



## **NOTICE OF MEETING**

The Regular Board Meeting of the Lake Metropolitan Housing Authority will be held at  
**6:00 p.m. on Wednesday, November 30, 2022**

**Jackson Towers  
200 W. Jackson Street  
Painesville, OH 44077**

For any questions, please contact Diana Dilisio at [ddilisio@lakemetrohousing.org](mailto:ddilisio@lakemetrohousing.org)  
or 440-354-3347 x33.

### **REGULAR MEETING AGENDA**

1. Roll Call
2. Chairperson's Comments
3. Resolution 11-2022, Recognition of Philip Hunt  
Resolution 12-2022, Housing Rules  
Resolution 13-2022, Choice Mobility
4. Minutes – October 12, 2022
5. CEO Report
6. October Finance Reports and Bills (September Financials)
7. Other Updates and Comments
8. Executive Session, Resident Safety and Security Discussion
9. Adjournment

Jeffrey Mackey, Chairperson

### **Mission**

The mission of the Lake Metropolitan Housing Authority is to advocate for, develop and sustain affordable housing opportunities for the residents of Lake County. We support and encourage residents to attain self-sufficiency while maintaining a customer-centered focus.



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**REGULAR MEETING OF THE  
LAKE METROPOLITAN HOUSING AUTHORITY  
October 12, 2022  
\*Onsite – Jackson Towers  
6:00 P.M.**

*This meeting and all formal actions memorialized herein were taken in a duly noticed virtual, open meeting of this Board and that all deliberations which resulted in formal action were taken in meeting(s) open to the public, in full compliance with all applicable legal requirements including Section 121.22 of the Ohio Revised Code*

**PRESENT**

Chairperson Jeffrey Mackey  
Vice-Chair Charles Stennis Jr.  
Gregory Schmidt – (absent)  
Kathryn Popp  
Cynthia Brooks  
Julius Williams  
George Phillips

**ALSO PRESENT**

Marshal Pitchford, Attorney (absent)  
Eric Martin, Executive Director  
Diana Dilisio, Executive Assistant  
Brittany Stone, Chief Financial Officer

**CHAIRPERSON’S COMMENTS:**

Chairperson Jeffrey Mackey called to order October 12, 2022, Regular Meeting of the Lake Metropolitan Housing Authority

**MEETING MINUTES:**

September 6, 2022, regular Board Meeting: The meeting minutes were accepted by unanimous acclamation.

**CEO REPORT:**

Eric Martin shared highlights from his report that were emailed in advance of the meeting.

**HOUSING CHOICE VOUCHER:**

Lease-ups remain in decline as inflation continues to make it competitive to secure interest from area landlords. The good news is that HUD will allow for the 120% waiver extension through the calendar year 2023. Also, in discussions with our HUD field office, Washington is holding discussions on payment standard increases overall on a permanent basis.

LMHA will make an official request to increase the payment standard from the current 115% resulting from last year’s waiver approval; up to the maximum of 120% of FMR through December 2023. We will additionally urge HUD as part of our request, to allow LMHA to utilize the maximum payment standard (120%) indefinitely.

**PUBLIC HOUSING/MULTI-FAMILY PROGRAM/MARKET RATE:**

We are still awaiting the County’s decision on the ARPA funding. We are continuing to assist the four remaining Public Housing tenants with relocation. LMHA has reached out to the property owners, and we are highly encouraged by the conversations we had with them and the likelihood of placement. LMHA is appreciative of its management’s willingness to consider increased housing for voucher participants.

**PUBLIC HOUSING/MULTI-FAMILY PROGRAM/MARKET RATE: (continued)**

We both are looking forward to having further discussions on creative ways that we can work together and increase communication for better problem solving all the while increasing unit availability for voucher holders. We had the second REAC inspection of our Multifamily properties. LMHA scores improved over last year! There is always room for improvement, however, this is a good indicator of the work that our team has put in over the past 12 months.

**STAFFING:**

We are very close to selecting a quality candidate to fill our intake department's HCV Specialist opening. This position is very important to get more vouchers into the hands of families. We are extremely excited to announce that we have made internal hires to fill the key position previously approved by the Board last month. We have also moved Theresa Lee, Program Supervisor into the Director of Housing position and have announced that Meghan Furman will serve as Director of Compliance. Both of these very important positions will help shape the future of our organization. We are positive this will help in getting the HCV going in the right direction.

**JACKSON TOWERS:**

Work has officially begun at Jackson Towers for the sealant repairs in the façade panel joints and the spalling issues around the building. Wilson Restoration (out of Pittsburgh) has mobilized staff and resources and will be ramping up work beginning Monday, October 17th.

