3,576.00	1,788.00	2,000.00	1,788.00	2,000.00	4,000.00
60-1-000-001-6311.050	Office Rental Expense	4,320.00	2,160.00	2,205.00	2,160.00	2,205.00	4,410.00
60-1-000-001-6311.100	Phone/Internet Service	4,010.00	2,005.00	2,065.00	2,005.00	2,065.00	4,130.00
60-1-000-001-6320.000	Management Fees	49,320.00	23,400.00	27,720.00	25,920.00	30,240.00	57,960.00
60-1-000-001-6330.000	Manager's Salaries	54,730.00	27,365.00	28,100.00	27,365.00	28,100.00	56,200.00
60-1-000-001-6330.001	Salary - Comp Absences	0.00					0.00
60-1-000-001-6330.500	Manager's Benefits	20,000.00	10,000.00	9,500.00	10,000.00	9,500.00	19,000.00
60-1-000-001-6330.501	Wellness Benefit - Manager	600.00	300.00	312.50	300.00	312.50	625.00
60-1-000-001-6340.000	Legal	700.00	350.00	350.00	350.00	350.00	700.00
60-1-000-001-6350.000	Audit	1,700.00	850.00	500.00	850.00	500.00	1,000.00
60-1-000-001-6351.000	Bookkeeping Fees	14,796.00	7,020.00	7,020.00	7,776.00	7,776.00	14,796.00
60-1-000-001-6352.000	Computer Fees	0.00					0.00
60-1-000-001-6360.000	Training - Staff	2,000.00	1,000.00	1,000.00	1,000.00	1,000.00	2,000.00
60-1-000-001-6360.010	Training - Commissioners	0.00		262.50		262.50	525.00
60-1-000-001-6365.000	Travel - Staff	2,704.00	1,352.00	1,475.00	1,352.00	1,475.00	2,950.00
60-1-000-001-6365.010	Travel - Commissioners	0.00		337.50		337.50	675.00
60-1-000-001-6370.000	Bad Debt	2,400.00	1,200.00	1,200.00	1,200.00	1,000.00	2,200.00
60-1-000-001-6399.000	Other Administrative	1,000.00	500.00	1,000.00	500.00	550.00	1,550.00
60-1-000-001-6450.000	Utilities Electric	11,300.00	5,500.00	5,000.00	5,800.00	5,300.00	10,300.00
60-1-000-001-6451.000	Utilities Water	14,368.00	7,168.00	9,120.00	7,200.00	8,400.00	17,520.00
60-1-000-001-6452.000	Utilities Gas	4,360.00	2,160.00	2,000.00	2,200.00	1,900.00	3,900.00
60-1-000-001-6453.000	Utilities Sewer	18,800.00	9,600.00	10,400.00	9,200.00	8,800.00	19,200.00
60-1-000-001-6510.000	Maintenance Salaries	87,402.00	43,701.00	43,500.00	43,701.00	43,500.00	87,000.00
60-1-000-001-6510.001	Salaries Comp Absences	0.00					0.00
60-1-000-001-6510.100	OT Maintenance	0.00		700.00		700.00	1,400.00
60-1-000-001-6510.500	Maintenance Employee Benefit	38,000.00	19,000.00	19,000.00	19,000.00	19,000.00	38,000.00
60-1-000-001-6510.501	Wellness Benefit - Maint	600.00	300.00	950.00	300.00	950.00	1,900.00
60-1-000-001-6515.000	Maint Supplies-DONT USE	0.00					0.00
60-1-000-001-6515.010	Garbage/Trash Supples	0.00					0.00
60-1-000-001-6515.020	Heating & Cooling Supplies	2,000.00	950.00	950.00	1,050.00	850.00	1,800.00
60-1-000-001-6515.030	Snow Removal Supplies	1,050.00	550.00	550.00	500.00	500.00	1,050.00

