

**CITY OF NEW BRAUNFELS HOUSING AUTHORITY
BOARD of COMMISSIONERS**

Cinderella Brown Sara Dixon Sharon Samples Barry Williams Christopher Willis

nbha

THE CITY OF NEW BRAUNFELS HOUSING AUTHORITY



**NBHA REGULAR BOARD MEETING
300 Laurel Lane – Community Room
New Braunfels, TX 78130**

July 12, 2021

**CITY OF NEW BRAUNFELS HOUSING AUTHORITY
BOARD of COMMISSIONERS**

Cinderella Brown Sara Dixon Sharon Samples Barry Williams Christopher Willis

**Community Center
300 Laurel Lane
New Braunfels, Texas 78130
Monday July 12, 2021 @ 4:00 pm**

REGULAR MEETING NOTICE

AGENDA

A. CALL TO ORDER

B. ROLL CALL

C. CITIZENS' COMMUNICATION

This time is for citizens to address the Board on issues and items of concern. Pursuant to the Texas Open Meetings Act, there will be no Board discussion or action on items not on the agenda. Each citizen will be given five (5) minutes to speak.

D. AGENDA

1. Consideration and approval of a RESOLUTION APPROVING the SELECTION OF STRATEGIC PLANNING CONSULTANT FIRM, AND OTHER MATTERS IN CONNECTION THEREWITH.

2. Executive Director Report

- Operations update
- Facility Update
- Payables Report
- YTD Budget Report

3. EXECUTIVE SESSION –Closed Session¹

- a. Tex. Loc. Gov't Code Section 551.071—Consultation with attorney regarding Instrumentality – New Braunfels Community Resource Center.

4. RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.

E. ADJOURNMENT

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the bulletin board at New Braunfels City Hall on _____ at _____.

Caitlin Krobot, City Secretary

¹ Note: Whenever the Texas Open Meetings Act (Section 551.001 et seq. of the Texas Government Code) provides for a closed meeting in matters concerning legal advice, real estate, contracts, personnel matters, or security issues, the Board may find a closed meeting to be necessary. For convenience of the citizens interested in an item preceded by an asterisk, notice is given that a closed meeting is contemplated. However, the Board reserves the right to go into a closed meeting on any other item, whether it has an asterisk, when the Board determines there is a need for a closed meeting and it is permitted by law.

Pursuant to 30.06, Penal Code, (trespass by holder license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun. Pursuant to 30.07, Penal Code, (trespass by holder license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.

Board of Commissioners Agenda Item Report

July 21, 2021

Agenda Item No. D. 1.

Presenter/Contact

Michael Lloyd, Housng Program Mgr.
830.625.6909 – mlloyd@nbhatx.us

SUBJECT:

Consideration and approval of a RESOLUTION APPROVING the SELECTION OF STRATEGIC PLANNING CONSULTANT FIRM, AND OTHER MATTERS IN CONNECTION THEREWITH.

BACKGROUND/RATIONALE:

NBHA issued and Request for Proposals for Strategic Planning Consultants (RFP #: 050121-0001, attached), May 1, 2021. NBHA received two responses to the RFP:

- EJP (“EJP”) Consulting Group, LLC located in Washington DC. EJP, a privately held coporation, is comprised of eight experienced staff with extensive knowledge of the public housing and affordable housing industry, portfolio repositioning and strategic planning...
- The Organizational Ledership Edge (“TOLE”) located in Valley, NE. TOLE, a sole proprietorship. The principal Stan Quy, a form thirty six (36) year HUD employee focuses on strategic planning and affordable housing issues.

Each respondent was ranked utilizing the evaluation criteria in the RFP document. The following evaluation scoring was achieved:

| Weight | CRITERION DESCRIPTION | TOLE | | ML | | IL | | IC | |
|--------|-----------------------------------|-------|--------|-------|--------|-------|--------|-------|--------|
| | | Score | Points | Score | Points | Score | Points | Score | Points |
| 20% | Relevant Experience & Performance | 3 | 12 | 4 | 16 | 4 | 16 | 4 | 16 |
| 5% | Financial | 4 | 4 | 4 | 4 | 4 | 4 | 5 | 5 |
| 25% | Plan & Project Management | 3 | 15 | 4 | 20 | 4 | 20 | 4 | 20 |
| 10% | Capability | 4 | 8 | 4 | 8 | 4 | 8 | 4 | 8 |
| 20% | Price proposal | 5 | 20 | 3 | 12 | 3 | 12 | 5 | 20 |
| 15% | Strength of the Section 3 plan | 2 | 6 | 2 | 6 | 3 | 9 | 4 | 12 |
| 5% | Strength of the S/W/MBE plan | 2 | 2 | 2 | 2 | 3 | 3 | 4 | 4 |
| 100% | | | 67 | | 72 | | 85 | | 85 |

224 75%

| EJP | | ML | | IL | | IC | | | |
|--------|-----------------------------------|-------|--------|-------|--------|-------|--------|-----|-----|
| Weight | CRITERION DESCRIPTION | Score | Points | Score | Points | Score | Points | | |
| 20% | Relevant Experience & Performance | 5 | 20 | 5 | 20 | 4 | 16 | | |
| 5% | Financial | 5 | 5 | 3 | 3 | 2 | 2 | | |
| 25% | Plan & Project Management | 5 | 25 | 4 | 20 | 3 | 15 | | |
| 10% | Capability | 5 | 10 | 5 | 10 | 4 | 8 | | |
| 20% | Price proposal | 2 | 8 | 2 | 8 | 4 | 16 | | |
| 15% | Strength of the Section 3 plan | 0 | 0 | 3 | 9 | 3 | 9 | | |
| 5% | Strength of the S/W/MBE plan | 0 | 0 | 4 | 4 | 2 | 2 | | |
| 100% | | | 68 | | 74 | | 68 | 210 | 70% |

As a result of the scoring criteria evaluation staff recommends approving The Organizational Leadership Edge firm as the responsible bidder and direct staff to take the necessary steps to enter into an agreement for Strategic Planning Consulting.

FISCAL IMPACT:

Capital Fund Expenditure of \$18,450.00

STAFF RECOMMENDATION:

Staff recommends approval of TOLE for Strategic Planning Consultant.

