



# **SPRINGDALE HOUSING AUTHORITY**

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P.O. Box 2085  
APPLEGATE APTS. OFFICE  
# 5 APPLGATE DRIVE  
SPRINGDALE, AR. 72764-5630  
PHONE: 479-751-0560  
FAX: 479-756-8059  
TTY/TDD 800-285-1131  
OR 711

**AGENDA**  
**SPRINGDALE HOUSING AUTHORITY**  
**REGULAR MEETING OF THE BOARD OF COMMISSIONERS**  
**Wednesday, April 24, 2019**  
**12:00pm**

**ROLL CALL**

**READING AND APPROVAL MINUTES OF March 27, 2019 Regular Meeting**

**BILLS AND COMMUNICATIONS**

- a. *Financial Statements for March 31, 2019*
- b. *Executive Director Report*
- c. *Capital Fund Program Report*

**REPORTS OF COMMITTEES**

**UNFINISHED BUSINESS**

**NEW & OTHER BUSINESS**

- a. Resolution 715-19, A Resolution to Approve a Utility Easement
- b. Resolution 716-19, A Resolution to Approve a Temporary Construction Easement

**ADJOURN**



## SPRINGDALE HOUSING AUTHORITY



P.O. Box 2085  
Applegate Apts. Office  
# 5 Applegate Drive  
Springdale, AR 72764-5630  
TTY-TDD 800-285-1131  
OR 711

### **MINUTES OF MEETING OF THE HOUSING AUTHORITY OF THE CITY OF SPRINGDALE March 27, 2019**

The Housing Authority of the City of Springdale held their regular meeting at 12:00pm on Wednesday, March 27, 2019, at the Housing Authority Office, #5 Applegate Drive, Springdale.

Chairman Al Hanby called the meeting to order. The following Commissioners were present: Angela Jatko, Derek Gibson and Miguel Lopez. Also in attendance: Mary James, HA, Josh Wilbanks, Ledford Eng, Megan Workman, City, Ryan Carr, City and Shannon Hill, HA Staff. Chairman Hanby acknowledged those in attendance and welcomed everyone to the meeting.

There was discussion with Megan and Ryan concerning the utility easements and projected bike path and sidewalks. The Board had concerns about reduced parking area for the tenants and the amount of traffic (pedestrian, bicycle and vehicle) the tenants would have to be cognizant of in backing out of their driveways. Megan and Ryan will take the concerns of the Board to the City. The resolutions to approve the easements have been put on hold.

Chairman Hanby presented the minutes for the meeting of February 27, 2019 for approval. After discussion, the motion was made by Derek Gibson and seconded by Miguel Lopez to approve the February 27, 2019 minutes. The motion carried unanimously.

SNAP staff were here on March 14.

Arkansas Support Network brought students here on March 25 to discuss housing and what would be expected of them to live on their own.

Josh Wilbanks gave a report on the 2018 CFP and contract award to Gibraltar Construction. Will begin construction by June 1, 2019. Change order for cast iron tubs instead of steel.

Next Bills and Communications, a motion was made by Miguel Lopez and seconded by Angela Jatko to approve the February 28, 2019 Financial Statements. The motion carried unanimously.

Motion made by Derek Gibson to adjourn and seconded by Angela Jatko. The motion carried unanimously.

Minutes of the meeting held on February 27, 2019 were approved this 27<sup>th</sup> day of March 2019.

Housing Authority of the City of Springdale Arkansas.

