

February 14, 2022

**COMMISSIONERS:** Richard Laferte, Chair      Awa Conteh, Vice Chair  
Paul Chaiken      Christal Curtis  
Leah Gulliver      Katelyn Michaud

Notice is hereby given that the Annual Meeting of the Board of Commissioners of the Housing Authority City of Bangor will be held on **Wednesday, February 16<sup>th</sup> at 12:00 PM** at 161 Davis Road in the Board Room.

**The purpose of this meeting is to discuss the following:**

1. Welcome and Approval of Minutes
2. Management Report
3. Financial Report
4. Department Head Updates
5. Old Business
  - a. Davis Road Senior Housing
6. New Business
7. Open Forum
8. Adjourn

January 19<sup>th</sup>, 2022

**REGULAR MEETING,**

Present: Commissioner Laferte, Commissioner Chaiken, Commissioner Gulliver

By Remote: Commissioner Curtis, Commissioner Michaud and Commissioner Conteh.

Also, by Remote: Executive Director, Mike Myatt, General Counsel, Joe Bethony, Director of Finance Eric MacDonald, Director of Construction & Asset Management Bob Rhodes, Director of Maintenance, Jim Brochu, Director of Property Management, Melissa Rhodes, director of Housing Choice Voucher, Donna Peirce, Director of Resident Services, Elizabeth Marsh, Property Management Assistant, Alexis Dunham and Administration Manager, Angie McCluskey.

Absent: Commissioner Boothby

**1. Welcome** - Commissioner Curtis welcomed everyone to the meeting.

**2. Review of Minutes-** Commissioner Conteh moved to approve minutes as presented.

Commissioner Gulliver seconded the motion. Vote by roll call: Commissioner. Laferte, yes.

Commissioner. Chaiken, yes. Commissioner. Curtis, yes. Commissioner. Michaud, yes. Absent from the vote: Commissioner. Boothby

**3. Selection of 2022 of Officers -**

Commissioner Conteh nominated Commissioner Laferte as Chair. Commissioner Chaiken seconded the motion. Vote by roll call: Commissioner. Conteh, yes. Commissioner. Chaiken, yes. Commissioner. Curtis, yes. Commissioner. Michaud, yes, Commissioner Gulliver, yes. Absent: Commissioner Boothby.

Commissioner Chaiken nominated Commissioner Conteh as Vice Chair. Commissioner Laferte seconded the motion. Vote by roll call: Commissioner. Conteh, yes. Commissioner. Chaiken, yes. Commissioner. Curtis, yes. Commissioner. Michaud, yes, Commissioner Gulliver, yes. Absent: Commissioner Boothby.

**Subcommittee Appointments –**

Finance committee- Commissioner Michaud and Commissioner Gulliver

Human Resources committee- Commissioner Michaud and Commissioner Curtis

Discussion was had in regards to selecting a representative from Bangor Housing to serve on the board of The Boys and Girls Club. Unsure if this was still needed where there is now a separation agreement between Bangor Housing and The Boys and Girls Clubs. Joseph Bethony did reference The Boys and Girls Club bi-laws, dated 10/01/2014, that state the requirement of a member of Bangor Housing to be on their board. Mike Myatt did express the need for full

commitment from this person should they be selected to serve on this board. Commissioner Laferte said that he would discuss this with Catherine Myatt, Director of The Boys and Girls Club. Selection has been tabled at this time.

#### **4. Committee Reports-**

**a. Finance Committee/Finance Report**– Eric Macdonald gave a brief overview of current activities within the finance department. Finance committee met and reviewed/approved the 2022 budget. Payables are down and COCC is down to zero. Finance department is preparing for an upcoming audit for fiscal year 2021.

#### **5. Department Head Updates -**

**a. Director of Maintenance, Jim Brochu** – Jim reported that 4,096 work orders were completed from February 2021 – end of December 2021. Year end inventory came out well. PHA Web software is very helpful in tracking their work but they are having to adjust some areas of the software. All multi-gas detectors have been installed.