60-1-000-001-6515.050	Landscape/Grnds Supplies	2,900.00	1,350.00	2,116.00	1,550.00	1,650.00	3,766.00
60-1-000-001-6515.070	Electrical Supplies	1,750.00	1,000.00	1,000.00	750.00	750.00	1,750.00
60-1-000-001-6515.080	Plumbing Supplies	5,925.00	2,475.00	2,475.00	3,450.00	3,725.00	6,200.00
60-1-000-001-6515.100	Janitorial Supplies	1,845.00	1,095.00	900.00	750.00	900.00	1,800.00
60-1-000-001-6515.110	Routine Maint. Supplies	11,700.00	6,000.00	8,545.00	5,700.00	15,000.00	23,545.00
60-1-000-001-6515.114	Painting Supply	2,900.00	1,500.00	1,600.00	1,400.00	1,000.00	2,600.00
60-1-000-001-6515.115	Refrigerators	1,816.00	908.00	908.00	908.00	908.00	1,816.00
60-1-000-001-6515.116	Stoves	3,300.00	1,800.00	2,250.00	1,500.00	1,750.00	4,000.00
60-1-000-001-6515.120	Other Misc. Supplies	1,000.00	500.00	600.00	500.00	500.00	1,100.00
60-1-000-001-6516.000	Interior Repr/Repl-PL						0.00
60-1-000-001-6516.100	Blinds/Shades-DONT USE						0.00
60-1-000-001-6516.200	Carpet Repr/Repl-PL						0.00
60-1-000-001-6516.500	Flooring-PL						0.00
60-1-000-001-6520.010	Garbage/Trash Contract	20,800.00	9,600.00	7,758.00	11,200.00	8,600.00	16,358.00
60-1-000-001-6520.020	Heat/Cool Contract	11,400.00	600.00	600.00	10,800.00	1,250.00	1,850.00
60-1-000-001-6520.030	Snow Removal Contract	3,480.00	1,500.00	1,500.00	1,980.00	1,980.00	3,480.00
60-1-000-001-6520.050	Landscape&Grnds Cont	3,500.00	1,600.00	1,600.00	1,900.00	1,900.00	3,500.00
60-1-000-001-6520.070	Electrical Contract	1,140.00	400.00	400.00	740.00	800.00	1,200.00
60-1-000-001-6520.080	Plumbing Contract	4,150.00	1,400.00	1,250.00	2,750.00	1,450.00	2,700.00
60-1-000-001-6520.090	Extermin Contract	2,535.00	740.00	800.00	1,795.00	1,795.00	2,595.00
60-1-000-001-6520.100	Janitorial Contract	0.00					0.00
60-1-000-001-6520.110	Routine Main. Contract	4,100.00	1,200.00	1,200.00	2,900.00	4,385.00	5,585.00
60-1-000-001-6520.111	Carpet Repr/Repl Cont.	14,600.00	7,300.00	7,300.00	7,300.00	6,700.00	14,000.00
60-1-000-001-6520.120	Other Misc. Contracts	29,100.00	400.00	65,902.00	28,700.00	27,200.00	93,102.00
60-1-000-001-6520.121	Carpet Repr/Repl						0.00
60-1-000-001-6600.000	Depreciation Expense						0.00
60-1-000-001-6710.000	PILOT - Real Estate Tax	29,253.00	13,053.00	13,000.00	16,200.00	16,200.00	29,200.00
60-1-000-001-6720.000	Property Insurance	14,000.00	6,584.00	7,000.00	7,416.00	7,700.00	14,700.00
60-1-000-001-6720.500	Equipment Insurance			600.00		650.00	1,250.00
60-1-000-001-6721.000	Liability Insurance	3,780.00	1,800.00	1,900.00	1,980.00	2,000.00	3,900.00
60-1-000-001-6721.500	PE & PO Insurance			50.00		50.00	100.00
60-1-000-001-6722.000	Wk Comp Insurance	11,190.00	5,262.00	2,900.00	5,928.00	2,900.00	5,800.00
60-1-000-001-6722.500	Auto Insurance			0.00		0.00	0.00
60-1-000-001-6724.000	Other Insurance	4,240.00	2,032.00	0.00	2,208.00	0.00	0.00
60-1-000-001-6790.000	Other General Expense						0.00
60-1-000-001-6795.000	Comp Absences						0.00
60-1-000-001-6810.000	Interest Payable	64,779.81	32,389.90	31,421.23	32,389.91	31,421.22	62,842.45
60-1-000-001-6860.000	Sec Dep Int						0.00
60-1-000-001-7010.000	Provision For Reserve	19,914.00	19,914.00	20,049.00			20,049.00
60-1-000-001-9111.000	Transfers In/Out						0.00
	<b>TOTAL EXPENSES</b>	<b>622,593.81</b>	<b>293,931.90</b>	<b>365,776.73</b>	<b>328,661.91</b>	<b>324,797.72</b>	<b>690,574.45</b>
	<b>TOTAL INCOME</b>	<b>-625,169.00</b>	<b>-290,103.00</b>	<b>-295,128.00</b>	<b>-335,066.00</b>	<b>-336,928.00</b>	<b>-632,056.00</b>
	<b>(PROFIT)/LOSS</b>	<b>-2,575.19</b>	<b>3,828.90</b>	<b>70,648.73</b>	<b>-6,404.09</b>	<b>-12,130.28</b>	<b>58,518.45</b>
	<b>withdraw from Reserve Fund</b>			<b>70,648.73</b>		<b>0.00</b>	<b>70,648.73</b>
	<b>NET (PROFIT)/LOSS</b>			<b>0.00</b>		<b>-12,130.28</b>	<b>-12,130.28</b>