(Seal)

\_\_\_\_\_  
Secretary, Mary James

\_\_\_\_\_  
Al Hanby, Chairman

April 24, 2019



Housing Authority of the City of Springdale

Executive Director's Report

April 24, 2019 Board of Commissioners Meeting

Litigation

None at this time

Summary of Activities

- Washington County Extension Office SNAP staff were here the evening of April 18 to meet with tenants for educational purposes – healthy recipes on a small budget
- We received our renewal HAP funding and it increased by \$9,724.
- Notice was received that 2019 CFP is \$359,216, CFP for 2018 is \$346,494

**SECTION 8 – March 31, 2019**

**Section 8**  
**TOTAL Occupied 120 Cost \$53,274**  
**INSPECTIONS**

Section 8
13 - Inspections
1 - Initial New move ins
12 - Annual
0 - Quality Control

**PUBLIC HOUSING – March 31, 2019**

**Public Housing** **Total Available 195 plus 2 Police Units**  
**TOTAL Occupied 194**

**Inspections 12 units**

**PUBLIC HOUSING 99% Occupied**

**General Occupancy -2 - offline HUD approved for Police Officers .**

**Delinquent Report**

**Delinquency amount compared to total rent received for the month is as follows:**  
**(.005% ) of Tenants Delinquent to # (194) Tenants in Possession**  
**(.002%) Amounts Delinquent to Total rent charges \$47,694**

October 2015 \$262.00  
 November 2015 \$740.00 (\$468.00 under a payment agreement)

December 2015	\$702.00 (\$354.00 under a payment agreement & \$198 is maintenance)
January 2016	\$847.00 (\$417.00 Moved Out )
February 2016	\$195.00
March 2016	\$267.00
April 2016	\$778.00
May 2016	\$1,371.50 ( 7 OF THE CHARGES ARE Maintenance of \$15 each)
June 2016	\$721.00 (6- \$15.00 Maintenance Charges)
July 2016	\$1,913.00
August 2016	\$814.00
September 2016	\$619.00
October 2016	\$844.50
November 2016	\$1,145.00
December 2016	\$499.50
January 2017	\$445.00
February 2017	\$1,381.00
March 2017	\$4,892.00
April 2017	\$1,210.00
May 2017	\$326.00
June 2017	\$1,092.00
July 2017	\$991.00
August 2017	\$605.73
September 2017	\$466.73 (1 maintenance, 1 security deposit, \$271 pd Oct 31, \$82.73 pmt agrmnt)
November 2017	\$0
December 2017	\$57 - \$50 security deposit - \$7 rent
January 2018	\$455 (Rent \$248, Formal \$97, Maint \$60, Sec Dep \$50) Aging Report
February 2018	\$484 (Rent \$325, Formal \$35, Maint \$124)
March 2018	\$150 (Rent \$149, Light Fixture \$1.)
April 2018	\$97 (Rent \$5, Unlock \$30, Smoke Det \$47, Sec Dep \$15)
May 2018	\$82 (Rent \$1, Unlock \$30, Sec Dep \$51)
June 2018	\$84 (Rent \$35, Sec Dep \$49)
July 2018	\$569 (Rent \$569)
August 2018	\$378 (Rent \$243, Sec Dep \$75, Maintenance \$60)
September 2018	\$392.82 (Rent \$300.00, Sec Dep \$87.00, Maintenance \$1.00, Utility Recoup \$4.82)
October 2018	\$57.00 (Rent \$1.00, Sec Dep \$54.00, Formal Charge \$2.00)
November 2018	\$628.50 (Rent \$16.00, Smoke Det \$478.00, Dump fees \$71.50, unclog sink \$3.00, light fixtures \$60.00)
December 2018	\$651.07 (Smoke Det \$441., Dump fees \$63.50, light fixtures \$60, Gas Revert \$38.57, Broken Window \$45. Retro Rent \$3.)
January 2019	\$1530.16 (Rent \$490, Security Dep \$208, Dump fees \$562.16, Door Locks \$100, Smoke Det \$100, light fixtures \$30, broken window \$40)
February 2019	\$907.17 ( Rent \$280, Sec Deposit \$58, Dump fees \$448, Light Fixtures \$30, Smoke Det \$75, Revert gas account \$16.17 Charges due 4/1/2019 - \$195
March 2019	\$474.00 (Rent \$104.77, Dump Fees \$242.00, Locks Changed \$127.23