The project is expected to be completed before the Thanksgiving Holiday. They were the lowest bidder coming in at \$148,925. This is well under what we thought. Meeting met with Brent Biagi and his team last week. They come into the project with 22 years of experience. They have the insurance needed, including liability and commercial bonded. Letters will be sent out to the tenants notifying them to be cautious of the work being done between Monday-Friday, 8:00 am – 5:00 pm, and to reassure them that their privacy is assured and will be taken into account at Jackson Towers.

**SEPTEMBER FINANCE REPORT:**

A motion was made by Chairperson Jeffrey Mackey and seconded by Kathryn Popp to approve the September financials. September financials were approved by roll call with 4 ayes from Vice-Chair Charles Stennis Jr., George Phillips, Cynthia Brooks, and Julius Williams.

**OTHER UPDATES & COMMENTS:**

We are converting a portion of our conference room space at our administrative offices into two workstations. In addition, we have begun building an additional office at our Jackson Towers location and will be relocating our Multi-Family Specialist to this office upon completion.

**RESOLUTIONS:**

**RESOLUTION NO. 10-2022**

A resolution authorizing the Executive Director to execute a contract with Wilson Restoration Incorporated at a price not to exceed \$148,958.00 to replace sealant and conduct exterior concrete repairs at W. 200 Jackson.

A motion was made by Cynthia Brooks and seconded by George Phillips to adopt this resolution. The resolution was approved by roll call with 4 ayes from Chairperson Jeffrey Mackey, Vice-Chair Charles Stennis Jr., Julius Williams, and Kathryn Popp.

**ADJOURNMENT:**

A motion was made by Chairperson Jeffrey Mackey to adjourn the meeting. The meeting adjourned at 6:34 p.m.

Respectfully submitted,

Eric P Martin - Chief Executive Officer



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## Meeting of The Board of Commissioners CEO Report November 2022

### Housing Choice Voucher:

Earlier in October, we met with the Cleveland HUD field office to discuss rental market conditions in Lake County, HCV lease-ups, and our plans to request an extension of the payment standard increase throughout 2023. We also shared aspects of our leasing plan for 2023 which requires annual submission to HUD. HUD was able to confirm the viability of our plan which has now been submitted to our Local field office for their review. The major aspects of our plan include the following:

- Landlord outreach and recruitment which will include a rental list from cities/towns to reach out to rental property owners and introduce the program
- Increase voucher issuance to 200 every other month
- Increasing our Voucher Payment Standards, effective 1/1/23 we will be at 110%, looking to increase to 120%
- Extending voucher searches
- Landlord incentives Compliance Department will be researching the use of Admin Fees for this area)

In addition, the long-awaited HCV Certification Specialists for our HCV intake department have officially started. Supervision is getting this person trained and up to speed. We are expecting to double the number of vouchers issued sometime this month.

### Public Housing/Multi-Family Program/Market Rate:

On 10/15/2022 at approximately 10:15 PM, Painesville Fire Department and other fire jurisdictions responded to a fire in Unit 212 at Jackson Towers. The fire resulted in the evacuation of all second-floor residents. Four residents were treated onsite, with the occupant of 212 and one other residents taken to Tripoint hospital and treated for smoke inhalation.



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## **Public Housing/Multi-Family Program/Market Rate: *(continued)***

Fire Rescue was able to extinguish the flames and Unit 212 was deemed inhabitable. Other adjacent units in the building were not damaged and residents were allowed to return.

There were no fatalities as a result of the fire. Lake MHA is currently working with insurance and has a vendor on-site remediating the smoke damage and smell on the second floor. As of Monday, November 1, 2022, construction teams have been allowed in the unit to assess the damage and begin cleaning out badly damaged furniture and other effects destroyed by the fire. At this time, we have no estimate on the total cost of the damages, but we will inform the Board as soon as we are informed.

As mentioned earlier, there were no fatalities and this is directly attributed to the heroic actions of Mr. Phillip Hunt, a resident at Jackson Towers. Phillip Hunt can be seen on video entering unit 212 and seconds later dragging the occupant out of the unit into the hallway to safety. Lake MHA would like to take this opportunity to publicly recognize the brave and heroic actions of Mr. Hunt on October 15, 2022. Without his caring and brave actions, the circumstances would have likely been fatal.

## **Section 18 Disposition:**

We are happy to announce that we are down to 2 remaining Public Housing residents. The local field office has also given us the approval to begin the sale of Parkview Place to REACH despite the remaining Public Housing tenants. This clears a huge hurdle for us and allows us to begin the next phase which is to assign REACH Board members and secure funding to facilitate the transaction.