Draw from Rep. Res.:	Roof Replacements	65,502.00
	Stoves	225.00
	Water Heaters	1,875.00
	Storm Doors	1,500.00
	Countertops/Sinks	800.00
	Carpet	

**Knox County Housing Authority**  
**CLAIMS REPORT TOTALS**  
*January, 2013*

	<b>Current Period</b>	<b>Last Year Same P</b>	<b>Variance</b>	<b>Current Year</b>
<b>TOTALS</b>				
<hr/>				
<u>LOW RENT</u>				
AMP001 - MOON TOWERS	44,400.94	41,844.36	2,556.58	403,664.87
AMP002 - FAMILY	62,096.53	57,102.43	4,994.10	672,856.73
AMP003 - BLUEBELL	16,339.77	14,690.30	1,649.47	156,983.31
COCC	33,881.36	41,810.82	-7,929.46	378,235.02
<b>TOTAL LOW RENT</b>	<b>156,718.60</b>	<b>155,447.91</b>	<b>1,270.69</b>	<b>1,611,739.93</b>
<u>A.H.P.</u>				
BRENTWOOD	55,613.33	16,886.62	38,726.71	290,907.28
PRAIRIELAND	15,346.59	16,723.46	-1,376.87	172,595.41
<b>TOTAL A.H.P.</b>	<b>70,959.92</b>	<b>33,610.08</b>	<b>37,349.84</b>	<b>463,502.69</b>
<u>HOUSING CHOICE VOUCHER - HCV</u>				
HCV (Administrative Only)	9,880.10	9,997.58	-117.48	108,204.00
<b>TOTAL HCV</b>	<b>9,880.10</b>	<b>9,997.58</b>	<b>-117.48</b>	<b>108,204.00</b>
<u>GRANTS</u>				
CAPITAL FUND GRANT '09	0.00	0.00	0.00	0.00
CAPITAL FUND GRANT '10	0.00	-120,106.13	120,106.13	124,321.26
CAPITAL FUND GRANT '11	0.00	0.00	0.00	401,100.33
CAPITAL FUND GRANT '12	20,080.64	0.00	20,080.64	281,956.97
ROSS SC GRANT '07	4,871.44	7,045.69	-2,174.25	53,128.40
<b>TOTAL GRANTS</b>	<b>24,952.08</b>	<b>-113,060.44</b>	<b>138,012.52</b>	<b>860,506.96</b>
<b>TOTAL CLAIMS FOR MONTH</b>	<b>262,510.70</b>	<b>85,995.13</b>	<b>176,515.57</b>	<b>3,043,953.58</b>