Over 30 days, Over 60 days and Over 90 days delinquent - See attached Report

# Housing Authority of Springdale A/R AGING REPORT

1

Aging Effective Posting Date: 03/31/2019

Site	Bldg	Unit	Tenant Number/Name		Phone #	Move-In Date	Move-Out Date	Open Balances				Cumulative Balance	
			Group	Code				Description	Reference	Posting Date	0 - 30		31 - 60
.....	.....	042A	23093	AGUILAR, MARIA D	479-445-0715	06/30/2017							
42 Applegate Dr. Apt#A			MAINT	32	Furniture left on curb.	AR00037861	03/13/2019	15.00					15.00
Springdale AR 72764													
			Deposit: 100.00	Charge: 29.00	Credit: 14.00	OpenCr: 0.00	<= Totals =>	15.00	0.00	0.00	0.00		15.00
													Net Due ---->
													15.00
.....	.....	017A	23213	BROWN, KENNETH D	515-209-9255	08/11/2017							
17A APPLGATE			RENT	»RENT	RENT CHARGE	AC00055738	03/01/2019	104.77					104.77
SPRINGDALE AR 72764-													
			Deposit: 100.00	Charge: 109.00	Credit: 0.00	OpenCr: 0.00	<= Totals =>	104.77	0.00	0.00	0.00		104.77
													Net Due ---->
													104.77
.....	.....	039C	17801	CARR, RANDY L	479-966-0400	01/04/2006							
39 Applegate Dr. Apt#C			MAINT	32	Loveseat left on curb.	AR00037875	03/28/2019	15.00					15.00
SPRINGDALE AR 72764													
			Deposit: 50.00	Charge: 234.00	Credit: 224.00	OpenCr: 5.00	<= Totals =>	15.00	0.00	0.00	0.00		15.00
													Net Due ---->
													10.00
.....	.....	052A	22682	FERNANDEZ REYE, JAHAIRA	479-306-5564	10/31/2017							
52 Applegate Dr. Apt#A			MAINT	32	Mattresses left on curb.	AR00037871	03/26/2019	30.00					30.00
Springdale AR 72764													
			Deposit: 100.00	Charge: 532.00	Credit: 502.00	OpenCr: 0.00	<= Totals =>	30.00	0.00	0.00	0.00		30.00
													Net Due ---->
													30.00
.....	.....	042D	22553	GILES-MARTINEZ, MONICA	334-372-1236	05/05/2017							
42 Applegate Dr. Apt#D			MAINT	32	Furniture left on curb.	AR00037856	03/06/2019	15.00					15.00
Springdale AR 72764													
			Deposit: 100.00	Charge: 204.00	Credit: 190.00	OpenCr: 3.00	<= Totals =>	15.00	0.00	0.00	0.00		15.00
													Net Due ---->
													12.00
.....	.....	023D	23320	JACKLICK, DANNY	4793208958	01/16/2019							
23 Applegate Dr. Apt#D			MAINT	32	Remove items from curb.	AR00037872	03/27/2019	15.00					15.00
Springdale AR 72764-													
			Deposit: 100.00	Charge: 419.00	Credit: 454.00	OpenCr: 0.00	<= Totals =>	15.00	0.00	0.00	0.00		15.00
													Net Due ---->
													15.00
.....	.....	070A	11366	JATKO, ANGELA R	479-751-6221	01/05/1994							
70 Applegate Dr. Apt#A			MAINT	32	Desk removed frm curb.	AR00037854	03/04/2019	15.00					15.00
SPRINGDALE AR 72754													
			Deposit: 50.00	Charge: 146.00	Credit: 131.00	OpenCr: 0.00	<= Totals =>	15.00	0.00	0.00	0.00		15.00
													Net Due ---->
													15.00
.....	.....	044A	23428	JOHNSON, STEVE	479-715-1928	05/25/2018							
44 Applegate Dr. Apt#A			MAINT	12	Commode replacement	AR00037869	03/26/2019	100.00					100.00
Springdale AR 72764-													
			Deposit: 100.00	Charge: 167.00	Credit: 67.00	OpenCr: 0.00	<= Totals =>	100.00	0.00	0.00	0.00		100.00
													Net Due ---->
													100.00
.....	.....	024B	20703	LANGINBELIK, CATHLEEN	4792251836	09/29/2011							
24B APPLGATE			MAINT	12	Door locks changed	AR00037864	03/19/2019	80.00					80.00
SPRINGDALE AR 72764-			MAINT	12	After hours unlock door.	AR00037865	03/19/2019	30.00					110.00
			Deposit: 100.00	Charge: 216.00	Credit: 136.00	OpenCr: 32.77	<= Totals =>	110.00	0.00	0.00	0.00		110.00
													Net Due ---->
													77.23
.....	.....	006C	23097	MCCOOL, SHEILA	4793048465	09/04/2018							
6C APPLGATE			MAINT	12	Door locks changed	AR00037546	02/20/2019		50.00				50.00
SPRINGDALE AR 72754													