ATTACHMENT(S):

Strategic Planning RFP:

<https://www.dropbox.com/s/al6m0j81j0sjb2x/NBHA.RFP%20Strategic%20Planning%20RFPfinal.pdf?dl=0>

TOLE Response:

<https://www.dropbox.com/s/orvuhpd10nn8h3d/TOLESPResp.pdf?dl=0>

EJ P Response:

<https://www.dropbox.com/s/jozcit2i5bro3y0/EJPSPResp.pdf?dl=0>

RESOLUTION NO. 041320210004

SELECTION OF STRATEGIC PLANNING CONSULTANT FIRM, AND OTHER MATTERS
IN CONNECTION THEREWITH..

WHEREAS, the Board of Commissioners of the Housing Authority of the City of New Braunfels, Texas, a public instrumentality created pursuant to the laws of the State of Texas (“NBHA”) recognizes the importance of responding to the housing and support needs of its residents in times of emergency or calamity; and

WHEREAS, the Board of Commissioners believes it serves the public interest and is in the best interest of NBHA to engage in a strategic planning process;

WHEREAS, the Board of Commissioners desires to approve the selection of the Strategic Planning Consultant – The Organizational Leadership Edge Consulting Firm;

NOW, BE IT THEREFORE RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS, TEXAS, THAT:

Section 1. The Board hereby approves the section of The Organizational Leadership Edge Consulting Firm as NBHA Strategic Planning Consultant;

Section 2. If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause, or provision shall not affect any of the remaining provisions of this Resolution.

Section 3. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the Board.

Section 4. All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

Section 5. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 6. This Resolution shall be in force and effect from and after its passage.

CERTIFICATE FOR RESOLUTION

The undersigned officer of the Housing Authority of the City of New Braunfels, Texas, a public instrumentality created pursuant to the laws of the State of Texas (“NBHA”) hereby certifies as follows:

1. In accordance with the bylaws of NBHA, the Board of Commissioners of NBHA (the “Board”) held a meeting on April 13, 2021 (the “Meeting”) of the duly constituted officers and members of the Board, at which a duly constituted quorum was present. Whereupon among other business transacted at the Meeting, a written

SELECTION OF STRATEGIC PLANNING CONSULTANT FIRM, AND OTHER MATTERS IN CONNECTION THEREWITH.

(the “Resolution”) was duly introduced for the consideration of the Board and discussed. It was then duly moved and seconded that the Resolution be adopted; and, after due discussion, said motion, carrying with it the adoption of the Resolution, prevailed and carried by a majority vote of the Board.

2. A true, full, and correct copy of the Resolution adopted at the Meeting is attached to and follows this Certificate; the Resolution has been duly recorded in the Board’s minutes of the Meeting; each of the officers and members of the Board was duly and sufficiently notified officially and personally, in advance, of the time, place, and purpose of the Meeting; and the Meeting was held and conducted in accordance with the Articles of Incorporation and the Bylaws of NBHA.

SIGNED AND SEALED _____, 2021.

Henry Alvarez, Secretary/Executive Director

(SEAL)

Operations update

- Masks and social distancing are strongly encouraged throughout the facility.
- Sanitation continues once daily
- All employees are on site.
- Employees are in individual offices
- Housing Office Visits are by appointment only
- Main Lobby open for clients, one Client at a time
- Community Center Operations and Library open.

Facility Update:

Community Center Open

Library Open

Bingo resumed

Weekly food bank items back.

Continental Breakfast has not restarted

Payables Report – 2nd Quarter FY 2021

Payables Report-2nd Quarter

Accounts Payable Invoice Listing

New Braunfels Housing Authority

| | | | | |
|--------------------|---------------------------------------|----------------|----|-----------|
| 100325 | ADVANCED DOOR CONTROL LLC | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 1,794.00 |
| 100151 | ALL SERVICE INC | | | |
| Totals for Vendor: | | Paid Invoices: | 9 | 8,150.50 |
| 101835 | AMAZON CAPITAL SERVICES | | | |
| Totals for Vendor: | | Paid Invoices: | 7 | 243.85 |
| 101868 | AT&T | | | |
| Totals for Vendor: | | Paid Invoices: | 2 | 195.15 |
| 100185 | AT&T 6909 | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 873.04 |
| 101184 | AT&T MOBILITY | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 284.62 |
| 100152 | AUTOMATIC ELEVATOR INC | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 1,916.91 |
| 100996 | CARRIER CORPORATION | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 2,150.00 |
| 100203 | CHAMBER OF COMMERCE | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 300.00 |
| 101732 | CHRIS PICKETTS PEST CONTROL | | | |
| Totals for Vendor: | | Paid Invoices: | 6 | 6,265.00 |
| 16995 | Carreon Mayra | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 100.00 |
| 101847 | ESCAMILLA & PONECK, LLP | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 18,018.98 |
| 100205 | Enrique Gonzalez | | | |
| Totals for Vendor: | | Paid Invoices: | 4 | 4,000.00 |
| 100159 | HD SUPPLY FACILITIES MAINTENANCE, LTD | | | |
| Totals for Vendor: | | Paid Invoices: | 34 | 23,188.84 |
| 100304 | HOFFMANN FLOORS INC | | | |
| Totals for Vendor: | | Paid Invoices: | 5 | 5,164.71 |
| 101005 | HOLT CAT | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 434.80 |
| 100158 | HOME DEPOT CREDIT SERVICES | | | |
| Totals for Vendor: | | Paid Invoices: | 5 | 671.60 |
| 101844 | Hodell Window Covering, Inc. | | | |
| Totals for Vendor: | | Paid Invoices: | 2 | 2,493.84 |
| 101870 | I.L.I.T. CONSULTANT INC. | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 7,188.00 |
| 100951 | IES COMMERCIAL, INC. | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 1,100.00 |
| 101886 | ISAIAS TORRES | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 489.00 |
| 100750 | KNIGHT OFFICE SOLUTIONS INC | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 370.99 |