## **Jackson Towers:**

Wilson Restoration, Inc. is now well underway in its façade work at Jackson Towers. Teams have been on site with scaffold and lift and have been working every day, Monday through Friday except for a few days due to inclement weather. Although no official to complete the work has been determined, Wilson Restoration remains confident that work will be completed by the middle of December weather permitting.

**Respectfully submitted,  
Eric P. Martin, MBA/PA**



## Housing Choice Voucher Program

Month Ending October 2022

Leased Action	Aug-22	Sep-22	Oct-22						
Monthly Budget Authority	\$756,356	\$756,356	\$756,356						
Units under lease (1st of month) + HO	1189	1178	1182						
VASH vouchers leased up (26)	14	14	13						
FUP vouchers leased up (25)	16	15	15						
Mainstream vouchers leased up (26)	23	24	24						
Utilization (baseline 1534 eff. 1/01/22)	78%	77%	77%						
Total HAP paid (UA's, ports & HO)	\$715,706	\$684,418	\$679,200						
Total incoming HAP	\$738,943	\$736,878	\$739,121						
Monthly utilization of budget	95%	90%	92%						
HCV Error Analysis Report	Aug-22	Sep-22	Oct-22						
Audit Error rate	25%	17%							
# of files audited	24	24							
# of files with errors per QC audit	6	4							
Informal Hearing/Terminations	Aug-22	Sep-22	Oct-22						
Informal Hearings conducted	2	3	2						
Informal Reviews conducted	2	1	3						
End of Participations (EOP's)	12	10	13	Updated 3 months EOP report attached explaining most recent					
Leasing Activity	Aug-22	Sep-22	Oct-22						
# of New Admissions	7	5	6						
# of Moves	2	2	6						
# of Port-Ins	0	1	0						
# of Port-Outs	1	1	3						
# of Vouchers issued	51	41	40	5 vouchers were new HCV, all others were current tenants/moves					
# of Vouchers on the street	66	66	49	5 vouchers pending inspections					
Vouchers Expired	14	9	18	2 vouchers pending executed HAP 1 Vouchers pending signed leases					
FSS/Homeownership	Aug-22	Sep-22	Oct-22						
Active FSS participants	22	22	23						
Current Homeowners	3	3	3						
Wait List Activity	Aug-22	Sep-22	Oct-22						
Number of Applicants on WL	981	971	920	2021 HCV as of 11/1/22					
# of applicants pulled from Wait List	0	120 on 9/14							
Initial Briefing Meetings		10/5 & 10/6	120 - 56 no eligible						
2nd & Final Chance	4	0	3-pre-denial, 18 pending voucher issuance, 43 in eligibility process						
HQS Inspections	Annual	Annual R.I.	Initial	Moves	Ports	M.P.I. R.I.	Special	Special R.I.	Total
Aug-22	243	Included in AR	8	14			23		288
Sep-22	172	Included in AR	12	10		23	12	1	230
Oct-22	133	Included in AR	5	4		2	28	6	178
Report Completed by: Theresa Lee									

# Lake Metropolitan Housing Authority

## Finance Report

### September 2022

(Prepared for the November 9, 2022 Board Meeting)

The following summarizes the major Finance Department activity for September 2022:

#### **Fiscal Year 2023**

Attached are the preliminary September 2022 financials.

#### **Multi-Family (RAD):**

The Multi-Family program is negative for September 2022. We processed three payrolls in September, increasing our normal monthly expenses for all programs. The program remains in surplus year-to-date and against the budget. The Summary Operating Report does not reflect the \$36,577 check received from the Lake County Auditor's office due to an over payment of lots purchased years ago. This is reflected on the Multi-Family September statement under non-operating income.

The Multi-Family (RAD) Statement of Operation for September 2022 has been included.

#### **Housing Choice Voucher:**

The Housing Choice Voucher program was positive for the September 2022, year-to-date, and against the budget.

The HAP Reserves Worksheet and the Schedule of Restricted Net Position (RNP) for September 2022 have been included.

#### **Parkview (Public Housing/Market Rate):**

Financials (and corresponding Statements of Operation) for September 2022 have been included for both the Public Housing and Market Rate programs. The Market Rate program is positive for September 2022, year-to-date, and against the budget. The Public Housing program is negative for September 2022 and negative year-to-date.

#### **Overall Indicators:**

The Fiscal Year 2023 Payroll projections are included through the October 27, 2022 payroll.

The Per Unit Leased Statistics report has been updated for September 2022.