# Housing Authority of Springdale A/R AGING REPORT

1

Aging Effective Posting Date: 03/31/2019

Site	Bldg	Unit	Tenant Number/Name		Phone #	Move-In Date	Move-Out Date	Open Balances				Cumulative Balance
			Group	Code				Description	Reference	Posting Date	0 - 30	
			Deposit: 250.00	Charge: 74.00	Credit: 124.00	OpenCr: 0.00	<= Totals =>	0.00	50.00	0.00	0.00	50.00
<i>Net Due</i> —>												
			026B	22725	REYES RODRIGUE, OLGA I	479-599-9081	08/18/2018					
26 Applegate Dr. Apt#B SPRINGDALE AR 72764-			MAINT	32	Mattress left on curb.	AR00037548	02/20/2019	15.00				15.00
			Deposit: 100.00	Charge: 56.00	Credit: 56.00	OpenCr: 0.00	<= Totals =>	0.00	15.00	0.00	0.00	15.00
<i>Net Due</i> —>												
			036B	22871	SANY, MAYLEEN	479-347-5513	08/06/2018					
36 Applegate Dr. Apt#B SPRINGDALE AR 72764			MAINT	32	Mattress left on curb.	AR00037549	02/20/2019	11.00				11.00
			Deposit: 100.00	Charge: 371.00	Credit: 375.00	OpenCr: 0.00	<= Totals =>	0.00	11.00	0.00	0.00	11.00
<i>Net Due</i> —>												
<b>PHA: 1</b>			<b>Project: 01</b>		<b>Totals</b>							
			Deposit: 1,250.00	Charge: 2,557.00	Credit: 2,273.00	OpenCr: 40.77	<= Totals =>	419.77	76.00	0.00	0.00	495.77
<i>Net Due</i> —>												
			306	19517	ESCOBEDO, DORA	479-313-3964	07/01/2009					
306 E. Maple Ave. Springdale AR 72764			MAINT	32	Washer and dryer frm curb	AR00037868	03/19/2019	30.00				30.00
			Deposit: 100.00	Charge: 300.00	Credit: 270.00	OpenCr: 11.00	<= Totals =>	30.00	0.00	0.00	0.00	30.00
<i>Net Due</i> —>												
			726	21455	HOLLEMAN, BOBBI S	4793209326	08/23/2013					
726 Success Ave. Springdale AR 72764-			MISC	8	Insufficient Funds	AR00037859	03/11/2019	58.00				58.00
			Deposit: 700.00	Charge: 146.00	Credit: 88.00	OpenCr: 58.00	<= Totals =>	58.00	0.00	0.00	0.00	58.00
<i>Net Due</i> —>												
<b>PHA: 1</b>			<b>Project: 02</b>		<b>Totals</b>							
			Deposit: 800.00	Charge: 446.00	Credit: 358.00	OpenCr: 69.00	<= Totals =>	88.00	0.00	0.00	0.00	88.00
<i>Net Due</i> —>												
<b>PHA: 1</b>			<b>Totals</b>									
			Deposit: 2,050.00	Charge: 3,003.00	Credit: 2,631.00	OpenCr: 109.77	<= Totals =>	507.77	76.00	0.00	0.00	583.77
<i>Net Due</i> —>												
<b>Grand Totals:</b>			Deposit: 2,050.00	Charge: 3,003.00	Credit: 2,631.00	OpenCr: 109.77	<= Totals =>	507.77	76.00	0.00	0.00	583.77
<i>Net Due</i> —>												