| | | | | |
|--------------------|---------------------------------|----------------|----|-----------|
| 101131 | LANDA TIRE & AUTOMOTIVE | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 19.46 |
| 101815 | LANDSCAPE COMMANDER, LLC | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 4,425.00 |
| 101358 | LARRY McKENZIE | | | |
| Totals for Vendor: | | Paid Invoices: | 6 | 900.00 |
| 100601 | Lowe's Credit Services | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 4,035.14 |
| 101836 | Lowry Electrical | | | |
| Totals for Vendor: | | Paid Invoices: | 7 | 1,656.64 |
| 101874 | M&M CONTRACTOR | | | |
| Totals for Vendor: | | Paid Invoices: | 8 | 6,230.00 |
| 101654 | MEDA Limited | | | |
| Totals for Vendor: | | Paid Invoices: | 10 | 8,682.03 |
| 100296 | MEDALLION SPRINKLER SYSTEMS | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 520.00 |
| 100161 | MORRIS GLASS CO INC | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 928.00 |
| 100413 | NAN MCKAY & ASSOC INC | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 239.00 |
| 100210 | NEW BRAUNFELS HOUSING AUTHORITY | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 20.00 |
| 100119 | New Braunfels Utilities | | | |
| Totals for Vendor: | | Paid Invoices: | 2 | 406.22 |
| 101515 | Nova 401(k) Associates | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 282.00 |
| 100279 | OTT PLUMBING COMPANY INC | | | |
| Totals for Vendor: | | Paid Invoices: | 11 | 4,222.57 |
| 16981 | PENELOPE ALLEN | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 180.00 |
| 101633 | PHADA | | | |
| Totals for Vendor: | | Paid Invoices: | 1 | 900.00 |
| 100184 | QUILL | | | |
| Totals for Vendor: | | Paid Invoices: | 9 | 1,524.90 |
| 101810 | READY FRESH | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 137.75 |
| 101875 | Randy Reyes | | | |
| Totals for Vendor: | | Paid Invoices: | 19 | 34,345.00 |
| 100820 | SARMA COLLECTIONS, INC. | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 113.65 |
| 101856 | SHELL FLEET PLUS | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 519.60 |
| 100237 | SHERWIN WILLIAMS CO INC | | | |
| Totals for Vendor: | | Paid Invoices: | 26 | 4,172.47 |
| 100194 | SHRED-IT USA, LLC | | | |
| Totals for Vendor: | | Paid Invoices: | 2 | 580.45 |
| 101690 | TENANT REPORTS.COM | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 239.00 |
| 100360 | TEXAS HOUSING ASSOCIATION | | | |

| | | | | |
|----------------------|--------------------------------|----------------|-----|------------|
| Totals for Vendor: | | Paid Invoices: | 5 | 2,625.00 |
| 101702 | THE KEY DEPOT | | | |
| Totals for Vendor: | | Paid Invoices: | 9 | 970.00 |
| 101880 | THOMAS J KNOLL | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 4,200.00 |
| 101459 | TIME WARNER CABLE | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 2,497.47 |
| 101887 | TRAVELODGE NEW BRAUNFELS | | | |
| Totals for Vendor: | | Paid Invoices: | 4 | 395.45 |
| 100827 | United Healthcare Ins Co | | | |
| Totals for Vendor: | | Paid Invoices: | 3 | 20,880.07 |
| 100626 | Waste Management/Comal Landfil | | | |
| Totals for Vendor: | | Paid Invoices: | 6 | 750.36 |
| Grand Totals: | | Paid Invoices: | 261 | 199,959.06 |

YTD Budget Report YTD April 2021

Summary of Relevant Items:

- Low Rent Program:

General Fund balance - \$184,171
Rents collected - \$49,505
Rent rolls unpaid balances - \$61,554 (balances
need to be adjusted for inactive accounts)
Tenants' balances written off - \$25,599 (reclassified
to prior year adjustments)
HUD OFND 21D - \$36,305
Operating expenses - \$82,736 (not including write-offs)
Net operating income - \$49,077 (not including write-offs)
TML Insurance claim - \$45,586 (included in income)

- Public Housing CARES Act Program:

Unexpended Deferred CARES Revenues - \$27,379

- Capital Fund Program:

CFP Funding - \$0
CFP Expenditures - \$26,173

- Sec. 8 Housing Choice Voucher Program:

HAP funding for April, 2021 - \$132,192
Housing Assistance Payments for April, 2021 - \$133,619
Port-out HAP - \$3,059
Port-in HAP - \$835
HAP Reserve Balance (NRP) - \$35,234
Admin Reserve Balance (UNP) - \$139,407
Bank balance - \$256,983

- HCV CARES Act Program:

Unexpended Deferred CARES Revenues - \$68,118

FINANCIALS PUBLIC HOUSING

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
 LOW RENT PUBLIC HOUSING PROGRAM

BALANCE SHEET

April 30, 2021

ASSETS

CURRENT ASSETS

| | | | |
|--|----|------------|--------------|
| FIRST COMMERCIAL BANK | \$ | 184,170.83 | |
| RESTRICTED FCB CD#1008-OTHER | | 68,000.00 | |
| RESTRICTED FCB CD#0745-SECURITY DEPOSITS | | 34,695.00 | |
| ACCOUNTS RECEIVABLE-TENANTS | | 61,553.75 | |
| LESS: ALLOWANCE DOUBTFUL ACCTS | | (3,351.00) | |
| ACCT RECEIVABLE-CFP | | 121,229.89 | |
| INVESTMENTS-CERT OF DEPOSIT | | 812,671.41 | |
| PREPAID INSURANCE | | 22,405.11 | |
| TOTAL CURRENT ASSETS | \$ | | 1,301,374.99 |

LAND, BUILDINGS & EQUIPMENT

| | | | |
|-----------------------------------|----|----------------|---------------------|
| LAND | | 165,168.60 | |
| BUILDINGS | | 6,432,864.72 | |
| FURN & EQUIP-DWELLING | | 962,856.32 | |
| FURN, EQ & MACH-NON-DWELLING | | 794,091.21 | |
| SITE IMPROVEMENTS | | 610,103.88 | |
| TOTAL LAND, BUILDINGS & EQUIPMENT | | 8,965,084.73 | |
| LESS: ACCUM DEPRECIATION | | (7,559,463.72) | |
| TOTAL LAND, BUILDINGS & EQUIPMENT | | | 1,405,621.01 |
| TOTAL ASSETS | \$ | | <u>2,706,996.00</u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
 (SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
 ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

**HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
LOW RENT PUBLIC HOUSING PROGRAM**

BALANCE SHEET

April 30, 2021

Liabilities And Equity

| | | |
|-----------------------------------|--------------|--------------|
| CURRENT LIABILITIES | | |
| TENANTS' CREDIT BALANCES | \$ | 8,157.70 |
| ACCTS PAYABLE-VENDORS | | 17,196.31 |
| TENANTS SECURITY DEPOSITS | | 34,695.00 |
| ACCT PAYABLE-SEC 8 VOUCHER | | (3,086.90) |
| ACCT PAYABLE-PH CARES ACT PROGRAM | | 27,379.00 |
| ACCRUED PAYROLL | | 17,817.66 |
| ACCRUED COMPENSATED ABSENCES | | 14,248.23 |
| ACCRUED LIABILITY-PILOT | | 46,044.40 |
| TOTAL CURRENT LIABILITIES | \$ | 162,451.40 |
| NON-CURRENT LIABILITIES | | |
| ACCRUED COMP ABSENCES-L/T | | 14,248.23 |
| TOTAL NON-CURRENT LIABILITIES | | 14,248.23 |
| TOTAL LIABILITIES | | 176,699.63 |
| RETAINED EARNINGS | | |
| RET EARNGS-NET CAP ASSETS | 1,405,621.01 | |
| OPERATING RESERVE-RESTRICTED | 68,000.00 | |
| OPERATING RESERVE-UNRESTRICTED | 1,067,118.40 | |
| CURRENT PROFIT & LOSS | (10,443.04) | |
| TOTAL RETAINED EARNINGS | | 2,530,296.37 |
| Total Liabilities And Equity | \$ | 2,706,996.00 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
LOW RENT PUBLIC HOUSING PROGRAM
STATEMENT OF REVENUES AND EXPENSES

For the One Month and Seven Months Ended
 April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|--------------------------------------|-------------------|------------------|--------------------|-------------------|-------------------|---------------------|
| REVENUES | | | | | | |
| DWELLING RENTALS | \$ 49,649.00 | \$ 45,000.00 | \$ 4,649.00 | \$ 332,185.10 | \$ 315,000.00 | \$ 17,185.10 |
| NON-DWELLING RENTALS | 0.00 | 550.00 | (550.00) | 0.00 | 3,850.00 | (3,850.00) |
| REVENUES-HUD PHA GRANTS | 36,305.00 | 27,666.67 | 8,638.33 | 238,761.00 | 193,666.65 | 45,094.35 |
| FRAUD RECOVERY INCOME | 0.00 | 0.00 | 0.00 | 690.53 | 0.00 | 690.53 |
| REVENUE-DONATIONS RECEIVED | 0.00 | 0.00 | 0.00 | 32,144.06 | 0.00 | 32,144.06 |
| INCOME-INSURANCE PROCEEDS | 45,585.92 | 0.00 | 45,585.92 | 45,585.92 | 0.00 | 45,585.92 |
| INCOME-FORFEITED RTRMNT ACCTS | 0.00 | 0.00 | 0.00 | 4,394.25 | 0.00 | 4,394.25 |
| OTHER INCOME | 2,272.75 | 495.00 | 1,777.75 | 10,032.32 | 3,465.00 | 6,567.32 |
| TOTAL REVENUES | 133,812.67 | 73,711.67 | 60,101.00 | 663,793.18 | 515,981.65 | 147,811.53 |
| OPERATING EXPENSES | | | | | | |
| ADMINISTRATIVE EXPENSES | | | | | | |
| ADMINISTRATIVE SALARIES | 29,534.15 | 13,905.42 | (15,628.73) | 156,264.57 | 97,337.90 | (60,926.67) |
| LEGAL EXPENSE | 3,266.00 | 416.66 | (2,849.34) | 37,328.08 | 2,916.70 | (34,411.38) |
| STAFF TRAINING | 0.00 | 250.00 | 250.00 | 2,625.00 | 1,750.00 | (875.00) |
| TRAVEL EXPENSE | 0.00 | 170.00 | 170.00 | 0.00 | 1,190.00 | 1,190.00 |
| ACCOUNTING FEES | 1,100.00 | 920.00 | (180.00) | 8,490.00 | 6,440.00 | (2,050.00) |
| AUDIT FEES | 0.00 | 253.33 | 253.33 | 0.00 | 1,773.35 | 1,773.35 |
| EMPLOYEE BENEFIT CONTRIB | 12,449.03 | 4,583.33 | (7,865.70) | 76,567.32 | 32,083.35 | (44,483.97) |
| SUNDRY-OFFICE | 3,726.58 | 3,241.66 | (484.92) | 35,156.24 | 22,691.70 | (12,464.54) |
| OFFICE TELEPHONE | 1,499.24 | 1,250.00 | (249.24) | 10,484.64 | 8,750.00 | (1,734.64) |
| TOTAL ADMINISTRATIVE EXPENSES | 51,575.00 | 24,990.40 | (26,584.60) | 328,915.85 | 174,933.00 | (153,982.85) |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
 (SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
 ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
LOW RENT PUBLIC HOUSING PROGRAM
STATEMENT OF REVENUES AND EXPENSES