The Fund Balances – by Restriction report has been updated for September 2022.

#### **Banking and Investments:**

Included with this report are the Lake MHA Cash & Investment Reports as of September 30, 2022, along with copies of the bank statements.

#### **Accounts Payable:**

A detail listing of all A/P checks issued in September are attached for your review.



Respectfully Submitted by:

*Brittany Stone*

Brittany Stone

CFO

# Lake Metropolitan Housing Authority - Major Programs

Fiscal Year 2023 Summary Operating Report, and Fiscal Year 2022 Comparison

For the Month and Fiscal Year-to-Date ended September 30, 2022

(Preliminary - For Internal Use Only)

	Fiscal Year 2023			Fiscal Year 2022		
	This Month	Year-to-Date	YTD Budget	Variance	Year-to-Date	Variance
<b>Multi-Family</b>						
Operating Income	\$ 119,563	\$ 369,990	\$ 379,031	\$ (9,041)	\$ 380,957	\$ (10,967)
Administrative Expenses	\$ 53,335	\$ 121,828	\$ 139,666	\$ (17,838)	\$ 119,967	\$ 1,861
Utility Expenses	24,766	51,971	67,500	(15,529)	66,591	(14,620)
Operations Expense	61,350	145,147	112,186	32,961	118,122	27,025
General Expense	4,980	15,451	17,843	(2,392)	15,027	424
<b>Surplus / (Deficit)</b>	<b>\$ (24,868)</b>	<b>\$ 35,593</b>	<b>\$ 41,836</b>	<b>\$ (6,243)</b>	<b>\$ 61,250</b>	<b>\$ (25,657)</b>

<b>Section 8</b>						
Operating Income	\$ 101,500	\$ 279,291	\$ 264,375	\$ 14,916	\$ 243,499	\$ 35,792
Administrative Expenses	\$ 95,572	\$ 214,723	\$ 253,630	(38,907)	\$ 207,805	6,918
Utility Expenses	428	901	1,200	(299)	1,092	(191)
Maintenance Expense	584	2,052	1,625	427	2,304	(252)
General Expense	725	2,533	4,536	(2,003)	2,971	(438)
<b>Surplus / (Deficit)</b>	<b>\$ 4,191</b>	<b>\$ 59,082</b>	<b>\$ 3,384</b>	<b>\$ 55,698</b>	<b>\$ 29,327</b>	<b>\$ 29,755</b>

<b>CONSOLIDATED</b>						
Operating Income	\$ 221,063	\$ 649,281	\$ 643,406	\$ 5,875	\$ 624,456	\$ 24,825
Administrative Expenses	\$ 148,907	\$ 336,551	\$ 393,296	\$ (56,745)	\$ 327,772	\$ 8,779
Utility Expenses	25,194	52,872	68,700	(15,828)	67,683	(14,811)
Operations Expense	61,934	147,199	113,811	33,388	120,426	26,773
General Expense	5,705	17,984	22,379	(4,395)	17,998	(14)
<b>Surplus / (Deficit)</b>	<b>\$ (20,677)</b>	<b>\$ 94,675</b>	<b>\$ 45,220</b>	<b>\$ 49,455</b>	<b>\$ 90,577</b>	<b>\$ 4,098</b>