**Knox County Housing Authority**  
**CLAIMS REPORT - LOW RENT**  
*January, 2013*

	<b>Current Period</b>	<b>Last Year Same P</b>	<b>Variance</b>	<b>Current Year</b>
<b>AMP001 - MOON TOWERS</b>				
Salaries	20,439.79	21,159.76	-719.97	207,307.89
Employee W/H Payments	0.00	0.00	0.00	0.00
Management Fees	9,032.50	6,375.00	2,657.50	85,347.50
Administrative Expenses	670.93	1,043.30	-372.37	9,119.82
Teneant Services	381.75	125.90	255.85	902.95
Utilities	10,062.49	9,360.59	701.90	56,101.11
Maintenance Supplies/Contracts	3,813.48	3,779.81	33.67	44,595.20
Mileage	0.00	0.00	0.00	290.40
<b>TOTAL MOON TOWERS CLAIMS</b>	<b>44,400.94</b>	<b>41,844.36</b>	<b>2,556.58</b>	<b>403,664.87</b>
<b>AMP002 - FAMILY</b>				
Salaries	43,879.36	39,865.63	4,013.73	480,693.04
Employee W/H Payments	0.00	0.00	0.00	0.00
Management Fees	9,412.50	6,752.17	2,660.33	91,974.55
Administrative Expenses	1,368.48	2,546.28	-1,177.80	22,306.33
Teneant Services	122.88	1,805.46	-1,682.58	14,253.57
Utilities	2,902.03	2,422.98	479.05	19,623.54
Maintenance Supplies/Contracts	4,411.28	3,709.91	701.37	43,939.10
Mileage	0.00	0.00	0.00	66.60
<b>TOTAL FAMILY CLAIMS</b>	<b>62,096.53</b>	<b>57,102.43</b>	<b>4,994.10</b>	<b>672,856.73</b>
<b>AMP003 - BLUEBELL</b>				
Salaries	8,307.98	7,734.08	573.90	86,870.43
Employee W/H Payments	0.00	0.00	0.00	0.00
Management Fees	2,677.50	1,800.00	877.50	25,801.40
Administrative Expenses	399.66	970.29	-570.63	7,460.76
Teneant Services	0.00	0.00	0.00	586.98
Utilities	3,808.95	3,314.33	494.62	21,421.30
Maintenance Supplies/Contracts	1,096.84	871.60	225.24	14,576.44
Mileage	48.84	0.00	48.84	266.00
<b>TOTAL BLUEBELL CLAIMS</b>	<b>16,339.77</b>	<b>14,690.30</b>	<b>1,649.47</b>	<b>156,983.31</b>
<b>COCC</b>				
Salaries	28,561.41	29,978.07	-1,416.66	322,062.44
Employee W/H Payments	100.85	-389.64	490.49	1,201.11
Management Fees	0.00	0.00	0.00	0.00
Administrative Expenses	4,458.21	11,697.12	-7,238.91	48,974.26
Teneant Services	0.00	0.00	0.00	30.00
Utilities	560.54	554.83	5.71	3,386.66
Maintenance Supplies/Contracts	200.35	-29.56	229.91	2,580.55
Mileage	0.00	0.00	0.00	0.00
<b>TOTAL COCC CLAIMS</b>	<b>33,881.36</b>	<b>41,810.82</b>	<b>-7,929.46</b>	<b>378,235.02</b>
<b>LOW RENT - AMP1, AMP2, AMP3, &amp; COCC</b>				
Salaries	101,188.54	98,737.54	2,451.00	1,096,933.80
Employee W/H Payments	100.85	-389.64	490.49	1,201.11
Management Fees	21,122.50	14,927.17	6,195.33	203,123.45
Administrative Expenses	6,897.28	16,256.99	-9,359.71	87,861.17
Teneant Services	504.63	1,931.36	-1,426.73	15,773.50
Utilities	17,334.01	15,652.73	1,681.28	100,532.61
Maintenance Supplies	9,521.95	8,331.76	1,190.19	105,691.29
Mileage	48.84	0.00	48.84	623.00
<b>TOTAL LOW RENT CLAIMS</b>	<b>156,718.60</b>	<b>155,447.91</b>	<b>1,270.69</b>	<b>1,611,739.93</b>

**Knox County Housing Authority**  
**CLAIMS REPORT - GRANT PROGRAMS**  
*January, 2013*

	Current Period	Last Year Same Period	Variance
<b>CFG 2009 - \$810,612</b>			
Fees & Costs	0.00	0.00	0.00
Site Improvements	0.00	0.00	0.00
Dwelling Structure	0.00	0.00	0.00
Dwelling Equipment	0.00	0.00	0.00
<b>TOTAL CFG 2009 CLAIMS</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>CFG 2010 - \$807,886</b>			
Admin. / Operations	0.00	0.00	0.00
Fees & Costs	0.00	0.00	0.00
Site Improvement	0.00	0.00	0.00
Dwelling Structure	0.00	8,278.90	-8,278.90
Dwelling Equipment	0.00	4,189.97	-4,189.97
Non Dwelling Equipment	0.00	-132,575.00	132,575.00
<b>TOTAL CFG 2010 CLAIMS</b>	<b>0.00</b>	<b>-120,106.13</b>	<b>120,106.13</b>
<b>CFG 2011 - \$671,671</b>			
Admin. / Operations	0.00	0.00	0.00
Fees & Costs	0.00	0.00	0.00
Site Improvement	0.00	0.00	0.00
Dwelling Structure	0.00	0.00	0.00
Dwelling Equipment	0.00	0.00	0.00
Non-Dwelling Equipment	0.00	0.00	0.00
<b>TOTAL CFG 2011 CLAIMS</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>CFG 2012 - \$668,600</b>			
Admin. / Operations	0.00	0.00	0.00
Site Improvement	0.00	0.00	0.00
Dwelling Structure	15,026.38	0.00	15,026.38
Dwelling Equipment	0.00	0.00	0.00
Non-Dwelling Equipment	5,054.26	0.00	5,054.26
<b>TOTAL CFG 2012 CLAIMS</b>	<b>20,080.64</b>	<b>0.00</b>	<b>20,080.64</b>
<b>TOTAL CFG GRANT(S) CLAIMS</b>	<b>20,080.64</b>	<b>-120,106.13</b>	<b>140,186.77</b>
<b>ROSS SC GRANT - \$240,000</b>			
Salaries	4,717.80	6,515.35	-1,797.55
Administrative	153.64	530.34	-376.70
<b>TOTAL ROSS SC CLAIMS</b>	<b>4,871.44</b>	<b>7,045.69</b>	<b>-2,174.25</b>