**b. General Counsel, Joe Bethony**- Joe gave an update on the OSHA/COVID mandate. Supreme court decision means that we do not need to mandate vaccines/masks at this time. Joe also gave a brief over view of our current online security systems with PHAWeb, cloud-based storage; we are secure but still in need of other actions that could be taken such as multi-factor authentication (MFA) and cyber policies that will protect us. PHAWeb has recently updated their software and now have MFA requirements for login.

**c. Director of Property Management, Melissa Rhodes**- New Tenant Portal is working great. This new resource will keep mailing costs down as there are many different actions tenants can complete online. We are encouraging tenants to use e-check payment online versus credit card payment as the fees for using a credit card are substantially higher than using an e-check. There is currently an uptick in COVID cases in our communities but most significantly within our elderly population. We are doing all that we can to continue to offer support to all of our residents.

**e. Housing Choice Voucher Program, Donna Peirce**-Currently we have 423 vouchers issued; 47 at Autumn Park West and 16 port-ins. 1099 forms are complete and have been sent to the IRS and landlords. PHA Web landlord portal is open and landlords now have access to payments received, 1099 forms and the ability update any financial information needed. We have issued all emergency vouchers but barriers are still very present when these holders are trying to lease up.

- f. Resident Services, Elizabeth Marsh** – Family Self-sufficiency Program was recently awarded \$82,000 from HUD. All programs under Resident Services are still working on all programs and continue to adapt as the world changes and cases increase. All team members are currently working remote again.
- g. Director of Construction & Asset Management Bob Rhodes** – Bob discussed capital funds, RAD conversion replacement numbers, 2022 capital fund program funding; no general activity at this time and cannot do anything until Spring 2022.
- h. Executive Director, Mike Myatt** –Versant power has increased their services charges by 89% which has prompted the need to look into other resources. Community solar panels is one option and would give a 5% credit on the total cost and lower the cost compared to Versant.
- 5. Old Business**-The Davis Road project is continuing to move forward. Expected ground breaking will be April 2022. Maine Housing has given most of the cost for this project.
- Office renovations – currently in the phase of cost and if the funds are available.
- 6. New Business**- When someone comes back from a conference, they should share what they have learned.
- 7. Open Forum**-None
- 8. Meeting Adjourned**- Commissioner. Chaiken made a motion to adjourn the meeting. Commissioner. Gulliver seconded the motion. All were in favor.

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Michael W. Myatt, Secretary

# Executive Director's Report – February 2022

## Public Housing

<u>Project Name</u>	<u>Current Occupancy</u>	<u>Year to Date Occupancy</u>
Capehart	99%	98%
Griffin Park	94%	93%
Birch Circle	100%	100%
Nason Park	96%	97%

## Managed Properties

<u>Project Name</u>	<u>Current Occupancy</u>	<u>Year to Date Occupancy</u>
Autumn Park	96%	96%
Crestwood	100%	100%
Greenfield	98%	98%
The Lofts	100%	100%
Griffin Square	92%	92%
Ohio Street	100%	100%

**Charles Boothby:** As many of you may know, Charlie passed away last month. The City is advertising for a new member which I would anticipate happening this spring. Charlie devoted many years to our organization and we are forever thankful for his service.

**Splash Pad:** We were recently notified that NAHRO has given us a national Award of Excellence for the creation of our Splash Pad and Playground. They will formally announce in March and we'll be able to spread the word at that time.

**Insurance Renewal:** Clark Insurance has begun the process of pricing our property and general liability policies for our April renewal. We will seek pricing from Housing Authority Insurance Group as well as Philadelphia Insurance.

**Solar Power:** We have signed contracts with Ampion to sign on to a local solar farm to begin receiving credits on our Versant bill. We anticipate beginning to receive credits late summer.

