

Nevada Rural Housing Authority FY20 Budget

Budget Category	Interagency						Grant Programs					Owned Properties					Grand Total	%	
	Housing Programs	Admin	Community Development Group	Property Management	Home at Last	Office Building	Weather-ization (Carson City & Clark County)	Service Coordinator Grant	(Supportive Living Arrangement Grant)	SPC (Shelter Plus Care Grant)	NHD (TBRA, EAP and Sec Dep Grants)	Pinion	Winnemucca Manor	Yerington Manor	NSP2 Homes	HUD \$1 Homes			
REVENUE:																			
Housing Assistance	9,934,200	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	9,934,200	56%
Tenant Rent & Assistance	-	-	-	-	-	-	-	-	-	-	-	241,908	130,368	308,378	53,628	9,000.00	-	743,282	4%
Interest Income	-	236,846	5,000	-	-	-	-	-	-	-	-	175	750	1,900	24	-	-	244,695	1%
HUD Admn Fee	1,144,920	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1,144,920	6%
Management Income / RTO	67,754	124,165	7,746	161,145	-	-	-	-	-	-	-	-	-	-	-	-	-	360,810	2%
Developer Fees	-	-	1,273,500	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1,273,500	7%
HAL DPA & MCC Income	-	-	-	-	1,453,992	-	-	-	-	-	-	-	-	-	-	-	-	1,453,992	8%
Other Income / Grants	42,373	3,635	10,000	-	-	-	1,794,850	83,130	209,423	152,549	281,885	4,700	1,500	2,400	-	-	-	2,586,444	15%
TOTAL REVENUE	\$ 11,189,246	\$ 364,646	\$ 1,296,246	\$ 161,145	\$ 1,453,992	\$ -	\$ 1,794,850	\$ 83,130	\$ 209,423	\$ 152,549	\$ 281,885	\$ 246,783	\$ 132,618	\$ 312,678	\$ 53,652	9,000.00	\$ 17,741,842	100%	
EXPENSES																			
Housing Asst Pmts	9,958,966	-	-	-	-	-	-	-	190,384	138,681	256,193	-	-	-	-	-	-	10,544,224	60%
Salaries & Benefits	822,903	1,147,872	442,877	125,070	487,626	-	331,029	69,013	-	-	-	13,500	13,475	18,600	-	-	-	3,471,966	20%
Admin Expense	193,178	382,125	92,032	65,704	221,384	6,963	196,118	14,117	19,038	13,868	25,692	45,125	36,870	74,746	7,429	1,015.52	1,395,405	0	
Maintenance Expense	2,312	6,517	1,170	191	2,931	23,544	1,276,851	-	-	-	-	60,850	31,350	92,595	22,570	1,350.00	1,522,232	9%	
Utility Expenses	44	61	9	3	930	19,920	2,878	-	-	-	-	37,600	19,077	51,625	2,244	285.00	134,676	1%	
Insurance & Prop Tax	25,546	5,959	2,326	-	3,465	3,000	7,000	-	-	-	-	8,602	7,960	12,150	2,780	472.22	79,260	0%	
Asset Mgmt Fee & RTO	-	-	-	-	-	-	-	-	-	-	-	7,500	7,500	16,850	18,000	-	49,850	0%	
Debt Service (Interest)	-	-	-	-	-	-	-	-	-	-	-	24,632	9,793	8,972	-	-	43,396	0%	
Depreciation & Amortization	9,384	16,636	12,775	458	24,106	42,252	-	-	-	-	-	53,045	26,965	132,384	17,863	3,913.28	339,780	2%	
TOTAL EXPENSE	\$ 11,012,334	\$ 1,559,170	\$ 551,190	\$ 191,425	\$ 740,442	\$ 95,679	\$ 1,813,876	\$ 83,130	\$ 209,423	\$ 152,549	\$ 281,885	\$ 250,853	\$ 152,990	\$ 407,922	\$ 70,887	7,036.02	\$ 17,580,789	100%	
SURPLUS (DEFICIT)	\$ 176,912	\$ (1,194,524)	\$ 745,056	\$ (30,280)	\$ 713,550	\$ (95,679)	\$ (19,026)	\$ -	\$ -	\$ -	\$ -	\$ (4,070)	\$ (20,372)	\$ (95,244)	\$ (17,235)	\$ 1,964	\$ 161,053		
Internal Management Fee	\$(355,837)	\$ 1,227,924	\$(383,027)	\$(58,920)	\$(430,140)	\$ -	\$ -										\$ 0		
Office Building Allocation	\$(32,835)	\$(33,400)	\$(15,798)	\$(2,043)	\$(10,432)	\$ 95,679	\$(1,172)										\$(0)		
NET SURPLUS (DEFICIT)	\$ (211,760)	\$ (0)	\$ 346,231	\$ (91,243)	\$ 272,978	\$ -	\$ (20,197)	\$ -	\$ -	\$ -	\$ -	\$ (4,070)	\$ (20,372)	\$ (95,244)	\$ (17,235)	\$ 1,964	\$ 161,053		
Add Depreciation & Amort	\$ 9,384	\$ 16,636	\$ 12,775	\$ 458	\$ 24,106	\$ 42,252	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 53,045	\$ 26,965	\$ 132,384	\$ 17,863	\$ 3,913	\$ 339,780		
Net Income less Dep & Amort	\$ 186,296	\$ (1,177,888)	\$ 757,831	\$ (29,823)	\$ 737,656	\$ (53,427)	\$ (19,026)	\$ -	\$ -	\$ -	\$ -	\$ 48,974	\$ 6,593	\$ 37,140	\$ 629	\$ 5,877	\$ 500,833		
FY19 Forecast	\$ (452,147)	\$ 165,713	\$ 366,428	\$ (27,959)	\$ 73,601	\$ -	\$ (787)	\$ (1)	\$ -	\$ -	\$ (70)	\$ (13,950)	\$ (23,698)	\$ (96,719)	\$ (32,716)	\$ (1,444)	\$ (43,751)		
Forecast Variance to Budget	\$ 240,387	\$ (165,713)	\$ (20,196)	\$ (63,284)	\$ 199,378	\$ -	\$ (19,411)	\$ 1	\$ -	\$ -	\$ 70	\$ 9,880	\$ 3,327	\$ 1,475	\$ 15,481	\$ 3,408	\$ 204,804		

Increase cash reserves by 10% over reserves held on 6/30/19

Budgeted Capital Assets:

- \$63k Office Building Roof
- \$20k HCV cubicles
- \$8k Audio Visual Conference Hardware