**Knox County Housing Authority**  
**CLAIMS REPORT - AHP / HCV**  
*January, 2013*

	Current Period	Last Year Same Period	Variance
<b>BRENTWOOD</b>			
Salaries	7,644.82	6,968.66	676.16
Employee W/H Payments	0.00	0.00	0.00
Management Fees	3,080.00	2,730.00	350.00
Administrative Expenses	1,261.37	678.24	583.13
Utilities	4,727.19	3,975.73	751.46
Maintenance Supplies/Contracts	38,899.95	2,533.99	36,365.96
<b>TOTAL BRENTWOOD CLAIMS</b>	<b><u>55,613.33</u></b>	<b><u>16,886.62</u></b>	<b><u>38,726.71</u></b>

<b>PRAIRIELAND</b>			
Salaries	7,644.60	6,968.53	676.07
Employee W/H Payments	0.00	0.00	0.00
Management Fees	2,816.00	2,457.00	359.00
Administrative Expenses	1,083.21	396.98	686.23
Utilities	474.48	745.33	-270.85
Maintenance Supplies/Contracts	3,328.30	6,155.62	-2,827.32
<b>TOTAL PRAIRIELAND CLAIMS</b>	<b><u>15,346.59</u></b>	<b><u>16,723.46</u></b>	<b><u>-1,376.87</u></b>

<b>AHP - BRENTWOOD &amp; PRAIRIELAND</b>			
Salaries	15,289.42	13,937.19	1,352.23
Employee W/H Payments	0.00	0.00	0.00
Management Fees	5,896.00	5,187.00	709.00
Administrative Expenses	2,344.58	1,075.22	1,269.36
Utilities	5,201.67	4,721.06	480.61
Maintenance Supplies	42,228.25	8,689.61	33,538.64
<b>TOTAL AHP CLAIMS</b>	<b><u>70,959.92</u></b>	<b><u>33,610.08</u></b>	<b><u>37,349.84</u></b>

<b>HOUSING CHOICE VOUCHER - HCV</b>			
Salaries	5,078.21	4,786.16	292.05
Employee W/H Payments	0.00	0.00	0.00
Management Fees	4,407.00	4,096.50	310.50
Administrative Expenses	394.89	1,114.92	-720.03
<b>TOTAL HCV CLAIMS</b>	<b><u>9,880.10</u></b>	<b><u>9,997.58</u></b>	<b><u>-117.48</u></b>

# Knox County Housing Authority

Resolution 2013-04

February 26, 2013

Board of Commissioners

Derek Antoine, Executive Director

**RE: Approval of Flat Rent Schedule**

## **Article I. Background**

Section 523 of the Quality Housing Act of 1998 (Housing Reform Act) amends paragraph (2) of section 3(a) of the United States Housing Act of 1937 to include the following as it pertains to a tenant's choice of rent: "A family residing in a public housing dwelling shall pay as monthly rent for the unit the amount determined under clause (i) or (ii) of subparagraph (B), subject to the requirement under paragraph (3) (relating to minimum rents). Each public housing agency shall provide for each family residing in a public housing dwelling unit owned, assisted, or operated by the agency to elect annually whether the rent paid by such family shall be determined under clause (i) or (ii) of subparagraph (B). A public housing agency may not at any time fail to provide both such rent options for any public housing dwelling unit owned, assisted, or operated by the agency." Further, Section 523 of the Housing Reform Act clarifies "Except as otherwise provided under this clause, each public housing agency shall establish, for each dwelling unit in public housing owned or operated by the agency, a flat rental amount for the dwelling unit, which shall be based on the rental value of the unit, as determined by the public housing agency."

Public Housing Authorities (PHA) are governed by the Code of Federal Regulations, which sets forth the guidelines, policies, and procedures by which a PHA is required to follow in the administration federal assistance funding. 24 CFR §960.253(a)(1) establishes that "Once a year, the PHA must give each family the opportunity to choose between the two methods for determining the amount of tenant rent payable monthly by the family. The family may choose to pay as tenant rent either a flat rent as determined in accordance with paragraph (b) of this section, or an income-based rent as determined in accordance with paragraph (c) of this section." 24 CFR §960.253(b)(1) clarifies flat rent as "based on the market rent charged for comparable units in the private unassisted rental market. It is equal to the estimated rent for which the PHA could promptly lease the public housing unit after preparation for occupancy." 24 CFR §960.253(b)(2) requires PHAs to utilize a reasonable method to determine flat rent for a unit, considering unit location, size, amenities, utilities provided, and age of the unit.

Until October 1, 2002, PHAs were able to retain ceiling rents (a cap on income-based rent - the maximum amount the PHA would charge for a particular unit size). 24 CFR §960.253(d) mandated PHAs to adjust ceiling rents to the level required for flat rents, or absorb any costs associated with retaining lower ceiling rents.