Department Head updates will be provided at the meeting, if time permits.

**AMP 1 Summary**

Line Item:

A: Utilities: Current month is correct; budget is based on previous year by months. Variance is due to the very cold weather we have been having.

**AMP 4 Summary**

Line Item:

Nothing to report on as all variances are under \$15,000.00.

**HCV Summary**

Line Item:

B: HAP Paid to LL: Actuals are less than budgeted amount due to a number of people leaving the program and due to Covid waivers expiring.

**Mod Rehab Summary**

Line Item:

Nothing to report on as all variances are under \$15,000.00.

**Local Programs**

Line Item:

Nothing to report on as all variances are under \$15,000.00.

**COCC Summary**

Line Item:

C: Work Orders: Due to budgeting more maintenance positions than we currently have.

**Bangor Housing Authority**  
**Operating Statement**  
**One Month Ending 01/31/2022**  
**Program: Public Housing - AMP 1      Project: Consolidated**

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
Rental Income	207,602.71	209,474.50	(1,871.79)	207,602.71	209,474.50	(1,871.79)	2,513,694.00	(2,306,091.29)
Operating	307,216.07	312,850.58	(5,634.51)	307,216.07	312,850.58	(5,634.51)	3,754,207.00	(3,446,990.93)
<b>TOTAL INCOME</b>	<b>514,818.78</b>	<b>522,325.08</b>	<b>(7,506.30)</b>	<b>514,818.78</b>	<b>522,325.08</b>	<b>(7,506.30)</b>	<b>6,267,901.00</b>	<b>(5,753,082.22)</b>
<b>EXPENSES</b>								
FSS/Families Forward	1,157.64	0.00	(1,157.64)	1,157.64	0.00	(1,157.64)	0.00	(1,157.64)
Operation/Office Expense	12,604.17	21,968.17	9,364.00	12,604.17	21,968.17	9,364.00	263,618.00	251,013.83
Admin Salaries/Benefits	95,239.61	87,520.49	(7,719.12)	95,239.61	87,520.49	(7,719.12)	1,050,246.00	955,006.39
Mgmt Fees	46,295.00	43,414.00	(2,881.00)	46,295.00	43,414.00	(2,881.00)	520,968.00	474,673.00
Asset Mgmt Fee	0.00	5,150.00	5,150.00	0.00	5,150.00	5,150.00	61,800.00	61,800.00
Legal	799.42	250.00	(549.42)	799.42	250.00	(549.42)	3,000.00	2,200.58
Bookkeeping/Fee Account Fee	3,750.00	3,676.33	(73.67)	3,750.00	3,676.33	(73.67)	44,116.00	40,366.00
Bad Debts/Credit/Bank Charges	298.57	4,515.50	4,216.93	298.57	4,515.50	4,216.93	54,186.00	53,887.43
Resident Services	50,636.26	49,803.25	(833.01)	50,636.26	49,803.25	(833.01)	597,639.00	547,002.74
Travel & Training	2,549.75	3,916.67	1,366.92	2,549.75	3,916.67	1,366.92	47,000.00	44,450.25
Work Orders - Maint	149,843.39	141,397.75	(8,445.64)	149,843.39	141,397.75	(8,445.64)	1,661,743.00	1,511,899.61
Utilities	185,873.92	136,431.83	(49,442.09)	185,873.92	136,431.83	(49,442.09)	1,332,954.00	1,147,080.08
Pilot	0.00	11,148.50	11,148.50	0.00	11,148.50	11,148.50	133,782.00	133,782.00
Insurance	23,609.30	25,528.99	1,919.69	23,609.30	25,528.99	1,919.69	306,348.00	282,738.70
FSS-Escrow Deposits	16,006.00	13,906.58	(2,099.42)	16,006.00	13,906.58	(2,099.42)	166,879.00	150,873.00
EPC Principal/Interest	10,888.22	11,132.00	243.78	10,888.22	11,132.00	243.78	133,584.00	122,695.78
Equipment /EPC Conslt Fee	0.00	11,250.00	11,250.00	0.00	11,250.00	11,250.00	135,000.00	135,000.00
<b>TOTAL EXPENSES</b>	<b>599,551.25</b>	<b>571,010.06</b>	<b>(28,541.19)</b>	<b>599,551.25</b>	<b>571,010.06</b>	<b>(28,541.19)</b>	<b>6,512,863.00</b>	<b>5,913,311.75</b>
<b>SURPLUS</b>	<b>(84,732.47)</b>	<b>(48,684.98)</b>	<b>36,047.49</b>	<b>(84,732.47)</b>	<b>(48,684.98)</b>	<b>36,047.49</b>	<b>(244,962.00)</b>	<b>(160,229.53)</b>