**Lake Metropolitan Housing Authority  
Balance Sheet  
September 2022**

**Program: RAD - PBRA      Project: Consolidated**

	Period Amount	Balance
<b>ASSETS</b>		
1001.000 Petty Cash	(94.62)	449.27
1111.800 Cash - RAD PBRA	(44,337.37)	373,563.92
1113.000 Cash - Replacement Reserve	26,138.45	1,374,790.94
1114.000 Cash - Tenant Sec. Deposits	(14.96)	57,517.47
1122.000 Accts Rec Tenants (S)	(2,214.00)	53,984.80
1122.009 Tenant Repayment Agreements (S)	(454.00)	7,844.00
1129.000 A/R - Other	0.00	16,680.86
1129.200 A/R - Payroll Debit (in transit)	(39,587.72)	0.00
1129.300 A/R - Employee	0.00	969.37
1140.001 A/R Parkview Place	(3,822.09)	(26,534.25)
1140.002 A/R Public Housing	16,515.16	50,376.90
1140.003 A/R REACH	50.00	155.00
1140.005 A/R S-8 Voucher	94,776.41	321,170.20
1140.006 A/R State/Local	0.00	1,810.97
1211.000 Prepaid Insurance	(4,620.97)	9,241.98
1250.000 Prepaid Expense	(755.79)	2,267.37
1400.600 Land	0.00	692,731.00
1400.601 Land - Development (Lots)	0.00	29,490.74
1400.700 Buildings	0.00	3,910,612.00
1400.710 Bldg. & Land Improvements	2,750.02	5,711,741.72
1400.750 Bldg. Land & Improvements - Admin	0.00	4,718.44
1400.800 Furn, Equip, Mach - Dwellings	0.00	41,171.00
1400.900 Furn, Equip, Mach - Admin	(2,175.00)	343,483.55
1400.901 Equipment - Vehicles	0.00	121,590.43
1400.950 Accumulated Depreciation	0.00	(9,429,022.77)
1400.960 Accumulated Amortization - Leases	0.00	(3,809.25)
1400.990 Construction-In-Progress	0.00	11,921.55
1490.000 Leased Asset	0.00	18,084.13
1500.100 Net OPEB Asset	0.00	73,869.00
<b>DEFERRED OUTFLOWS OF RESOURCES</b>		
1900.000 Deferred Outflows of Resources (Pens)	0.00	45,675.00
<b>TOTAL DEFERRED OUTFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>45,675.00</u>
<b>TOTAL ASSETS</b>	<u><u>42,153.52</u></u>	<u><u>3,816,545.34</u></u>
<b>LIABILITIES AND SURPLUS</b>		
<b>LIABILITIES</b>		
2111.000 Vendors & Contr. (S)	20,084.92	8,223.87
2111.009 A/P - Public Housing (S)	45.00	267.00
2114.000 Tenants Sec. Dep. (S)	(386.00)	54,564.00
2114.300 Pet Deposit (S)	250.00	5,750.00
2114.314 Interest - Tenant Security Deposits	5.04	29.00
2117.200 OPERS Payable	9,987.34	9,986.82
2117.902 Misc. Payroll - AFLAC	457.38	733.38
2117.950 A/P - Ohio BWC	0.00	(27.00)
2117.999 A/P Payroll Other - Employee	0.00	(136.51)
2135.100 Acc. Comp Absences	0.00	3,643.13
2135.200 Comp. Absences - Non Current	0.00	14,649.64
2400.000 Lease Liability (Current)	0.00	4,210.00
2400.100 Lease Liability (Non-Current)	0.00	10,313.63

**Lake Metropolitan Housing Authority  
Balance Sheet  
September 2022**

**Program: RAD - PBRA      Project: Consolidated**

**LIABILITIES AND SURPLUS**

<b>LIABILITIES</b>		
2500.000 Net Pension Liability	0.00	191,166.00
<b>DEFERRED INFLOWS OF RESOURCES</b>		
2900.000 Deferred Inflows of Resources (Pens)	0.00	262,460.00
2900.100 Deferred Inflows of Resources (OPEB)	0.00	90,371.00
<b>TOTAL DEFERRED INFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>352,831.00</u>
<b>TOTAL LIABILITIES</b>	<u>30,443.68</u>	<u>656,203.96</u>
<b>SURPLUS</b>		
2801.000 Net Investment In Capital Assets	0.00	1,374,360.75
2805.000 Temporarily Restricted Net Position	0.00	1,335,393.59
2806.000 Unrestricted Net Position	0.00	378,417.04
2806.000 Unrestricted Net Position (Current Year)	11,709.84	72,170.00
<b>TOTAL SURPLUS</b>	<u>11,709.84</u>	<u>3,160,341.38</u>
<b>TOTAL LIABILITIES AND SURPLUS</b>	<u>42,153.52</u>	<u>3,816,545.34</u>
<b>PROOF</b>	<u>0.00</u>	<u>0.00</u>

**Lake Metropolitan Housing Authority**  
**Operating Statement**  
**Three Months Ending 09/30/2022**  
**Program: RAD - PBRA      Project: Consolidated**