To that end, the KCHA contracted with the Nelrod Company to conduct a Flat Rent Study for rental units in Knox County, Illinois. The objective of the study and subsequent analysis was to determine a competitive flat rent that is comparable to unassisted units with the same or similar characteristics in the immediate and/or surrounding market rent areas. To complete the flat rent analysis, the Nelrod Company utilized both a manual collection process and an automated process. The collection process

included various internet services, multiple listing services, newspaper advertisements, and owner/agent interviews. The Nelrod Company has provided support documentation for its analysis and recommendation.

## **Article II. Tenant Affordability Factor**

It has been years since the Knox County Housing Authority has proposed a rental increase. As such, the increase from the current flat rent schedule and the proposed flat rent schedule is substantial, ranging from a 37% increase to a 63% increase.

An option available to the KCHA to ease the financial burden from such an increase in the residents is to consider an adjustment to the flat rents on the basis of affordability. As proposed by the Nelrod Company, the KCHA could institute a tenant affordability adjustment of 5% to 20% to offset the financial ramifications of introducing the proposed flat rent schedule.

## **Article III. Recommendation**

It is the recommendation of the Executive Director to make the adjustment to flat rents in incremental increases to assist the residents in the transition to more costly rents. The change will not affect the majority of residents in Family Housing, but will have an effect on the tenants of Moon Towers and Bluebell Towers.

As such, the recommendation is to apply the tenant affordability factor of 20% to the proposed flat rent schedule for FYE 2014, and increase the adjustment incrementally at 5% per year for the next three (3) years until no adjustment is applied.



# Knox County Housing Authority

Resolution 2013-04

Board of Commissioners

Derek Antoine, Executive Director

**Approval of Flat Rent Schedule**

**WHEREAS,** The United States Housing Act of 1937, the Quality Housing Act of 1998, and 24 CFR §960.253 in various parts require Public Housing Authorities to establish a flat rent schedule arrived at through a reasonable methodology; and

**WHEREAS,** The Knox County Housing Authority has contracted with the Nelrod Company to conduct a Market Rent Study and Flat Rent analysis of rental properties located within Knox County, Illinois, and the Nelrod Company having successfully completed the aforementioned study and having proposed a flat rent schedule on the basis of the analysis of the data collected in accordance with applicable regulations; and

**WHEREAS,** The Nelrod Company having provided appropriate supporting documentation to the Knox County Housing Authority; and

**WHEREAS,** Requirements set forth in 24 CFR §245.310(a) and enacted in the Knox County Housing Authority Admissions and Continued Occupancy Policy require notice to the tenants of proposed rental increases and schedules for a period of no less than 30 days for the purpose of public opinion and comment, with the Knox County Housing Authority having fulfilled such requirement in accordance with all parts of 24 CFR §245.15; and

**WHEREAS,** Tenant affordability factors have been weighed and given appropriate consideration;

**WHEREAS,** Regulations established by the Department of Housing and Urban Development (HUD) require a resolution certifying the approval of a flat rent schedule; and

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Commissioners of the Knox County Housing Authority hereby approves the Flat Rent Schedule proposed by the Nelrod Company for FYE 2014.

**RESOLVED: March 26, 2013**

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Lomac Payton, Chairperson

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Roger Peterson, Vice-Chairperson

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Dale Parsons, Resident Commissioner

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Paul Stewart, Commissioner

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Wayne Allen, Commissioner

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Thomas Dunker, Commissioner

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Ben Burgland, Commissioner

# Knox County Housing Authority

Resolution 2013-02

February 26, 2013

Board of Commissioners

Derek Antoine, Executive Director

**RE: Approval of Section 8 Housing Choice Voucher Utility Allowance Schedule**

## **Article I. Background**

Public Housing Authorities (PHAs) are governed by the Code of Federal Regulations, which sets forth the guidelines, policies, and procedures by which a PHA is required to follow in the administration federal assistance funding. 24 CFR §982.517(a)(1) establishes that PHAs must "maintain a utility allowance schedule for all tenant-paid utilities (except telephone), for cost of tenant-supplied refrigerators and ranges, and for other tenant-paid housing services." 24 CFR §982.517(b)(1) explains "The utility allowance schedule must be determined based on the typical cost of utilities and services paid by energy-conservative households that occupy housing of similar size and type in the same locality. In developing the schedule, the PHA must use normal patterns of consumption for the community as a whole and current utility rates." 24 CFR §982.517(b)(2)(ii) clarifies "In the utility allowance schedule, the PHA must classify utilities and other housing services according to the following general categories: space heating; air conditioning; cooking; water heating; water; sewer; trash collection (disposal of waste and refuse); other electric; refrigerator (cost of tenant-supplied refrigerator); range (cost of tenant-supplied range); and other specified housing services."