A

**Bangor Housing Authority**  
**Operating Statement**  
**One Month Ending 01/31/2022**  
**Program: Public Housing - AMP 4      Project: Consolidated**

	<b>Period Amount</b>	<b>Period Budget</b>	<b>Period Variance</b>	<b>YTD Amount</b>	<b>YTD Budget</b>	<b>YTD Variance</b>	<b>Annual Budget</b>	<b>Remaining Budget</b>
<b>INCOME</b>								
Rental Income	18,120.44	16,924.00	1,196.44	18,120.44	16,924.00	1,196.44	203,088.00	(184,967.56)
Operating	15,634.28	17,188.76	(1,554.48)	15,634.28	17,188.76	(1,554.48)	206,265.00	(190,630.72)
<b>TOTAL INCOME</b>	<b>33,754.72</b>	<b>34,112.76</b>	<b>(358.04)</b>	<b>33,754.72</b>	<b>34,112.76</b>	<b>(358.04)</b>	<b>409,353.00</b>	<b>(375,598.28)</b>
<b>EXPENSES</b>								
Operation/Office Expense	1,778.96	1,236.50	(542.46)	1,778.96	1,236.50	(542.46)	14,838.00	13,059.04
Admin Salaries/ Benefits	5,735.21	5,489.68	(245.53)	5,735.21	5,489.68	(245.53)	65,876.00	60,140.79
Mgmt Fees	4,517.31	4,207.08	(310.23)	4,517.31	4,207.08	(310.23)	50,485.00	45,967.69
Asset Mgmt Fee	0.00	500.00	500.00	0.00	500.00	500.00	6,000.00	6,000.00
Bookkeeping/Fee Accounting	367.50	356.25	(11.25)	367.50	356.25	(11.25)	4,275.00	3,907.50
Bad Debts/Credit/Bank Charges	12.33	338.50	326.17	12.33	338.50	326.17	4,062.00	4,049.67
Resident Services	267.20	0.00	(267.20)	267.20	0.00	(267.20)	0.00	(267.20)
Travel Training	0.00	25.00	25.00	0.00	25.00	25.00	300.00	300.00
Work Orders - Maint	8,731.15	9,420.34	689.19	8,731.15	9,420.34	689.19	113,044.00	104,312.85
Utilities	12,220.43	5,892.24	(6,328.19)	12,220.43	5,892.24	(6,328.19)	70,707.00	58,486.57
Pilot	0.00	1,129.33	1,129.33	0.00	1,129.33	1,129.33	13,552.00	13,552.00
Insurance	1,268.65	1,332.50	63.85	1,268.65	1,332.50	63.85	15,990.00	14,721.35
EPC Principle/Interest	1,428.25	1,518.00	89.75	1,428.25	1,518.00	89.75	18,216.00	16,787.75
<b>TOTAL EXPENSES</b>	<b>36,326.99</b>	<b>31,445.42</b>	<b>(4,881.57)</b>	<b>36,326.99</b>	<b>31,445.42</b>	<b>(4,881.57)</b>	<b>377,345.00</b>	<b>341,018.01</b>
<b>SURPLUS</b>	<b>(2,572.27)</b>	<b>2,667.34</b>	<b>5,239.61</b>	<b>(2,572.27)</b>	<b>2,667.34</b>	<b>5,239.61</b>	<b>32,008.00</b>	<b>34,580.27</b>