**Financial Statement Summary & Narrative March 31, 2019 for April 24, 2019 Board Meeting**

**Public Housing**

Year to date total Operating receipts equals \$530,295 which is \$448.64 per unit per month. This report is for the 6th month of the Fiscal Year. Our Rental income at 3/1/2019 is \$282,267 and equals \$238.80 per unit per month.

We are 50% completed with the Fiscal Year.

	Earned with 50% of the year completed.	Spent with 50% of the year completed.	
Operating Income	\$530,295		51%
Operating Expenses		\$415,028	43%
<b>SPENT BY ACCOUNT GROUPING WITH 50% OF THE YEAR COMPLETED</b>			
Administrative		\$183,412	43%
Tenant Services		0	0%
Utilities Expense		\$28,427	45%
Maintenance & Operations		\$144,608	44%
Protective Services		\$2,311	23%
General Expense		\$58,269	51%

If you look at the budget as a whole 6 months into the fiscal budget year, we have earned \$115,267 more than we have spent.

**Section 8**

**Administrative Income** Total expenses for the program are \$41,628 and we have received \$39,465 in income. We have received \$2,162 less than we have spent. Budget amount \$77,233.

**Housing Assistance Payments Income** we have received \$330,189 and we have spent \$319,469. We have worked with HUD to complete a Two Year Projection Tool. We have been advised to take measures to remain steady. HUD reconciles the amount spent in Housing Assistance Payments verses the amount received through our VMS reports.

Month	# of Units Leased	HAP Payments Paid
October	123	\$54,118
November	119	\$55,225
December	122	\$52,682
January	121	\$53,247
February	120	\$52,523
March	120	\$53,274
April		
May		
June		
July		
August		
September		

March 31, 2019  
**INVESTMENTS ACCOUNTS**

Acct #		Public Housing	Acct #	Section 8		interest applied	HAP	*VMS	HUD DEP	Admin
GF	1-01-1111.11	XXXX402 FSB	8-01-1111.11	9XXXX643 Legacy		monthly	Oct	\$54,115.00	\$54,861.00	\$6,601.00
MM	1-01-1111.12	7XXXX361 Legacy								
MM	1-01-1162.32	3669 FSB	7-01-1162.1	8XXXX783 Centennial		monthly	Nov	\$55,452.00	\$55,593.00	\$6,582.00
CD	1-01-1162.34	159705 FSB/ 186995					Dec	\$52,682.00	\$55,593.00	\$6,582.00
				TBRA			Jan	\$53,247.00	\$54,452.00	\$6,582.00
				Deferred Credits			Feb	\$52,535.00	\$54,452.00	\$6,582.00
				FEMA			Mar	\$53,274.25	\$55,238.00	\$6,536.00
							Apr			
							May			
							June			
							July			
							August			
							Septemr			
								\$321,305.25	\$330,189.00	\$39,465.00
								* Voucher Management System		