For the One Month and Seven Months Ended
April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|---|--------------------|------------------|------------------|-------------------|-------------------|------------------|
| ORD MAINT & OPERATIONS | | | | | | |
| ORD MAINT & OPER-LABOR | \$ 9,007.73 | \$ 11,233.33 | \$ 2,225.60 | \$ 59,373.06 | \$ 78,633.35 | \$ 19,260.29 |
| ORD MAINT & OPER-MATERIALS | 3,286.54 | 6,666.66 | 3,380.12 | 23,169.92 | 46,666.70 | 23,496.78 |
| ORD M&O-MISC CONTRACTS | 0.00 | 6,250.00 | 6,250.00 | 0.00 | 43,750.00 | 43,750.00 |
| ORD M&O-HEATING & COOLING | 114.00 | 0.00 | (114.00) | 5,314.50 | 0.00 | (5,314.50) |
| ORD M&O-ELEVATORS | 0.00 | 0.00 | 0.00 | 5,950.73 | 0.00 | (5,950.73) |
| ORD M&O-LANDSCAPING | 0.00 | 0.00 | 0.00 | 766.00 | 0.00 | (766.00) |
| ORD M&O-UNIT TURNAROUND | 0.00 | 0.00 | 0.00 | 1,026.50 | 0.00 | (1,026.50) |
| ORD M&O-ELECTRICAL | 188.75 | 0.00 | (188.75) | 4,708.20 | 0.00 | (4,708.20) |
| ORD M&O-PLUMBING | 161.00 | 0.00 | (161.00) | 6,782.65 | 0.00 | (6,782.65) |
| ORD M&O-EXTERMINATING | 3,495.00 | 0.00 | (3,495.00) | 17,535.00 | 0.00 | (17,535.00) |
| ORD M&O-ROUTINE MAINT | 0.00 | 400.00 | 400.00 | 5,118.04 | 2,800.00 | (2,318.04) |
| ORD M&O-GARBAGE | 2,262.05 | 600.00 | (1,662.05) | 7,449.31 | 4,200.00 | (3,249.31) |
| ORD M&O-EMPLOYEE CONTRIB | 868.01 | 3,750.00 | 2,881.99 | 5,591.52 | 26,250.00 | 20,658.48 |
| TOTAL ORD MAINT & OPERATIONS | 19,383.08 | 28,899.99 | 9,516.91 | 142,785.43 | 202,300.05 | 59,514.62 |
| GENERAL EXPENSES | | | | | | |
| INSURANCE-PROPERTY | 3,473.37 | 2,739.64 | (733.73) | 24,313.59 | 19,177.42 | (5,136.17) |
| INSURANCE-LIABILITY | 250.50 | 156.02 | (94.48) | 1,753.50 | 1,092.14 | (661.36) |
| INSURANCE-WORKERS' COMP | 609.68 | 214.63 | (395.05) | 1,183.76 | 1,502.40 | 318.64 |
| INSURANCE-FIDELITY & CRIME | 135.49 | 43.92 | (91.57) | 948.43 | 307.40 | (641.03) |
| INSURANCE-OTHER | 12.01 | 168.32 | 156.31 | 84.07 | 1,178.19 | 1,094.12 |
| PAYMENTS IN LIEU OF TAXES | 0.00 | 4,075.00 | 4,075.00 | 0.00 | 28,525.00 | 28,525.00 |
| COLLECTION LOSSES | (28,764.13) | 416.67 | 29,180.80 | (528.66) | 2,916.65 | 3,445.31 |
| GENERAL EXPENSE-OTHER | 387.56 | 0.00 | (387.56) | 387.56 | 0.00 | (387.56) |
| CASUALTY LOSS-NON-CAP | 3,101.74 | 0.00 | (3,101.74) | 3,101.74 | 0.00 | (3,101.74) |
| TOTAL GENERAL EXPENSES | (20,793.78) | 7,814.20 | 28,607.98 | 31,243.99 | 54,699.20 | 23,455.21 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

LOW RENT PUBLIC HOUSING PROGRAM
STATEMENT OF REVENUES AND EXPENSES
For the One Month and Seven Months Ended
April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|-------------------------------|--------------|----------------|--------------|----------------|-----------------|----------------|
| TOTAL OPERATING EXPENSES | \$ 55,971.53 | \$ 70,537.92 | \$ 14,566.39 | \$ 545,284.18 | \$ 493,765.60 | \$ (51,518.58) |
| Income From Operations | 77,841.14 | 3,173.75 | 74,667.39 | 118,509.00 | 22,216.05 | 96,292.95 |
| DEPRECIATION EXPENSE | | | | | | |
| DEPRECIATION EXPENSE | 18,890.00 | 19,645.00 | 755.00 | 132,230.00 | 137,515.00 | 5,285.00 |
| TOTAL DEPRECIATION EXPENSE | 18,890.00 | 19,645.00 | 755.00 | 132,230.00 | 137,515.00 | 5,285.00 |
| Income From Operations | 58,951.14 | (16,471.25) | 75,422.39 | (13,721.00) | (115,298.95) | 101,577.95 |
| OTHER INCOME/(EXPENSE) | | | | | | |
| INTEREST INC-UNRESTRICTED | 0.00 | 231.67 | (231.67) | 700.47 | 1,621.65 | (921.18) |
| PRIOR YEAR ADJ-AFF RES RECPTS | (33,391.00) | 0.00 | (33,391.00) | 2,577.49 | 0.00 | 2,577.49 |
| TOTAL OTHER INCOME/(EXPENSE) | (33,391.00) | 231.68 | (33,622.68) | 3,277.96 | 1,621.65 | 1,656.31 |
| Net Income (Loss) | \$ 25,560.14 | \$ (16,239.57) | \$ 41,799.71 | \$ (10,443.04) | \$ (113,677.35) | \$ 103,234.31 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

PUBLIC HOUSING CARES ACT

**HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
PUBLIC HOUSING CARES ACT PROGRAM**

BALANCE SHEET

April 30, 2021

ASSETS

| | |
|--------------------------|----------------------------|
| CURRENT ASSETS | |
| ACCT RECEIVABLE-LOW RENT | \$ <u>27,379.00</u> |
| TOTAL CURRENT ASSETS | \$ <u>27,379.00</u> |
| TOTAL ASSETS | \$ <u><u>27,379.00</u></u> |

Liabilities And Equity

| | |
|-------------------------------------|----------------------------|
| CURRENT LIABILITIES | |
| DEFERRED REVENUE-CARES ACT FUNDS | \$ <u>27,379.00</u> |
| TOTAL CURRENT LIABILITIES | \$ <u>27,379.00</u> |
| TOTAL LIABILITIES | <u>27,379.00</u> |
| RETAINED EARNINGS | |
| TOTAL RETAINED EARNINGS | <u>0.00</u> |
| Total Liabilities And Equity | \$ <u><u>27,379.00</u></u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
PUBLIC HOUSING CARES ACT PROGRAM
STATEMENT OF REVENUES AND EXPENSES

For the One Month and Seven Months Ended
 April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|--------------------------------|----------------|----------------|----------------|----------------|----------------|-----------------|
| REVENUES | | | | | | |
| REVENUES-CARES ACT FUNDS | \$ 75.00 | \$ 0.00 | \$ 75.00 | \$ 809.13 | \$ 0.00 | \$ 809.13 |
| TOTAL REVENUES | <u>75.00</u> | <u>0.00</u> | <u>75.00</u> | <u>809.13</u> | <u>0.00</u> | <u>809.13</u> |
| OPERATING EXPENSES | | | | | | |
| ADMINISTRATIVE EXPENSES | | | | | | |
| ACCOUNTING FEES | 75.00 | 0.00 | (75.00) | 475.00 | 0.00 | (475.00) |
| COVID-19 EXPENSES | 0.00 | 0.00 | 0.00 | 334.13 | 0.00 | (334.13) |
| TOTAL ADMINISTRATIVE EXPENSES | <u>75.00</u> | <u>0.00</u> | <u>(75.00)</u> | <u>809.13</u> | <u>0.00</u> | <u>(809.13)</u> |
| TOTAL OPERATING EXPENSES | <u>75.00</u> | <u>0.00</u> | <u>(75.00)</u> | <u>809.13</u> | <u>0.00</u> | <u>(809.13)</u> |
| Income From Operations | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| OTHER INCOME/(EXPENSE) | | | | | | |
| TOTAL OTHER INCOME/(EXPENSE) | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Net Income (Loss) | <u>\$ 0.00</u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
 (SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
 ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

