

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