Monthly Cash Balances January 2018 - March 2019

Public

Housing

Section 8

	1111.11	1111.12	1162.32	1162.34	TOTAL PH	1111.11	1162.1	TOTAL S8
Jan-18	349,388.94	484,457.35	20,361.09	118,846.00	973,053.38	272,723.00	43,415.26	316,138.26
Feb-18	378,173.99	484,587.42	20,370.46	118,846.00	1,001,977.87	274,871.00	43,415.26	318,286.26
Mar-18	399,206.24	484,823.08	20,379.84	118,846.00	1,023,255.16	271,909.03	43,415.26	315,324.29
Apr-18	413,576.79	485,125.93	20,389.56	118,846.00	1,037,938.28	274,209.74	43,415.26	317,625.00
May-18	452,554.26	485,125.93	20,389.56	118,846.00	1,076,915.75	274,305.84	43,415.26	317,721.10
Jun-18	441,206.45	485,727.54	20,410.68	118,846.00	1,066,190.67	249,994.96	43,415.26	293,410.22
Jul-18	486,098.70	486,068.21	20,421.75	118,846.00	1,111,434.66	247,604.08	43,415.26	291,019.34
Aug-18	453,779.79	486,481.04	20,443.55	118,846.00	1,079,550.38	246,787.64	43,415.26	290,202.90
Sep-18	414,921.63	486,854.23	20,442.90	119,023.91	1,041,242.67	247,849.30	43,758.68	291,607.98
Oct-18	396,339.70	487,335.75	20,452.65	119,023.91	1,023,152.01	248,666.51	43,758.68	292,425.19
Nov-18	409,492.65	487,776.35	20,463.41	119,023.91	1,036,756.32	246,044.59	43,758.68	289,803.27
Dec-18	433,577.29	488,251.43	20,473.17	119,023.91	1,061,325.80	249,434.06	43,758.68	293,192.74
31-Jan-19	455,638.21	488,728.98	20,483.60	119,023.91	1,083,874.70	253,203.50	43,758.68	296,962.18
28-Feb-19	482,067.78	489,178.88	20,494.37	119,023.91	1,110,764.94	256,181.28	43,758.68	299,939.96
31-Mar-19	506,247.58	489,645.28	20,503.80	119,023.91	1,135,420.57	256,158.85	43,758.68	299,917.53

SPRINGDALE HOUSING AUTHORITY  
Low Rent Financial Statement  
For Period Ending:3/31/2019

Housing Authority of Springdale  
**PHA & CFP Balance Sheet**

1

As of Date: 3/31/2019

**Assets**

**Current Assets**

General Fund	1	01	1111.11	0	506,247.58
Relcass Security Deposit Held	1	01	1111.11R	0	(20,085.00)
GENERAL FUND	1	01	1111.12	0	489,645.28
Reclass Security Deposit Held	1	01	1114.11R	0	20,085.00
Petty Cash	1	01	1117	0	100.00
Accounts Receivable - Tenants	1	01	1122	0	(2,526.81)
Allowance for Doubtful Accts - Tenants	1	01	1122.1	0	(6,043.28)
Tenant Formal Agreement	1	01	1122.11	0	4,922.00
Accounts Receivable - HUD 2017 CFP	1	01	1125.1ZR	0	240.00
Accounts Receivable - HUD 2018 CFP Grant	1	01	1125.1ZS	0	(818.00)
Intercompany Receivables S8V	1	01	1129.07	0	12,743.33
FSB MM #101343669	1	01	1162.32	0	20,503.80
FSB CD # 186995	1	01	1162.34	0	119,023.91
Prepaid Insurance	1	01	1211	0	49,944.70
Deferred Charges - Materials Inventory	1	01	1260	0	14,228.04
Allowance for Obsolete Inventories	1	01	1275	0	(711.00)
Accounts Receivable - Tenants	1	02	1122	0	(1,083.59)
Allowance for doubtful accounts-tenants	1	02	1122.1	0	(72.00)