SECTION 8 FINANCIALS

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
SECTION 8 HOUSING CHOICE VOUCHER PROGRAM

BALANCE SHEET

April 30, 2021

ASSETS

| | | |
|--------------------------------------|----|------------------------|
| CURRENT ASSETS | | |
| FIRST COMMERCIAL BANK | \$ | 221,748.55 |
| RESTRICTED CASH-HAP RESERVE | | 35,234.00 |
| | | <hr/> |
| TOTAL CURRENT ASSETS | \$ | 256,982.55 |
| LAND, BUILDINGS & EQUIPMENT | | |
| FURN, EQ & MACH-NON- DWELLING | | 74,442.66 |
| SITE IMPROVEMENTS | | 4,657.00 |
| | | <hr/> |
| TOTAL LAND, BUILDINGS & EQUIPMENT | | 79,099.66 |
| LESS: ACCUM DEPRECIATION | | <hr/> (77,020.09) |
| TOTAL LAND, BUILDINGS & EQUIPMENT | | 2,079.57 |
| TOTAL ASSETS | \$ | <hr/> <hr/> 259,062.12 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

**HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
SECTION 8 HOUSING CHOICE VOUCHER PROGRAM**

BALANCE SHEET

April 30, 2021

Liabilities And Equity

| | | |
|---|----|--------------|
| CURRENT LIABILITIES | | |
| ACCTS PAYABLE-VENDORS | \$ | 960.00 |
| ACCOUNT PAYABLE-HUD | | 1,380.03 |
| ACCT PAYABLE-HCV CARES ACT | | 68,118.01 |
| ACCRUED PAYROLL | | 4,608.74 |
| ACCRUED COMPENSATED ABSENCES | | 3,637.42 |
| | | 78,704.20 |
| TOTAL CURRENT LIABILITIES | \$ | 78,704.20 |
| NON-CURRENT LIABILITIES | | |
| ACCRUED COMP ABSENCES-L/T | | 3,637.41 |
| | | 3,637.41 |
| TOTAL NON-CURRENT LIABILITIES | | 3,637.41 |
| TOTAL LIABILITIES | | 82,341.61 |
| RETAINED EARNINGS | | |
| RETAINED EARNINGS-UNDESIGNATED | | 48,727.13 |
| RET EARNGS-NET CAP ASSETS | | 2,079.57 |
| OPERATING RESERVE-SEC 8V-ADMIN PRE-2004 | | 34,083.94 |
| OPERATING RESERVE-SEC 8V-ADMIN | | 167,033.94 |
| OPERATING RESERVE-SEC 8V-HAP | | 35,234.00 |
| OPERATING PROFIT & LOSS | | (110,438.07) |
| | | 176,720.51 |
| TOTAL RETAINED EARNINGS | | 176,720.51 |
| Total Liabilities And Equity | \$ | 259,062.12 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

**HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
SECTION 8 HOUSING CHOICE VOUCHER PROGRAM**

STATEMENT OF REVENUES AND EXPENSES

For the One Month and Seven Months Ended

April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|--------------------------------------|-------------------|-------------------|-------------------|---------------------|---------------------|--------------------|
| REVENUES | | | | | | |
| REVENUES-HUD ADMIN FEE | \$ 16,797.00 | \$ 10,208.00 | \$ 6,589.00 | \$ 116,165.00 | \$ 71,456.00 | \$ 44,709.00 |
| REVENUES-HUD HAP SUBSIDY | 132,192.00 | 107,979.00 | 24,213.00 | 790,718.00 | 755,853.00 | 34,865.00 |
| INCOME-PORT-IN FEES | 90.18 | 433.00 | (342.82) | 1,529.10 | 3,031.00 | (1,501.90) |
| INCOME-HAP PORT-IN REIMB | 1,592.00 | 5,669.00 | (4,077.00) | 30,093.00 | 39,683.00 | (9,590.00) |
| FRAUD RECOVERY INCOME | 0.00 | 53.75 | (53.75) | 0.00 | 376.25 | (376.25) |
| TOTAL REVENUES | 150,671.18 | 124,342.75 | 26,328.43 | 938,505.10 | 870,399.25 | 68,105.85 |
| OPERATING EXPENSES | | | | | | |
| ADMINISTRATIVE EXPENSES | | | | | | |
| ADMINISTRATIVE SALARIES | 7,232.47 | 13,273.83 | 6,041.36 | 60,200.84 | 92,916.85 | 32,716.01 |
| LEGAL EXPENSE | 0.00 | 250.00 | 250.00 | 1,127.90 | 1,750.00 | 622.10 |
| STAFF TRAINING | 0.00 | 125.00 | 125.00 | 1,100.00 | 875.00 | (225.00) |
| TRAVEL EXPENSE | 0.00 | 375.00 | 375.00 | 0.00 | 2,625.00 | 2,625.00 |
| ACCOUNTING FEES | 960.00 | 916.00 | (44.00) | 7,762.00 | 7,357.00 | (405.00) |
| AUDIT FEES | 0.00 | 435.00 | 435.00 | 9,825.00 | 3,045.00 | (6,780.00) |
| EMPLOYEE BEN CONTRIB | 2,568.61 | 3,122.92 | 564.31 | 23,045.24 | 21,860.40 | (1,184.84) |
| SUNDRY | 1,338.64 | 2,366.66 | 1,028.02 | 8,454.16 | 16,566.70 | 8,112.54 |
| OFFICE TELEPHONE | 0.00 | 1,250.00 | 1,250.00 | 467.48 | 8,750.00 | 8,282.52 |
| MAINTENANCE MATERIALS | 0.00 | 0.00 | 0.00 | 251.80 | 0.00 | (251.80) |
| ADMIN SERVICES CONTRACTS | 0.00 | 1,250.00 | 1,250.00 | 0.00 | 8,750.00 | 8,750.00 |
| INSURANCE | 0.00 | 349.54 | 349.54 | 0.00 | 2,446.78 | 2,446.78 |
| GEN EXP-PORTABILITY FEE | 225.21 | 298.00 | 72.79 | 1,101.75 | 2,086.00 | 984.25 |
| HOUSING ASSIST PMNTS | 133,619.00 | 119,750.00 | (13,869.00) | 885,506.00 | 838,250.00 | (47,256.00) |
| HAP-PORTABILITY-OUT | 3,059.00 | 1,300.00 | (1,759.00) | 20,171.00 | 9,100.00 | (11,071.00) |
| HAP-PORTABILITY-IN | 835.00 | 0.00 | (835.00) | 27,760.00 | 0.00 | (27,760.00) |
| TOTAL ADMINISTRATIVE EXPENSES | 149,827.93 | 145,061.95 | (4,765.98) | 1,046,773.17 | 1,016,378.73 | (30,394.44) |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
SECTION 8 HOUSING CHOICE VOUCHER PROGRAM