**Bangor Housing Authority**  
**Operating Statement**  
**One Month Ending 01/31/2022**  
**Program: S8 Vouchers      Project: Consolidated**

	<b>Period Amount</b>	<b>Period Budget</b>	<b>Period Variance</b>	<b>YTD Amount</b>	<b>YTD Budget</b>	<b>YTD Variance</b>	<b>Annual Budget</b>	<b>Remaining Budget</b>
<b>INCOME</b>								
Oper Sub -HAP	226,956.00	240,885.50	(13,929.50)	226,956.00	240,885.50	(13,929.50)	2,890,626.00	(2,663,670.00)
Oper Sub - Admin Fees	29,912.00	29,483.92	428.08	29,912.00	29,483.92	428.08	353,807.00	(323,895.00)
Int Earned on UNA	38.86	50.00	(11.14)	38.86	50.00	(11.14)	600.00	(561.14)
Oper Sub - FSS	0.00	626.92	(626.92)	0.00	626.92	(626.92)	7,523.00	(7,523.00)
Adm Ports- Portables	941.54	455.92	485.62	941.54	455.92	485.62	5,471.00	(4,529.46)
Collection	0.00	208.33	(208.33)	0.00	208.33	(208.33)	2,500.00	(2,500.00)
<b>TOTAL INCOME</b>	<b>257,848.40</b>	<b>271,710.59</b>	<b>(13,862.19)</b>	<b>257,848.40</b>	<b>271,710.59</b>	<b>(13,862.19)</b>	<b>3,260,527.00</b>	<b>(3,002,678.60)</b>
<b>EXPENSES</b>								
Operation/Office Expense	5,243.74	2,483.42	(2,760.32)	5,243.74	2,483.42	(2,760.32)	29,801.00	24,557.26
Admin Salaries/Benefits	16,881.75	18,977.17	2,095.42	16,881.75	18,977.17	2,095.42	227,726.00	210,844.25
Mgmt/Bookkeeping Fees	8,073.00	8,151.00	78.00	8,073.00	8,151.00	78.00	97,812.00	89,739.00
Legal	0.00	125.00	125.00	0.00	125.00	125.00	1,500.00	1,500.00
Travel & Training	34.27	333.33	299.06	34.27	333.33	299.06	4,000.00	3,965.73
Work Orders	195.00	1,299.83	1,104.83	195.00	1,299.83	1,104.83	15,598.00	15,403.00
Insurance	613.15	767.33	154.18	613.15	767.33	154.18	9,208.00	8,594.85
HAP Paid to Land Lords	211,866.00	240,885.50	29,019.50	211,866.00	240,885.50	29,019.50	2,890,626.00	2,678,760.00
HAP Escrow FSS	505.00	0.00	(505.00)	505.00	0.00	(505.00)	0.00	(505.00)
Port Out HAP Expenses	1,943.00	0.00	(1,943.00)	1,943.00	0.00	(1,943.00)	0.00	(1,943.00)
Port In HAP Expense	(1,634.00)	0.00	1,634.00	(1,634.00)	0.00	1,634.00	0.00	1,634.00
HAP Admin Fees	149.58	0.00	(149.58)	149.58	0.00	(149.58)	0.00	(149.58)
<b>TOTAL EXPENSES</b>	<b>243,870.49</b>	<b>273,022.58</b>	<b>29,152.09</b>	<b>243,870.49</b>	<b>273,022.58</b>	<b>29,152.09</b>	<b>3,276,271.00</b>	<b>3,032,400.51</b>
<b>SURPLUS</b>	<b>13,977.91</b>	<b>(1,311.99)</b>	<b>(15,289.90)</b>	<b>13,977.91</b>	<b>(1,311.99)</b>	<b>(15,289.90)</b>	<b>(15,744.00)</b>	<b>(29,721.91)</b>