**Total Current Assets**

**1,206,343.96**

**Fixed Assets**

Accumulated Depreciation	1	01	1400.5	4	(5,249,169.24)
Site Acquisition	1	01	1440	4	31,749.25
Site Improvement	1	01	1450	4	1,083,105.39
Dwelling Structures	1	01	1460	4	7,536,108.54
Dwelling Equipment - Nonexpendable	1	01	1465.1	4	65,248.22
Nondwelling Structures	1	01	1470	4	382,006.90
Office Furniture & Equipment	1	01	1475.1	4	125,402.45
Maintenance Equipment	1	01	1475.2	4	105,036.38
Community Space Equipment	1	01	1475.3	4	3,707.00
Automotive Equipment	1	01	1475.7	4	78,020.00
Contract Work in Process	1	01	1480	4	436,479.99
Accumulated Depreciation	1	02	1400.5	4	(773,206.49)
Site Acquisition	1	02	1440	4	37,803.38
Site Improvement	1	02	1450	4	140,341.18
Dwelling Structures	1	02	1460	4	702,790.86
Nondwelling Structures	1	02	1470	4	6,179.69
Rent/SD Clearing Account	1	01	1690.1	0	(10.00)
2017 Capital Fund Soft Cost	1	01	1400.ZR	0	(1,500.00)
2018 Capital Fund Grant Soft Costs	1	01	1400.ZS	0	(2,000.00)
CF-17 Operations	1	01	1406	ZR	1,500.00
CF-18 Operations	1	01	1406	ZS	2,000.00
CF-17 A & E Fees	1	01	1430	ZR	2,400.00
CF-18 A & E Fees	1	01	1430	ZS	17,100.00
CF - 2017 DWELLING STRUCTURES	1	01	1460	ZR	207,512.00

**Total Fixed Assets**

**4,938,605.50**

**Total Assets**

**6,144,949.46**

**Liabilities**

**Current Liabilities**

Tenant Security Deposits	1	01	2114	0	15,550.00
Police Officer Security Deposits	1	01	2114.1	0	200.00
Accrued Liabilities - PILOT FYE 9.30.18	1	01	2137.18	0	44,742.87
Accrued Liabilities - PILOT FYE 9.30.19	1	01	2137.19	0	24,594.96
Tenant Security Deposits	1	02	2114	0	3,750.00
Hospitalization Withheld	1	01	2117.4	0	693.27
Retirement Withheld	1	01	2117.5	0	507.75
Accrued Ccmp Absences - Short Term	1	01	2135.1	0	2,321.36
Accrued Ccmp Absences - Long Term	1	01	2135.2	0	20,892.22

**Total Current Liabilities**

**113,252.43**

**Total Liabilities**

**113,252.43**

Report Criteria PHA: 1 Project: '01','02'

Include Unapproved: False Include Zero Balance: False

Housing Authority of Springdale  
**PHA & CFP Balance Sheet**

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As of Date: 3/31/2019

**Owner's Equity**

**Owner's Equity**

Net Capital Assets	1	01	2701	0	4,565,382.38	
Net Capital Assets - CFP	1	01	2701.01	0	147,671.24	
Net Assets - Unrestricted	1	01	2841	0	933,485.04	
CF-17 Advances	1	01	99220	ZR	211,172.00	
CF-18 Advances	1	01	99220	ZS	19,918.00	
CF-17 Advances - Contra	1	01	99390	ZR	(211,172.00)	
CF-18 Advances - Contra	1	01	99390	ZS	(19,918.00)	
Net Capital Assets	1	02	2701	0	113,908.62	
Net Assets - Unrestricted	1	02	2841	0	76,641.41	
<b>Total Owner's Equity</b>						<b>5,837,088.69</b>
<b>Net Income (Loss)</b>						<b>194,608.34</b>
<b>Total Owner's Equity</b>						<b>6,031,697.03</b>
<b>Total Liabilities and Owner's Equity</b>						<b>6,144,949.46</b>