STATEMENT OF REVENUES AND EXPENSES

For the One Month and Seven Months Ended

April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|-------------------------------|---------------|----------------|---------------|-----------------|-----------------|----------------|
| TOTAL OPERATING EXPENSES | \$ 149,827.93 | \$ 145,061.95 | \$ (4,765.98) | \$ 1,046,773.17 | \$ 1,016,378.73 | \$ (30,394.44) |
| Income From Operations | 843.25 | (20,719.20) | 21,562.45 | (108,268.07) | (145,979.48) | 37,711.41 |
| DEPRECIATION EXPENSE | | | | | | |
| DEPRECIATION EXPENSE | 310.00 | 59.00 | (251.00) | 2,170.00 | 413.00 | (1,757.00) |
| TOTAL DEPRECIATION EXPENSE | 310.00 | 59.00 | (251.00) | 2,170.00 | 413.00 | (1,757.00) |
| Income From Operations | 533.25 | (20,778.20) | 21,311.45 | (110,438.07) | (146,392.48) | 35,954.41 |
| OTHER INCOME/(EXPENSE) | | | | | | |
| INTEREST INCOME-UNRESTRICTED | 0.00 | 219.26 | (219.26) | 0.00 | 1,534.82 | (1,534.82) |
| TOTAL OTHER INCOME/(EXPENSE) | 0.00 | 219.26 | (219.26) | 0.00 | 1,534.82 | (1,534.82) |
| Net Income (Loss) | \$ 533.25 | \$ (20,558.94) | \$ 21,092.19 | \$ (110,438.07) | \$ (144,857.66) | \$ 34,419.59 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

VOUCHER CARES FUNDING

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
HCV CARES ACT PROGRAM

BALANCE SHEET

April 30, 2021

ASSETS

| | | | |
|--------------------------------|----|-----------|--------------|
| CURRENT ASSETS | | | |
| ACCT REC-SEC 8 VOUCHER PROGRAM | \$ | 68,118.01 | |
| | | | |
| TOTAL CURRENT ASSETS | | | \$ 68,118.01 |
| TOTAL ASSETS | | | \$ 68,118.01 |

Liabilities And Equity

| | | | |
|----------------------------------|----|-----------|--------------|
| CURRENT LIABILITIES | | | |
| DEFERRED REVENUE-CARES ACT FUNDS | \$ | 68,118.01 | |
| | | | |
| TOTAL CURRENT LIABILITIES | | | \$ 68,118.01 |
| TOTAL LIABILITIES | | | 68,118.01 |
| RETAINED EARNINGS | | | |
| TOTAL RETAINED EARNINGS | | | 0.00 |
| Total Liabilities And Equity | \$ | | 68,118.01 |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
HCV CARES ACT PROGRAM
STATEMENT OF REVENUES AND EXPENSES
For the One Month and Seven Months Ended
April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|---------------------------------|----------------|----------------|----------------|----------------|----------------|-----------------|
| REVENUES | | | | | | |
| REVENUES-CARES ACT FUNDS | \$ 75.00 | \$ 0.00 | \$ 75.00 | \$ 817.99 | \$ 0.00 | \$ 817.99 |
| TOTAL REVENUES | <u>75.00</u> | <u>0.00</u> | <u>75.00</u> | <u>817.99</u> | <u>0.00</u> | <u>817.99</u> |
| OPERATING EXPENSES | | | | | | |
| ADMINISTRATIVE EXPENSES | | | | | | |
| ACCOUNTING FEES | 75.00 | 0.00 | (75.00) | 775.00 | 0.00 | (775.00) |
| COVID-19 EXPENSES | 0.00 | 0.00 | 0.00 | 42.99 | 0.00 | (42.99) |
| TOTAL ADMINISTRATIVE EXPENSES | <u>75.00</u> | <u>0.00</u> | <u>(75.00)</u> | <u>817.99</u> | <u>0.00</u> | <u>(817.99)</u> |
| TOTAL OPERATING EXPENSES | <u>75.00</u> | <u>0.00</u> | <u>(75.00)</u> | <u>817.99</u> | <u>0.00</u> | <u>(817.99)</u> |
| Income From Operations | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| OTHER INCOME/(EXPENSE) | | | | | | |
| TOTAL OTHER INCOME/(EXPENSE) | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Net Income (Loss) | <u>\$ 0.00</u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