B

**Bangor Housing Authority**

**Operating Statement**

**One Month Ending 01/31/2022**

**Program: Local Programs      Project: Consolidated**

	<b>Period Amount</b>	<b>Period Budget</b>	<b>Period Variance</b>	<b>YTD Amount</b>	<b>YTD Budget</b>	<b>YTD Variance</b>	<b>Annual Budget</b>	<b>Remaining Budget</b>
<b>INCOME</b>								
Mgmt Fees	36,806.60	40,149.59	(3,342.99)	36,806.60	40,149.59	(3,342.99)	481,795.00	(444,988.40)
<b>TOTAL INCOME</b>	<b>36,806.60</b>	<b>40,149.59</b>	<b>(3,342.99)</b>	<b>36,806.60</b>	<b>40,149.59</b>	<b>(3,342.99)</b>	<b>481,795.00</b>	<b>(444,988.40)</b>
<b>EXPENSES</b>								
Operation/Office Expense	768.34	393.00	(375.34)	768.34	393.00	(375.34)	4,716.00	3,947.66
6190.101 LPIP - Tenant Security Deposits	1,400.00	0.00	(1,400.00)	1,400.00	0.00	(1,400.00)	0.00	(1,400.00)
6190.102 LPIP - Landlord Incentive Fees	5,250.00	0.00	(5,250.00)	5,250.00	0.00	(5,250.00)	0.00	(5,250.00)
Admin Salaries/ Benefits	12,316.06	22,349.99	10,033.93	12,316.06	22,349.99	10,033.93	268,200.00	255,883.94
Mgmt/Book/Fee Acct Fees	17,260.96	13,509.01	(3,751.95)	17,260.96	13,509.01	(3,751.95)	162,108.00	144,847.04
Travel & Training	0.00	20.83	20.83	0.00	20.83	20.83	250.00	250.00
Insurance	328.00	361.66	33.66	328.00	361.66	33.66	4,340.00	4,012.00
<b>TOTAL EXPENSES</b>	<b>37,323.36</b>	<b>36,634.49</b>	<b>(688.87)</b>	<b>37,323.36</b>	<b>36,634.49</b>	<b>(688.87)</b>	<b>439,614.00</b>	<b>402,290.64</b>
<b>SURPLUS</b>	<b>(516.76)</b>	<b>3,515.10</b>	<b>(4,031.86)</b>	<b>(516.76)</b>	<b>3,515.10</b>	<b>(4,031.86)</b>	<b>42,181.00</b>	<b>(42,697.76)</b>

**Bangor Housing Authority**  
**Operating Statement**  
**One Month Ending 01/31/2022**  
**Program: COCC      Project: Consolidated**

