

HA of the City of Milwaukee
 Central Office Cost Center Operating Budget
 FY 2017

	<u>Total Central Office Cost Center</u>	<u>102 - Executive</u>	<u>103 - Accounting</u>	<u>104 - Personnel</u>	<u>105 - Purchasing</u>	<u>106 - Information Technology</u>	<u>114 - 5125 Lisbon</u>	<u>118 - 5003/5011 Lisbon</u>	<u>116 - Modernization & Development Services</u>	<u>108 - Central Maintenance</u>
Revenues										
Management Fee Revenue	2,561,344	2,561,344	0	0	0	0	0	0	0	0
Asset Management Fee Revenue	309,120	309,120	0	0	0	0	0	0	0	0
Bookkeeping Fee Revenue	355,604	355,604	0	0	0	0	0	0	0	0
CFP Management Fee	580,000	580,000	0	0	0	0	0	0	0	0
HCV Management Fee	700,000	700,000	0	0	0	0	0	0	0	0
Fee For Service	2,440,230	0	0	0	0	0	0	0	0	2,440,230
Developer Fees	534,500	0	0	0	0	0	0	0	534,500	0
Interest Income	100,000	100,000	0	0	0	0	0	0	0	0
Other income	1,227,295	549,000	0	0	0	0	0	0	75,000	603,295
Non-dwelling rental	50,000	50,000	0	0	0	0	0	0	0	0
Total Revenues	8,858,094	5,205,069	0	0	0	0	0	0	609,500	3,043,525
Operating Expenditures										
ADMINISTRATIVE										
Salaries	3,253,285	1,311,037	470,023	238,150	340,746	210,684	0	0	463,617	219,028
Benefits	999,010	390,065	142,648	71,444	108,316	80,878	0	0	124,106	81,553
Legal and Accounting	100,000	100,000	0	0	0	0	0	0	0	0
Staff Training	70,000	12,000	6,000	5,000	12,000	10,000	0	0	20,000	5,000
Tuition Reimbursement	4,700	3,500	1,200	0	0	0	0	0	0	0
Travel - convention	134,000	120,000	0	9,000	0	0	0	0	5,000	0
Travel - business	3,200	0	3,000	0	200	0	0	0	0	0
Mileage Reimbursement	6,200	1,200	0	0	0	0	0	0	0	5,000
Contracted Property Management	295,794	295,794	0	0	0	0	0	0	0	0
Office Supplies & Printing	103,980	24,000	4,600	6,250	15,830	10,000	0	0	40,500	2,800
Telephone	40,356	5,000	1,000	500	3,456	3,400	0	0	6,000	21,000
Postage	12,900	5,000	2,000	5,000	300	0	0	0	500	100
Other Contracted Services	395,000	200,000	35,000	105,000	0	15,000	0	0	25,000	15,000
Auditing Fees	33,750	33,750	0	0	0	0	0	0	0	0
Sundry	430,949	256,000	17,650	13,050	45,049	79,500	0	0	12,600	7,100
Total ADMINISTRATIVE	5,883,125	2,757,346	683,121	453,394	525,898	409,462	0	0	697,323	356,581
TENANT SERVICES										
Salaries	142,063	142,063	0	0	0	0	0	0	0	0
Employee Benefits	33,115	33,115	0	0	0	0	0	0	0	0
Contracts, Training & Others	304,000	304,000	0	0	0	0	0	0	0	0
Total TENANT SERVICES	479,177	479,177	0	0	0	0	0	0	0	0
UTILITIES										
Water	15,000	6,100	0	0	0	0	3,600	5,300	0	0
Electricity	58,400	800	0	0	0	0	22,600	35,000	0	0
Gas	15,600	500	0	0	0	0	4,700	10,400	0	0
Total UTILITIES	89,000	7,400	0	0	0	0	30,900	50,700	0	0