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
<b>OPERATING INCOME</b>								
3110.000 Dwelling Rental	49,601.00	50,833.33	(1,232.33)	155,770.00	152,500.00	3,270.00	610,000.00	(454,230.00)
3121.000 Tenant Assistance Payments - M/F	68,312.00	73,333.33	(5,021.33)	211,952.00	220,000.00	(8,048.00)	880,000.00	(668,048.00)
3300.113 Interest - Rep Res.	118.45	10.33	108.12	346.58	31.00	315.58	124.00	222.58
3690.000 Other Income - Tenant	1,532.00	2,166.67	(634.67)	1,921.50	6,500.00	(4,578.50)	26,000.00	(24,078.50)
<b>TOTAL OPERATING INCOME</b>	<b>119,563.45</b>	<b>126,343.66</b>	<b>(6,780.21)</b>	<b>369,990.08</b>	<b>379,031.00</b>	<b>(9,040.92)</b>	<b>1,516,124.00</b>	<b>(1,148,133.92)</b>
<b>NON-OPERATING INCOME</b>								
3690.900 Other Income - Miscellaneous	36,577.00	0.00	36,577.00	36,577.00	0.00	36,577.00	0.00	36,577.00
<b>TOTAL NON-OPERATING INCOME</b>	<b>36,577.00</b>	<b>0.00</b>	<b>36,577.00</b>	<b>36,577.00</b>	<b>0.00</b>	<b>36,577.00</b>	<b>0.00</b>	<b>36,577.00</b>
<b>TOTAL INCOME</b>	<b>156,140.45</b>	<b>126,343.66</b>	<b>29,796.79</b>	<b>406,567.08</b>	<b>379,031.00</b>	<b>27,536.08</b>	<b>1,516,124.00</b>	<b>(1,109,556.92)</b>
<b>EXPENSES</b>								
<b>ADMIN EXPENSE</b>								
4110.000 Admin. Salaries	32,991.70	28,061.50	(4,910.20)	66,523.44	84,244.50	17,721.06	336,978.00	270,454.56
4120.000 Auditing Fees	0.00	266.67	266.67	0.00	800.00	800.00	3,200.00	3,200.00
4140.100 Advertising - Other	73.12	25.00	(48.12)	341.87	75.00	(266.87)	300.00	(41.87)
4150.000 Benefits Expense	9,211.54	10,732.17	1,520.63	25,856.33	32,196.50	8,338.17	128,768.00	102,927.67
4170.000 Legal Expenses	2,772.10	1,250.00	(1,522.10)	2,772.10	3,750.00	977.90	15,000.00	12,227.90
4185.000 Staff Training	0.00	0.00	0.00	1,164.50	0.00	(1,164.50)	0.00	(1,164.50)
4190.000 Office Sundry Expense	30.32	100.00	69.68	30.32	300.00	269.68	1,200.00	1,169.68
4190.020 Bank Charges	225.72	166.67	(59.05)	678.45	500.00	(178.45)	2,000.00	1,321.55
4190.050 Payroll Processing Charges & Forms	268.25	183.33	(84.92)	650.35	550.00	(100.35)	2,200.00	1,549.65
4190.100 Office Supplies	604.42	333.33	(271.09)	962.10	1,000.00	37.90	4,000.00	3,037.90
4190.110 Temporary Help	358.31	0.00	(358.31)	1,383.56	0.00	(1,383.56)	0.00	(1,383.56)
4190.120 Cleaning Contract	1,349.70	112.50	(1,237.20)	1,846.83	337.50	(1,509.13)	1,350.00	(496.63)
4190.130 Contract - IT Services	1,247.48	750.00	(497.48)	3,065.85	2,250.00	(815.85)	9,000.00	5,934.15
4190.140 Contract - MCS	755.79	767.58	11.79	2,279.97	2,302.75	22.78	9,211.00	6,931.03
4190.145 Forms and Publications	0.00	125.00	125.00	681.40	375.00	(306.40)	1,500.00	818.60
4190.150 Shredding	0.00	16.67	16.67	0.00	50.00	50.00	200.00	200.00
4190.200 Telephone	359.00	250.00	(109.00)	718.00	750.00	32.00	3,000.00	2,282.00
4190.201 Cell Phones	241.77	116.67	(125.10)	725.31	350.00	(375.31)	1,400.00	674.69
4190.205 Answering Service	222.66	150.00	(72.66)	334.24	450.00	115.76	1,800.00	1,465.76
4190.210 Internet Expense	265.79	166.67	(99.12)	626.56	500.00	(126.56)	2,000.00	1,373.44
4190.220 Cable	699.49	708.33	8.84	2,098.47	2,125.00	26.53	8,500.00	6,401.53
4190.300 Postage & Meter	570.58	500.00	(70.68)	935.71	1,500.00	564.29	6,000.00	5,064.29
4190.400 Copier - Lease	324.24	350.00	25.76	972.72	1,050.00	77.28	4,200.00	3,227.28
4190.410 Copier Maintenance	0.00	29.17	29.17	0.00	87.50	87.50	350.00	350.00
4190.500 Admin Minor Equipment	103.22	0.00	(103.22)	4,878.42	0.00	(4,878.42)	0.00	(4,878.42)
4190.600 Dues & Fees	0.00	266.67	266.67	367.30	800.00	432.70	3,200.00	2,832.70
4190.900 Other Sundry Expense	39.89	0.00	(39.89)	203.88	0.00	(203.88)	0.00	(203.88)
4190.910 Tenant Background Checks	304.22	91.67	(212.55)	304.22	275.00	(29.22)	1,100.00	795.78
4190.950 HR Contract	78.75	10.00	(68.75)	78.75	30.00	(48.75)	120.00	41.25