24 CFR §982.517(c)(1) stipulates "a PHA must review its schedule of utility allowances each year, and must revise its allowance for a utility category if there PHAs been a change of 10 percent or more in the utility rate since the last time the utility allowance schedule was revised. The PHA must maintain information supporting its annual review of utility allowances and any revisions made in its utility allowance schedule."

To that end, the KCHA contracted with the Nelrod Company to conduct a Utility Allowance study for rental units in Knox County, Illinois. The objective of the study and subsequent analysis was to adjust the current Section 8 housing choice voucher utility allowances for electric, natural gas, bottle gas/propane, water, sewer, and trash collection with current rates and charges for each utility provider and - if necessary - adjust the base consumptions from HUD's Utility Schedule Model for Section 8 due to climatic changes.

To complete the utility rate analysis, the Nelrod Company obtained current rates for electricity, natural gas, bottle gas/propane, water and sewer rates, and trash collection charges from the various providers of Knox County, Illinois. Once the data was collected, comparisons were made to the previously applied rates and charges. Further, HUD's Utility Schedule Model for Section 8 was utilized for the development of consumption averages by unit size. The Nelrod Company has recommended an increase in proposed utility allowances due to a rise in electric, water, sewer, and trash collection rates and monthly charges. The recommended increase to the current utility allowance is required under 24 CFR §982.517(c)(1), as several categorical rate increases exceed the minimum 10% variance. The Nelrod Company has provided support documentation for its analysis and recommendation.

**Article II. Recommendation**

It is the recommendation of the Executive Director to adopt the proposed Section 8 Utility Allowance schedule prepared by the Nelrod Company.

# Knox County Housing Authority

Resolution 2013-02

Board of Commissioners

Derek Antoine, Executive Director

## Approval of Section 8 Housing Choice Voucher Utility Allowance Schedule

**WHEREAS**, 24 CFR §982.517 in various parts requires Public Housing Authorities to annually review the schedule of utility allowances for the Section 8 Housing Choice Voucher program and establish an appropriate utility allowance schedule arrived at through a reasonable methodology; and

**WHEREAS**, The Knox County Housing Authority has contracted with the Nelrod Company to collect utility rate information and conduct a consumption analysis of comparable rental properties located within Knox County, Illinois, and the Nelrod Company having successfully completed the aforementioned study and having proposed an increase to the current utility allowance schedule on the basis of the analysis of the data collected in accordance with applicable regulations; and

**WHEREAS**, The Nelrod Company having provided appropriate supporting documentation to the Knox County Housing Authority; and

**WHEREAS**, Regulations established by the Department of Housing and Urban Development (HUD) require a resolution certifying the approval of the Section 8 Housing Choice Voucher Utility Allowance Schedule developed in accordance with 24 CFR §982.517;

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Commissioners of the Knox County Housing Authority hereby approves the Section 8 Housing Choice Voucher Utility Allowance Schedule proposed by the Nelrod Company for fiscal year-ending 2014.

**RESOLVED: February 28, 2013**

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Lomac Payton, Chairperson

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Roger Peterson, Vice-Chairperson

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Dale Parsons, Resident Commissioner

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Paul Stewart, Commissioner

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Wayne Allen, Commissioner

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Thomas Dunker, Commissioner

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Ben Burgland, Commissioner

**PHA Board Resolution**  
Approving Operating Budget

**U.S. Department of Housing  
and Urban Development**  
Office of Public and Indian Housing -  
Real Estate Assessment Center (PIH-REAC)

OMB No. 2577-0026  
(exp.12/31/2012)

**Public reporting burden** for this collection of information is estimated to average **10 minutes per response**, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

This information is required by Section 6(c)(4) of the U.S. Housing Act of 1937. The information is the operating budget for the low-income public housing program and provides a summary of the proposed/budgeted receipts and expenditures, approval of budgeted receipts and expenditures, and justification of certain specified amounts. HUD reviews the information to determine if the operating plan adopted by the public housing agency (PHA) and the amounts are reasonable, and that the PHA is in compliance with procedures prescribed by HUD. Responses are required to obtain benefits. This information does not lend itself to confidentiality.

