



Request for Action

TO: Faribault Housing and Redevelopment Authority
FROM: Kim Clausen, Community Development Coordinator
MEETING DATE: August 12, 2019
SUBJECT: Public Housing

PURPOSE:

The purpose of this memorandum is to provide the Faribault Housing and Redevelopment Authority with an update on the Public Housing program.

OCCUPANCY:

	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sept	Oct	Nov	Dec
<u>Occupancy:</u>	100%	100%	98%	98%	98%	100%						

<u>Turnovers:</u>	0	0	1	1	1	0						
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Vacant Units: 408 13th St NW (filled 5/31)

OPERATING STATEMENT:

Discussion: The financial report for the month of June is attached. The largest expenses include \$3,168 for mowing, spring cleanup for \$1,056, annual manhole jetting for \$810, tree removal and stump grinding for \$2,200, bed bug heat treatments for \$1,300 and unit turnovers for \$5,535.98.

Requested Action: The Board is asked to review and approve the monthly operating statement as presented.

PROJECT ACTIVITY:

No unusual activity.

**PUBLIC HOUSING
FOR THE MONTH ENDED JUNE 30, 2019**

	<u>2019 Budget</u>	<u>% of Revenue</u>	<u>June Actual</u>	<u>Monthly Budget</u>	<u>Variance of Monthly Budget</u>	<u>Favorable/ Unfavorable</u>	<u>2019 Year-To-Date</u>	<u>Remaining Balance</u>
REVENUES								
33160 FEDERAL GRANTS	100,000.00	42.68%	0.00	8,333.33	-100.00%	U	0.00	96,263.00
36200 OTHER MISC REVENUE	6,000.00	2.56%	281.00	500.00	-43.80%	U	4,721.69	1,278.31
36210 INTEREST ON INVESTMENTS	4,309.00	1.84%	446.45	359.08	24.33%	F	3,256.71	1,052.29
36211 INTEREST MARKET VALUE	0.00	0.00%	0.00	0.00	NA	F	0.00	0.00
36220 RENTS	124,000.00	52.92%	18,149.00	10,333.33	75.64%	F	138,708.80	(14,708.80)
36240 REFUNDS & REIMBURSEMENTS	0.00	NA	0.00	0.00	NA	F	0.00	0.00
TOTAL REVENUE ACCOUNTS	<u>\$234,309.00</u>	<u>100.00%</u>	<u>\$18,876.45</u>	<u>\$19,525.75</u>	<u>-3.33%</u>	<u>U</u>	<u>\$146,687.20</u>	<u>\$83,884.80</u>
EXPENSES								
SUPPLIES								
42110 GENERAL SUPPLIES	22,000.00	7.03%	366.69	1,833.33	-80.00%	F	6,008.69	15,991.31
42115 TENANT SERVICES	0.00	0.00%	0.00	0.00	NA	U	0.00	0.00
TOTAL: SUPPLIES	<u>\$22,000.00</u>	<u>7.03%</u>	<u>\$366.69</u>	<u>1,833.33</u>	<u>-80.00%</u>	<u>F</u>	<u>\$6,008.69</u>	<u>\$15,991.31</u>
OTHER SERVICES & CHARGES								
43010 AUDITING & ACCT SERVICES	4,500.00	1.44%	0.00	375.00	-100.00%	F	0.00	4,500.00
43040 ATTORNEY FEES-CIVIL PROCESS	2,500.00	0.80%	0.00	208.33	-100.00%	F	0.00	2,500.00
43070 MANAGEMENT SERVICES	80,484.00	25.73%	6,707.00	6,707.00	0.00%	F	40,242.00	40,242.00
43090 EXPERT & PROF SERVICES	7,000.00	2.24%	13.52	33.75	-59.94%	F	496.51	6,503.49
43430 ADVERTISING - OTHER	500.00	0.16%	0.00	41.67	-100.00%	F	0.00	500.00
43610 INSURANCE & BONDS	30,900.00	9.88%	0.00	2,575.00	-100.00%	F	33,604.00	(2,704.00)
43810 ELECTRIC UTILITIES	1,100.00	0.35%	33.10	91.67	-63.89%	F	270.49	829.51
43820 WATER UTILITIES	800.00	0.26%	79.29	66.67	18.94%	U	473.49	326.51
43830 GAS UTILITIES	720.00	0.23%	21.20	60.00	-64.67%	F	21.20	698.80
43840 REFUSE DISPOSAL	3,000.00	0.96%	165.37	250.00	-33.85%	F	931.85	2,068.15
43850 SEWER UTILITIES	850.00	0.27%	0.00	70.83	-100.00%	F	115.37	734.63
43860 STORM WATER UTILITY	700.00	0.22%	46.98	58.33	-19.46%	F	337.02	362.98
44010 BUILDING MAINTENANCE	87,000.00	27.81%	13,400.68	7,250.00	84.84%	U	49,522.80	37,477.20
44050 EXTRAORDINARY MAINTENANCE	54,480.00	0.00%	3,195.00	4,540.00	NA	U	15,725.46	38,754.54
44370 MISCELLANEOUS CHARGES	0.00	0.00%	0.00	0.00	NA	U	0.00	0.00
44375 UTILITY REIMBURSEMENT	7,500.00	2.40%	1,053.00	625.00	68.48%	U	3,926.00	3,574.00
44390 TAXES & LICENSES	8,500.00	2.72%	0.00	708.33	-100.00%	F	1,520.00	6,980.00
44700 INTEREST	300.00	0.10%	0.00	25.00	-100.00%	F	66.32	233.68
TOTAL: OTHER SERVICES & CHARGES	<u>\$290,834.00</u>	<u>92.97%</u>	<u>\$24,715.14</u>	<u>\$23,686.58</u>	<u>4.34%</u>	<u>U</u>	<u>\$147,252.51</u>	<u>\$143,581.49</u>
TOTAL EXPENSES	<u>\$312,834.00</u>	<u>100.00%</u>	<u>\$25,081.83</u>	<u>25,519.92</u>	<u>-1.72%</u>	<u>F</u>	<u>\$153,261.20</u>	<u>\$159,572.80</u>