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>ADMIN EXPENSE</b>								
4190.960 Community Outreach	186.48	30.83	(155.65)	186.48	92.50	(93.98)	370.00	183.52
4210.000 Resident Activities	0.00	100.00	100.00	0.00	300.00	300.00	1,200.00	1,200.00
4220.000 Resident Participation	49.99	666.67	616.68	1,049.80	2,000.00	950.20	8,000.00	6,950.20
4230.000 Contract - Other	0.00	208.33	208.33	109.65	625.00	515.35	2,500.00	2,390.35
<b>TOTAL ADMIN EXPENSE</b>	<b>53,334.83</b>	<b>46,555.43</b>	<b>(6,779.20)</b>	<b>121,828.38</b>	<b>139,668.25</b>	<b>17,837.87</b>	<b>558,665.00</b>	<b>436,836.62</b>
<b>UTILITIES EXPENSE</b>								
4310.000 Water	5,630.30	5,416.67	(213.63)	13,550.58	16,250.00	2,699.42	65,000.00	51,449.42
4320.000 Electricity	17,909.52	15,000.00	(2,909.52)	35,103.48	45,000.00	9,896.52	180,000.00	144,896.52
4330.000 Gas	1,225.76	2,083.33	857.57	3,316.52	6,250.00	2,933.48	25,000.00	21,683.48
<b>TOTAL UTILITIES EXPENSE</b>	<b>24,765.58</b>	<b>22,500.00</b>	<b>(2,265.58)</b>	<b>51,970.58</b>	<b>67,500.00</b>	<b>15,528.42</b>	<b>270,000.00</b>	<b>218,829.42</b>
<b>OPERATIONS EXPENSE</b>								
4410.000 Maintenance Salaries	22,835.36	15,121.17	(7,714.19)	45,419.02	45,363.50	(55.52)	181,454.00	136,034.98
4420.000 Maint. - Supplies (other)	5,220.28	2,500.00	(2,720.28)	16,051.44	7,500.00	(8,551.44)	30,000.00	13,948.56
4420.050 Maint. - Materials	2,465.26	833.33	(1,631.93)	8,341.02	2,500.00	(3,841.02)	10,000.00	3,658.98
4420.200 Maint. - Plumbing	164.29	100.00	(64.29)	335.76	300.00	(35.76)	1,200.00	864.24
4420.300 Maint. - Cleaning Supplies	0.00	16.67	16.67	0.00	50.00	50.00	200.00	200.00
4420.400 Maint. - Auto	136.71	125.00	(11.71)	220.08	375.00	154.92	1,500.00	1,279.92
4420.410 Maint. - Fuel	0.00	291.67	291.67	619.58	875.00	255.42	3,500.00	2,880.42
4420.500 Maint. - Hardware	1,775.28	208.33	(1,566.93)	2,120.25	625.00	(1,495.25)	2,500.00	379.75
4420.510 Maint. - Keys & Locks	80.80	125.00	44.20	112.39	375.00	262.61	1,500.00	1,387.61
4420.600 Maint. - Paint	198.00	583.33	385.33	1,588.31	1,750.00	161.69	7,000.00	5,411.69
4420.700 Appliances & Dwelling Equip.	1,784.10	1,250.00	(534.10)	10,473.05	3,750.00	(6,723.05)	15,000.00	4,526.95
4420.900 Non-Dwelling Equipment	0.00	0.00	0.00	717.69	0.00	(717.69)	0.00	(717.69)
4430.010 Cont - Rubbish Removal	1,164.75	1,166.67	1.92	2,345.75	3,500.00	1,154.25	14,000.00	11,654.25
4430.020 Cont - HVAC	200.00	458.33	258.33	2,538.50	1,375.00	(1,163.50)	5,500.00	2,961.50
4430.040 Cont - Elevators	896.32	1,250.00	353.68	2,641.28	3,750.00	1,108.72	15,000.00	12,358.72
4430.050 Cont - Landscaping	2,427.82	1,000.00	(1,427.82)	2,880.57	3,000.00	139.43	12,000.00	9,139.43
4430.060 Cont - Unit Turn Expense	4,012.00	3,000.00	(1,012.00)	9,097.00	9,000.00	(97.00)	36,000.00	26,903.00
4430.070 Cont - Electrical	1,555.00	458.33	(1,096.67)	1,555.00	1,375.00	(180.00)	5,500.00	3,945.00
4430.080 Cont - Plumbing	1,200.00	333.33	(866.67)	1,200.00	1,000.00	(200.00)	4,000.00	2,800.00
4430.090 Cont - Exterminator	830.00	458.33	(371.67)	2,554.25	1,375.00	(1,179.25)	5,500.00	2,945.75
4430.115 Cont - Repairs	0.00	625.00	625.00	4,725.75	1,875.00	(2,850.75)	7,500.00	2,774.25
4430.116 Cont - Uniforms	166.48	125.00	(41.48)	343.17	375.00	31.83	1,500.00	1,156.83
4430.120 Cont - Miscellaneous	7,794.43	1,866.67	(6,127.76)	13,832.05	5,000.00	(8,832.05)	20,000.00	6,367.95
4450.000 Benefits - Maint.	6,443.21	5,699.00	(744.21)	17,654.84	17,097.00	(557.84)	68,388.00	50,733.16
<b>TOTAL OPERATIONS EXPENSE</b>	<b>61,350.07</b>	<b>37,395.16</b>	<b>(23,954.91)</b>	<b>145,146.75</b>	<b>112,185.50</b>	<b>(32,961.25)</b>	<b>448,742.00</b>	<b>303,595.25</b>
<b>GENERAL EXPENSE</b>								
4480.000 Security	359.36	733.33	373.97	1,588.46	2,200.00	611.54	8,800.00	7,211.54
4510.000 Insurance	4,620.97	5,214.33	593.36	13,862.91	15,643.00	1,780.09	62,572.00	48,709.09
<b>TOTAL GENERAL EXPENSE</b>	<b>4,980.33</b>	<b>5,947.66</b>	<b>967.33</b>	<b>15,451.37</b>	<b>17,843.00</b>	<b>2,391.63</b>	<b>71,372.00</b>	<b>55,920.63</b>
<b>TOTAL EXPENSES</b>	<b>144,430.61</b>	<b>112,398.25</b>	<b>(32,032.36)</b>	<b>334,397.08</b>	<b>337,194.75</b>	<b>2,797.67</b>	<b>1,348,779.00</b>	<b>1,014,381.92</b>
<b>SURPLUS</b>	<b>11,709.84</b>	<b>13,945.41</b>	<b>(2,235.57)</b>	<b>72,178.00</b>	<b>41,838.25</b>	<b>30,333.75</b>	<b>167,345.88</b>	<b>(95,175.00)</b>

