

HA OF THE CITY OF MILWAUKEE
CONSOLIDATED STATEMENT OF REVENUE & EXPENSES
BUDGETED PROGRAM ONLY
2022 BUDGET

	2022 BUDGET	LRPH	BNS	RAP	COCC
Operating Income					
<i>Operating/admin subsidies</i>	10,977,653	6,560,027		4,417,626	0
<i>Dwelling rents</i>	16,213,989	8,331,221	7,882,768	0	0
<i>Excess utilities & other</i>	271,130	192,630	78,500	0	0
<i>Capital fund transfer in (Note 10)</i>	2,380,715	2,380,715		0	0
<i>Other income</i>	1,482,000	295,546	3,500	25,000	1,157,954
<i>Management fees</i>	4,140,164	0		0	4,140,164
<i>Central maintenance revenue</i>	4,443,385	0		0	4,443,385
<i>Developers fee</i>	1,307,086	0		0	1,307,086
<i>Interest on general fund</i>	121,600	2,500	19,100	0	100,000
Total Income	41,337,722	17,762,639	7,983,868	4,442,626	11,148,589
Operating Expenditures					
Administrative					
<i>Salaries</i>	6,309,634	1,224,402	315,000	1,939,746	2,830,487
<i>Employee benefits</i>	2,697,503	547,079	126,000	954,167	1,070,258
<i>Legal and accounting</i>	158,908	10,479	29,429	4,000	115,000
<i>Audit</i>	130,707	70,799	29,845	19,606	10,457
<i>Travel and training</i>	260,400	26,000	4,500	31,500	198,400
<i>Contracted property management</i>	779,954	0		0	779,954
<i>Management fees</i>	4,140,164	2,544,344	795,820	800,000	0
<i>Housing intake</i>	439,232	439,232		0	0
<i>Office supplies & printing</i>	178,913	97,013	10,500	25,000	46,400
<i>Telephone</i>	64,250	21,100	2,750	17,000	23,400
<i>Postage</i>	44,595	14,270	3,000	20,000	7,325
<i>Other contracted services</i>	1,023,800	118,800	39,000	270,000	596,000
<i>Other</i>	1,231,406	385,472	133,184	166,100	546,650
Total admin	17,459,467	5,498,990	1,489,029	4,247,119	6,224,330
Tenant Services					
<i>Salaries & benefits</i>	174,851	157,402		0	17,449
<i>Contracts, trainings, others</i>	240,100	88,100		0	152,000
Total tenant services	414,951	245,502	0	0	169,449
Utilities					
<i>Water</i>	2,684,362	1,807,580	861,349	0	15,433
<i>Electric</i>	1,123,808	1,024,946	47,143	0	51,719
<i>Gas</i>	616,584	577,108	28,864	0	10,612
Total utilities	4,424,755	3,409,634	937,356	0	77,765
Ordinary maintenance					
<i>Salaries</i>	3,260,728	1,041,272	315,000	0	1,904,456
<i>Employee benefits Maint</i>	1,365,198	405,712	126,000	0	833,486
<i>Maintenance materials</i>	1,596,155	1,267,855	239,800	1,200	87,300
<i>Maintenance contracts</i>	6,225,451	3,439,786	1,420,665	52,500	1,312,500
Total maintenance	12,447,532	6,154,625	2,101,465	53,700	4,137,742
Protective Services					
<i>Public safety allocation</i>	896,705	812,056	84,649	0	0
<i>Contracts, others</i>	24,200	24,200		0	0
Total protective services	920,905	836,256	84,649	0	0
General					
<i>Insurance</i>	1,268,498	727,940	284,900	118,746	136,913
<i>Pilot</i>	1,193,450	494,559	698,891	0	0
<i>Interest Expense</i>	509,229	0	509,229	0	0
<i>Subsidy to Mixed finance dev't.</i>	191,839	191,839		0	0
<i>Other general expense</i>	242,756	140,928	78,828	23,000	0
Total general	3,405,772	1,555,266	1,571,848	141,746	136,913
Total Operating Expenditures	39,073,382	17,700,273	6,184,346	4,442,564	10,746,198
Excess (deficiency) of total revenue over expenses	2,264,340	62,366	1,799,522	61	402,391
<i>Extra-ordinary maintenance</i>	2,085,708	1,499,993	585,715	0	0
<i>Program Income</i>	(1,499,993)	(1,499,993)		0	0
Net income(loss) from operations	1,678,625	62,366	1,213,807	61	402,391
<i>Debt Service - Principal</i>	815,000	0	815,000	0	0
<i>Replacement Reserve</i>	294,000	0	294,000	0	0
Net Income (Loss)	569,625	62,366	104,807	61	402,391