Housing Authority of Springdale  
PHA Only Budgeted Income Statement

U/M Month: 197 - U/M YTD: 1182 - U/M Year: 2364

Fiscal Year End Date: 9/30/2019		ACCOUNT	1 Month(s) Ended March 31, 2019	PUM	6 Month(s) Ended March 31, 2019	PUM	Budget	Budget P.U.M	Variance	
<b>Rental Income</b>										
1	01	3110	5	40,711.00	206.65	239,369.05	202.51	554,410.00	234.52	(315,040.95)
1	02	3110	5	6,996.00	35.51	42,898.00	36.29	0.00	0.00	42,898.00
<b>Total Rental Income</b>				<b>47,707.00</b>	<b>242.17</b>	<b>282,267.05</b>	<b>238.80</b>	<b>554,410.00</b>	<b>234.52</b>	<b>(272,142.95)</b>
<b>Other Income</b>										
1	01	3610	5	518.41	2.63	3,090.70	2.61	3,070.00	1.30	20.70
1	01	3690	5	395.00	2.01	4,595.12	3.89	5,050.00	2.14	(454.88)
1	01	3690.1	5	0.30	0.00	2,232.01	1.89	0.00	0.00	2,232.01
1	01	3690.2	5	544.00	2.76	3,264.00	2.76	6,530.00	2.76	(3,266.00)
1	01	3690.70	5	0.00	0.00	363.00	0.31	0.00	0.00	363.00
1	01	3690.99	5	2,000.00	10.15	2,000.00	1.69	0.00	0.00	2,000.00
1	02	3690	5	90.00	0.46	459.65	0.39	0.00	0.00	459.65
<b>Total Other Income</b>				<b>3,547.71</b>	<b>18.01</b>	<b>16,004.48</b>	<b>13.54</b>	<b>14,650.00</b>	<b>6.20</b>	<b>1,354.48</b>
<b>Other Receipts</b>										
1	01	8020	0	35,402.00	179.71	232,024.00	196.30	471,221.00	199.33	(239,197.00)
<b>Total Other Receipts</b>				<b>35,402.00</b>	<b>179.71</b>	<b>232,024.00</b>	<b>196.30</b>	<b>471,221.00</b>	<b>199.33</b>	<b>(239,197.00)</b>
<b>Total Revenue</b>				<b>86,656.71</b>	<b>439.88</b>	<b>530,295.53</b>	<b>448.64</b>	<b>1,040,281.00</b>	<b>440.05</b>	<b>(509,985.47)</b>
<b>Administrative Expense</b>										
1	01	4110	5	11,593.02	58.85	70,892.55	59.98	170,590.00	72.16	99,697.45
1	01	4130	5	680.00	3.45	702.50	0.59	3,000.00	1.27	2,297.50
1	01	4140	5	550.00	2.79	1,708.00	1.45	6,000.00	2.54	4,292.00
1	01	4150	5	0.00	0.00	1,126.00	0.95	11,600.00	4.91	10,474.00
1	01	4170	5	373.00	1.89	3,098.00	2.62	9,060.00	3.83	5,962.00
1	01	4171	5	6,200.00	31.47	6,200.00	5.25	6,000.00	2.54	(200.00)
1	01	4182	5	7,969.89	40.56	45,375.91	38.39	94,550.00	40.00	49,174.09
1	01	4182.5	5	1,580.75	8.02	7,765.67	6.57	0.00	0.00	(7,765.67)
1	01	4190	5	0.00	0.00	83.48	0.07	0.00	0.00	(83.48)
1	01	4190.08	5	0.00	0.00	455.30	0.39	4,500.00	1.90	4,044.70
1	01	4190.11	5	0.00	0.00	79.50	0.07	1,000.00	0.42	920.50
1	01	4190.12	5	0.00	0.00	465.00	0.39	2,000.00	0.85	1,535.00
1	01	4190.13	5	492.33	2.50	10,482.73	8.87	30,000.00	12.69	19,517.27
1	01	4190.17	5	373.84	1.90	2,554.54	2.16	14,300.00	6.05	11,745.46
1	01	4190.18	5	499.48	2.54	4,685.12	3.96	10,040.00	4.25	5,354.88
1	01	4190.19	5	4,184.81	21.24	27,738.31	23.47	68,000.00	28.76	40,261.69
<b>Total Administrative Expense</b>				<b>34,517.12</b>	<b>175.21</b>	<b>183,412.61</b>	<b>155.17</b>	<b>430,640.00</b>	<b>182.17</b>	<b>247,227.39</b>