

Housing Authority of City of Annapolis

Report to
Annapolis City Council
July 24, 2018

Agenda

- I. HACA Financial Overview
- II. Senior Management Team - Introduction

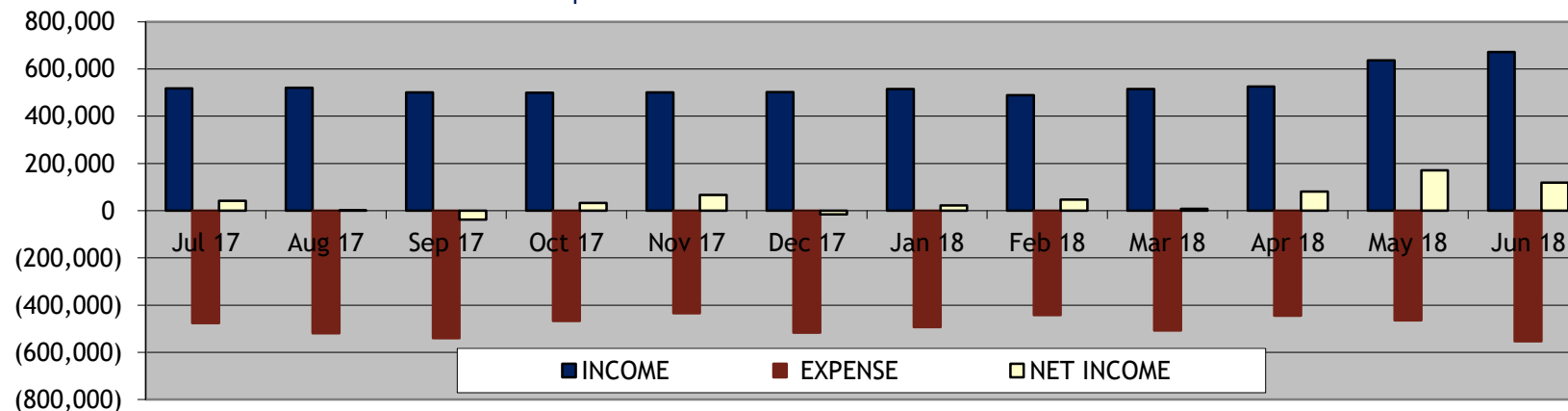
Financial Overview

Eileen Neely,
CFO

- ▶ Financial Overview FY 2018 (July 1, 2017 - June 30, 2018)
 - Operating Fund Activity
 - Public Housing Summary Budget vs Actual
- ▶ FY 2019 (July 1, 2018 - June 30, 2019)
 - Approved Budget Summary

FY 2018 Operating Fund Activity

	INCOME	EXPENSE	NET INCOME
Jul 17	517,587	(476,061)	41,526
Aug 17	520,922	(519,190)	1,732
Sep 17	501,610	(539,827)	(38,217)
Oct 17	499,667	(467,540)	32,127
Nov 17	500,669	(434,059)	66,610
Dec 17	502,139	(517,121)	(14,982)
Jan 18	515,811	(493,205)	22,605
Feb 18	488,690	(441,670)	47,020
Mar 18	514,869	(507,189)	7,680
Apr 18	525,807	(444,549)	81,258
May 18	636,253	(464,764)	171,489
Jun 18	671,763	(552,712)	119,051
FY 2017 TOTAL	6,204,418	(6,296,476)	(92,059)
FY 2018 TOTAL	6,395,786	(5,857,886)	537,900



FY 2018

Public Housing Summary

Budget vs Actual

	FY2018 Budget	FY2018 Actual	Variance
Operating Income			
Rental	2,338,809	2,485,320	146,511
HUD	3,262,645	2,966,266	(296,379)
Other	1,058,261	944,200	(114,061)
TOTAL INCOME	6,659,715	6,395,786	(263,929)
Expenses			
Administrative	2,438,852	2,418,001	(20,851)
Resident Services	1,046,581	431,252	(615,329)
Utilities	966,345	1,001,859	35,514
Maint Salaries and Labor	1,082,082	781,386	(300,696)
Maint Material	200,974	148,533	(52,441)
Contractors	581,479	625,735	44,256
General	343,402	451,121	107,719
TOTAL EXPENSES	6,659,715	5,857,886	(801,829)
NET INCOME(LOSS)	0	537,900	537,900

FY 2019

Approved HACCA Budget Summary

	HCVP	Public Housing	Resident Services	COCC	Capital Funds & RHF	Total
Operating Income						
Rental	-	2,450,388	-	-	-	2,450,388
HUD & State	4,711,795	3,229,061	272,920	-	1,951,855	9,925,630
Other	12,000	138,297	405,941	899,055	-	195,958
TOTAL INCOME	4,723,795	5,817,746	678,860	899,055	1,951,855	12,571,976
Expenses						
Administration	397,421	1,874,202	29,395	747,516	98,046	2,414,139
Housing Assistance	4,440,897	-	-	-	-	4,440,897
Resident Services	-	696,783	646,853	5,400	-	984,506
Utilities	-	974,100	-	37,000	-	1,011,100
Maintenance	-	1,265,375	-	8,500	-	1,273,875
Contractors	-	518,097	12,000	18,990	7,426	549,086
General Expenses	-	315,944	-	46,584	75,945	438,473
Non-Routine	-	-	-	-	1,770,438	1,375,500
TOTAL EXPENSES	4,838,318	5,644,501	688,248	863,990	1,951,855	12,487,577
NET INCOME(LOSS)	(114,524)	173,245	(9,388)	35,065	0	84,399

Senior Management

Roles and Responsibilities

- ▶ CFO and Director of Administration - Eileen Neely
 - Finances, HR and IT
- ▶ Director, Development and Facilities - Francisco Castellanos
 - PROPERTIES: RAD and Redevelopment, Capital Fund Expenditures, Maintenance oversight and strategy
- ▶ Director, Housing Programs - Tanya Diggs
 - PROGRAMS: Public Housing, Housing Choice Voucher Program (HCVP), Admissions, Terminations and Grievances
- ▶ Director, Resident Services - Bridget McLaughlin
 - RESIDENT SERVICES: Youth Services, Family Self Sufficiency (FSS), ROSS Grant, Resident Council liaison and Safety strategies