	<b>Period Amount</b>	<b>Period Budget</b>	<b>Period Variance</b>	<b>YTD Amount</b>	<b>YTD Budget</b>	<b>YTD Variance</b>	<b>Annual Budget</b>	<b>Remaining Budget</b>
<b>INCOME</b>								
Asset/Mgmt/Book Fees	75,271.56	72,068.58	3,202.98	75,271.56	72,068.58	3,202.98	1,090,157.00	(1,014,885.44)
Fee for Service -Labor WO's	127,588.75	132,824.17	(5,235.42)	127,588.75	132,824.17	(5,235.42)	1,593,890.00	(1,466,301.25)
Misc	3,977.50	0.00	3,977.50	3,977.50	0.00	3,977.50	0.00	3,977.50
<b>TOTAL INCOME</b>	<b>206,837.81</b>	<b>204,892.75</b>	<b>1,945.06</b>	<b>206,837.81</b>	<b>204,892.75</b>	<b>1,945.06</b>	<b>2,684,047.00</b>	<b>(2,477,209.19)</b>
<b>EXPENSES</b>								
Operation/Office Expense	11,223.56	8,634.84	(2,588.72)	11,223.56	8,634.84	(2,588.72)	103,618.00	92,394.44
Admin/Maint Benefits	74,630.45	68,791.42	(5,839.03)	74,630.45	68,791.42	(5,839.03)	825,523.00	750,892.55
Legal	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00	2,500.00
Travel & Training	1,570.70	3,333.33	1,762.63	1,570.70	3,333.33	1,762.63	40,000.00	38,429.30
Work Orders -Maint	74,338.62	91,330.15	16,991.53	74,338.62	91,330.15	16,991.53	1,095,962.00	1,021,623.38
Utilities	10,555.56	2,708.34	(7,847.22)	10,555.56	2,708.34	(7,847.22)	32,500.00	21,944.44
Insurance	6,724.98	7,417.00	692.02	6,724.98	7,417.00	692.02	89,004.00	82,279.02
Mortgage Principal/Interest	902.12	1,916.67	1,014.55	902.12	1,916.67	1,014.55	23,000.00	22,097.88
<b>TOTAL EXPENSES</b>	<b>179,945.99</b>	<b>184,340.08</b>	<b>4,394.09</b>	<b>179,945.99</b>	<b>184,340.08</b>	<b>4,394.09</b>	<b>2,212,107.00</b>	<b>2,032,161.01</b>
<b>SURPLUS</b>	<b>26,891.82</b>	<b>20,552.67</b>	<b>6,339.15</b>	<b>26,891.82</b>	<b>20,552.67</b>	<b>6,339.15</b>	<b>471,940.00</b>	<b>(445,048.18)</b>

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**BANGOR HOUSING AUTHORITY**

	Actual / Projected Units	HUD Funding 2022	HAP Actual/ Projected 2022	Monthly Under/(over) Funded	Cummulative Under/(over) Funded	PUC	HAP Equity Account
Jan-22	401	\$226,956.00	\$ 213,744.00	\$13,212.00	\$13,212.00	\$533.03	\$68,767.15
Feb-22	0	\$0.00	\$ -	\$ -	\$13,212.00	#DIV/0!	\$81,979.15
Mar-22	0	\$0.00	\$ -	\$ -	\$13,212.00	#DIV/0!	\$81,979.15
Apr-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
May-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Jun-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Jul-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Aug-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Sep-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Oct-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Nov-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
Dec-22	0	\$0.00	\$ -	\$0.00	\$13,212.00	#DIV/0!	\$81,979.15
	<u>401</u>	<u>\$226,956.00</u>	<u>\$ 213,744.00</u>	<u>\$13,212.00</u>			

\* Before interest income and Fraud Recovery

Baseline Units 440

Over/Under Leases -39

HAP To Date	<u>\$ 213,744.00</u>	Current PUC	<u>\$533.03</u>
Beginning NRA Balance	\$54,574.00	<b>Utilization</b>	
Cummulative Under(over) Funding	\$13,212.00	Dollars	94.18%
Half of Fraud/Interest		Units	91.14%
End of Month NRA	<u>\$67,786.00</u>		
HUD Retained HAP	<u>\$ (849.00)</u>		
Total HAP Reserves	<u>\$ 66,937.00</u>		
Hud Held Reserve 12/31/2021	\$ -		
2021 Funding	\$ 2,635,404.00		
2021 HUD Disbursed	<u>(\$2,636,253.00)</u>		
2021 Ending Huld Held Reserves	<u>\$ (849.00)</u>		
2022 Funding	\$226,956.00		
2022 HUD Disbursed	<u>\$ (213,744.00)</u>		
2022 Ending Huld Held Reserves	<u>\$ 13,212.00</u>		
Remianing 2022 Funding	<u>\$2,496,516.00</u>		
Amount per month	<u>\$ 226,956.00</u>		