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ORDINARY MAINTENANCE & OPERATIONS										
Salaries	1,873,548	0	0	0	0	0	0	0	0	1,873,548
Employee Benefits	710,137	0	0	0	0	0	0	0	0	710,137
Maintenance Supplies	52,600	2,000	0	0	0	1,000	6,500	5,800	11,300	26,000
Maintenance Contracts	60,400	3,500	0	0	0	1,000	14,500	14,900	9,500	17,000
Total ORDINARY MAINTENANCE & OPERATIONS	2,696,685	5,500	0	0	0	2,000	21,000	20,700	20,800	2,626,685
GENERAL										
INSURANCE	165,205	36,493	10,999	5,573	7,973	6,345	1,620	754	24,071	60,077
Total GENERAL	165,205	36,493	10,999	5,573	7,973	6,345	1,620	754	24,071	60,077
Total Operating Expenditures	9,313,191	3,285,917	694,119	458,967	533,871	417,807	53,520	72,154	742,195	3,043,343
Net Income (Loss) from Operations	-455,098	1,919,152	-694,119	-458,967	-533,871	-417,807	-53,520	-72,154	-132,695	182
SUNDRY										
419000 - Sundry	13,300	6,000	3,500	300	0	500	0	0	2,500	500
419003 - Equipment repair	14,700	5,000	150	500	250	2,000	0	0	5,000	1,800
419005 - Advertising	11,350	5,000	0	5,000	350	0	0	0	1,000	0
419011 - Membership dues	50,125	45,000	500	2,000	625	0	0	0	2,000	0
419013 - Bank charges/trustee fees	100	0	0	0	0	0	0	0	100	0
419020 - Outside legal expense	120,000	120,000	0	0	0	0	0	0	0	0
419021 - Computer supplies and service	32,600	10,000	4,000	1,000	1,800	10,000	0	0	1,000	4,800
419025 - Rent-building and parking	35,674	15,000	9,500	4,000	7,174	0	0	0	0	0
419027 - HACM scholarships	50,000	50,000	0	0	0	0	0	0	0	0
419100 - PC Hardware < \$5,000	1,000	0	0	0	0	0	0	0	1,000	0
419101 - Hardware Maintenance	20,000	0	0	0	0	20,000	0	0	0	0
419102 - Software Maintenance	25,000	0	0	0	0	25,000	0	0	0	0
419103 - Software	45,100	0	0	250	34,850	10,000	0	0	0	0
419104 - Internet Services	12,000	0	0	0	0	12,000	0	0	0	0
Total SUNDRY	430,949	256,000	17,650	13,050	45,049	79,500	0	0	12,600	7,100
MAINTENANCE SUPPLIES										
442002 - Automotive Parts	22,000	2,000	0	0	0	1,000	0	0	5,000	14,000
442003 - Landscaping	1,500	0	0	0	0	0	500	1,000	0	0
442004 - Electrical supplies	2,000	0	0	0	0	0	1,000	500	0	500
442005 - Hardware supplies	2,400	0	0	0	0	0	1,000	600	300	500
442006 - HVAC Supplies	5,000	0	0	0	0	0	2,500	2,000	0	500
442007 - Janitorial supplies	2,700	0	0	0	0	0	1,200	1,500	0	0
442008 - Painting supplies	3,000	0	0	0	0	0	0	0	0	3,000
442009 - Plumbing supplies	500	0	0	0	0	0	300	200	0	0
442012 - Small tools	8,000	0	0	0	0	0	0	0	3,000	5,000
442013 - Furniture	3,000	0	0	0	0	0	0	0	3,000	0
442014 - Uniforms	2,500	0	0	0	0	0	0	0	0	2,500
Total MAINTENANCE SUPPLIES	52,600	2,000	0	0	0	1,000	6,500	5,800	11,300	26,000

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MAINTENANCE CONTRACTS										
443021 - Electrical contractor	1,500	0	0	0	0	0	1,000	500	0	0
443022 - Plumbing Contractors	4,000	0	0	0	0	0	3,000	1,000	0	0
443023 - HVAC Contractor	1,000	0	0	0	0	0	0	1,000	0	0
443025 - Janitorial contractor	20,000	0	0	0	0	0	10,000	10,000	0	0
443028 - Vehicle repairs contractor	26,000	3,500	0	0	0	1,000	0	0	4,500	17,000
443030 - Site Improves. Landscaping	1,700	0	0	0	0	0	500	1,200	0	0
443039 - Recycling Contractor	1,200	0	0	0	0	0	0	1,200	0	0
443040 - Consultant contractor	5,000	0	0	0	0	0	0	0	5,000	0
Total MAINTENANCE CONTRACTS	60,400	3,500	0	0	0	1,000	14,500	14,900	9,500	17,000