CAPITAL FUND

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
 CAPITAL FUND PROGRAM
 STATEMENT OF REVENUES AND EXPENSES
 For the One Month and Seven Months Ended
 April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|-----------------------------------|-----------|----------------|-------------|---------------|------------|---------------|
| REVENUES | | | | | | |
| REVENUES-CFP OPER GRANTS | \$ 0.00 | \$ 0.00 | \$ 0.00 | \$ 171,212.09 | \$ 0.00 | \$ 171,212.09 |
| TOTAL REVENUES | 0.00 | 0.00 | 0.00 | 171,212.09 | 0.00 | 171,212.09 |
| OPERATING EXPENSES | | | | | | |
| ADMINISTRATIVE EXPENSES | | | | | | |
| ACCOUNTING FEES | 100.00 | 0.00 | (100.00) | 973.00 | 0.00 | (973.00) |
| SUNDRY | 0.00 | 0.00 | 0.00 | 16,518.23 | 0.00 | (16,518.23) |
| TOTAL ADMINISTRATIVE EXPENSES | 100.00 | 0.00 | (100.00) | 17,491.23 | 0.00 | (17,491.23) |
| ORD MAINT & OPERATIONS | | | | | | |
| ORD MAINT & OPER-MATERIALS | 4,193.02 | 0.00 | (4,193.02) | 23,959.38 | 0.00 | (23,959.38) |
| ORD MAINT & OPER-CONTRACT | 3,297.00 | 0.00 | (3,297.00) | 30,025.85 | 0.00 | (30,025.85) |
| ORD M&O-HEATING & COOLING | 2,364.00 | 0.00 | (2,364.00) | 7,003.00 | 0.00 | (7,003.00) |
| ORD M&O-ELEVATORS | 0.00 | 0.00 | 0.00 | 11,174.29 | 0.00 | (11,174.29) |
| ORD M&O-LANDSCAPING | 2,950.00 | 0.00 | (2,950.00) | 43,875.00 | 0.00 | (43,875.00) |
| ORD M&O-UNIT TURNAROUND | 5,344.00 | 0.00 | (5,344.00) | 30,927.00 | 0.00 | (30,927.00) |
| ORD M&O-ELECTRICAL | 450.00 | 0.00 | (450.00) | 2,499.80 | 0.00 | (2,499.80) |
| ORD M&O-PLUMBING | 0.00 | 0.00 | 0.00 | 3,018.30 | 0.00 | (3,018.30) |
| ORD M&O-EXTERMINATING | 250.00 | 0.00 | (250.00) | 250.00 | 0.00 | (250.00) |
| ORD M&O-ROUTINE MAINT | 2,128.17 | 0.00 | (2,128.17) | 28,768.80 | 0.00 | (28,768.80) |
| TOTAL ORD MAINT & OPERATIONS | 20,976.19 | 0.00 | (20,976.19) | 181,501.42 | 0.00 | (181,501.42) |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
 (SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
 ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

**HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
CAPITAL FUND PROGRAM**

BALANCE SHEET

April 30, 2021

ASSETS

| | | |
|-----------------------------|----|--------------------------|
| DEVELOPMENT COSTS-CFP | | |
| SITE IMPROVEMENTS-CFP | \$ | 27,102.00 |
| DWELLING STRUCTURES-CFP | | 49,511.02 |
| DWELL EQ-REFRIGERATORS-CFP | | 32,732.37 |
| DWELL EQ-RANGES-CFP | | 20,126.30 |
| DWELL EQ-W/HEATERS-CFP | | 4,564.28 |
| DWELL EQ-A/C & HTRS-CFP | | 64,262.08 |
| DWELL EQ-OTHER-CFP | | 18,378.61 |
| NON-DWELL EQ-MAINT-CFP | | 15,126.35 |
| NON-DWELL EQ-COMPUTER-CFP | | 3,679.01 |
| NON-DWELL EQ-AUTO-CFP | | 31,071.44 |
| NON-DWELL EQ-OTHER-CFP | | <u>18,724.15</u> |
| TOTAL DEVELOPMENT COSTS-CFP | \$ | <u>285,277.61</u> |
| TOTAL ASSETS | \$ | <u><u>285,277.61</u></u> |

Liabilities And Equity

| | | |
|------------------------------|----|--------------------------|
| CURRENT LIABILITIES | | |
| ACCT PAY-LOW RENT | \$ | <u>121,229.89</u> |
| TOTAL CURRENT LIABILITIES | \$ | <u>121,229.89</u> |
| TOTAL LIABILITIES | | <u>121,229.89</u> |
| RETAINED EARNINGS | | |
| RET EARNGS-NET CAP ASSETS | | 192,223.73 |
| OPERATING PROFIT & LOSS | | <u>(28,176.01)</u> |
| TOTAL RETAINED EARNINGS | | <u>164,047.72</u> |
| Total Liabilities And Equity | \$ | <u><u>285,277.61</u></u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)

HOUSING AUTHORITY OF THE CITY OF NEW BRAUNFELS
CAPITAL FUND PROGRAM
STATEMENT OF REVENUES AND EXPENSES
For the One Month and Seven Months Ended
April 30, 2021

| | Current | Current Budget | Variance | YTD | YTD Budget | Variance |
|-------------------------------|-----------------------|----------------|-----------------------|-----------------------|----------------|-----------------------|
| GENERAL EXPENSES | | | | | | |
| GENERAL EXPENSE-OTHER | \$ 0.00 | \$ 0.00 | \$ 0.00 | \$ 395.45 | \$ 0.00 | \$ (395.45) |
| TOTAL GENERAL EXPENSES | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>395.45</u> | <u>0.00</u> | <u>(395.45)</u> |
| TOTAL OPERATING EXPENSES | 21,076.19 | 0.00 | (21,076.19) | 199,388.10 | 0.00 | (199,388.10) |
| Income From Operations | <u>(21,076.19)</u> | <u>0.00</u> | <u>(21,076.19)</u> | <u>(28,176.01)</u> | <u>0.00</u> | <u>(28,176.01)</u> |
| DEPRECIATION EXPENSE | | | | | | |
| TOTAL DEPRECIATION EXPENSE | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Income From Operations | <u>(21,076.19)</u> | <u>0.00</u> | <u>(21,076.19)</u> | <u>(28,176.01)</u> | <u>0.00</u> | <u>(28,176.01)</u> |
| OTHER INCOME/(EXPENSE) | | | | | | |
| REPLACMNT-NON-EXPEND EQ | (5,096.75) | (8,006.75) | 2,910.00 | (52,506.76) | (56,047.25) | 3,540.49 |
| PROP BETTRMNTS & ADDNS | 0.00 | (8,333.33) | 8,333.33 | (38,531.09) | (58,333.35) | 19,802.26 |
| OPER EXPENDITURES-CONTRA | 5,096.75 | 16,340.08 | (11,243.33) | 91,037.85 | 114,380.60 | (23,342.75) |
| TOTAL OTHER INCOME/(EXPENSE) | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| Net Income (Loss) | <u>\$ (21,076.19)</u> | <u>\$ 0.00</u> | <u>\$ (21,076.19)</u> | <u>\$ (28,176.01)</u> | <u>\$ 0.00</u> | <u>\$ (28,176.01)</u> |

(THE FINANCIAL STATEMENTS DO NOT INCLUDE A STATEMENT OF CASH FLOWS)
(SUBSTANTIALLY ALL DISCLOSURES REQUIRED BY ACCOUNTING PRINCIPLES GENERALLY
ACCEPTED IN THE UNITED STATES ARE NOT INCLUDED)