PHA Name: .....PHA Code:

PHA Fiscal Year Beginning: .....Board Resolution Number:

Acting on behalf of the Board of Commissioners of the above-named PHA as its Chairperson, I make the following certifications and agreement to the Department of Housing and Urban Development (HUD) regarding the Board's approval of (check one or more as applicable):

DATE

- Operating Budget approved by Board resolution on:
- Operating Budget submitted to HUD, if applicable, on:
- Operating Budget revision approved by Board resolution on:
- Operating Budget revision submitted to HUD, if applicable, on:

I certify on behalf of the above-named PHA that:

1. All statutory and regulatory requirements have been met;
2. The PHA has sufficient operating reserves to meet the working capital needs of its developments;
3. Proposed budget expenditure are necessary in the efficient and economical operation of the housing for the purpose of serving low-income residents;
4. The budget indicates a source of funds adequate to cover all proposed expenditures;
5. The PHA will comply with the wage rate requirement under 24 CFR 968.110(c) and (f); and
6. The PHA will comply with the requirements for access to records and audits under 24 CFR 968.110(i).

I hereby certify that all the information stated within, as well as any information provided in the accompaniment herewith, if applicable, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012.31, U.S.C. 3729 and 3802)

Print Board Chairperson's Name:	Signature:	Date:
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**Proposed Market Rents - Flat Rent Affordability Adjustments**

<b>Market Rents</b>	5%	10%	15%	20%
<b>\$303.00</b>	\$288.00	\$273.00	\$258.00	\$243.00
<b>\$392.00</b>	\$372.00	\$352.00	\$333.00	\$313.00
<b>\$467.00</b>	\$443.00	\$420.00	\$397.00	\$373.00
<b>\$516.00</b>	\$490.00	\$465.00	\$439.00	\$413.00
<b>\$592.00</b>	\$563.00	\$533.00	\$503.00	\$474.00
<b>\$643.00</b>	\$611.00	\$578.00	\$546.00	\$514.00
<b>\$739.00</b>	\$702.00	\$665.00	\$628.00	\$591.00
<b>\$393.00</b>	\$373.00	\$354.00	\$334.00	\$314.00
<b>\$680.00</b>	\$646.00	\$612.00	\$578.00	\$544.00

<b>Moon Towers</b>		Current	Market	20%	15%	10%	5%
Efficiency	63%	\$ 190.00	\$ 303.00	\$ 242.40	\$ 257.55	\$ 272.70	\$ 287.85
1-Bedroom	60%	\$ 234.00	\$ 392.00	\$ 313.60	\$ 333.20	\$ 352.80	\$ 372.40
2-Bedroom	54%	\$ 250.00	\$ 467.00	\$ 373.60	\$ 396.95	\$ 420.30	\$ 443.65

<b>Family</b>		Current	Market	20%	15%	10%	5%
2-Bedroom	48%	\$ 250.00	\$ 516.00	\$ 412.80	\$ 438.60	\$ 464.40	\$ 490.20
3-Bedroom	46%	\$ 272.00	\$ 592.00	\$ 473.60	\$ 503.20	\$ 532.80	\$ 562.40
4-Bedroom	49%	\$ 315.00	\$ 643.00	\$ 514.40	\$ 546.55	\$ 578.70	\$ 610.85
5-Bedroom	47%	\$ 351.00	\$ 739.00	\$ 591.20	\$ 628.15	\$ 665.10	\$ 702.05

<b>Bluebell Towers</b>		Current	Market	20%	15%	10%	5%
1-Bedroom	60%	\$ 234.00	\$ 393.00	\$ 314.40	\$ 334.05	\$ 353.70	\$ 373.35
2-Bedroom	37%	\$ 250.00	\$ 680.00	\$ 544.00	\$ 578.00	\$ 612.00	\$ 646.00

\* Rents would round up or down

**MINUTES OF THE MONTHLY MEETING  
OF THE FINANCE COMMITTEE  
OF THE KNOX COUNTY HOUSING AUTHORITY  
February 19, 2013**

**ROLL CALL**

The regular meeting of the Finance Committee of the Knox County Housing Authority was called at 2:38 by Commissioner Dunker. Roll call for the meeting was as follows:

KCHA Commissioners:

Present: Tom Dunker and Wayne Allen

Excused: Ben Burgland

Housing Authority Members:

Present: Derek Antoine, Executive Director  
Lee Lofing, Finance Coordinator

Excused: None

**FINANCIAL REPORT**

The first item on the agenda was a review of January 2013 Financial Reports. The committee received the operating statements for COCC, Moon Towers, Family, Bluebell, Brentwood, Prairieland, and Housing Choice Voucher. via email and reviewed individually. The committee then had a brief questioning and answering discussion of each of these statements (see the printout "Finance Committee Notes From"). After the discussion and review of the financial reports, they were said to look good.

**Budgets FYE 2014**

FYE 2014 Budgets were presented to the Commissioners for review which all of the Board Commissioners will receive in their board packets.

**ADJOURN**

3:34

Respectfully submitted,

*Lee J Lofing*

Finance Coordinator