**Lake Metropolitan Housing Authority  
Statement of Operations**

**RAD - PBRA - All Projects Period From September 2022 Period To September 2022 - All Tenants**

**Accounts Receivable Balances**

Description	Amount
Beginning Balance	\$55,976.80
Rent	\$54,060.00
Security Deposit	\$1,802.00
Pet Deposit	\$250.00
Late Rent	\$238.00
Adj to Rent	(\$2,224.00)
Adj to Misc - Maintenance Charge	\$1,205.00
Adj to Misc - Move-Out Charges	\$110.00
Adj to Late Rent	(\$21.00)
Payment Received	(\$57,141.00)
Utility	(\$2,242.00)
Adj to Utility	\$7.00
Payment Made	\$2,720.00
Key Deposit	\$15.00
Repayment	\$654.00
Refund Deposit	(\$2,203.00)
AR Void	\$711.00
Create Repayment	(\$200.00)
Ending Balance	<u>\$53,717.80</u>

**Security Deposit Balances**

	Due	Collected
Beginning Balance	\$498.00	\$54,422.00
Charged	\$1,802.00	
Collected	(\$1,231.00)	\$1,231.00
Applied to Account		(\$1,673.00)
Refunded		(\$530.00)
Ending Balance	<u>\$1,069.00</u>	<u>\$53,450.00</u>

**Pet Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$5,500.00
Charged	\$250.00	
Collected	(\$250.00)	\$250.00
Applied to Account		\$0.00
Refunded		\$0.00
Ending Balance	<u>\$0.00</u>	<u>\$5,750.00</u>

**Key Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$30.00
Charged	\$15.00	
Collected	(\$15.00)	\$15.00
Applied to Account		\$0.00
Refunded		\$0.00

Ending Balance	<u>\$0.00</u>	<u>\$45.00</u>
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Repayment Agreement Balances: Default Type (10 Agreements)

	Amount
Beginning Balance	\$8,298.00
Monthly Repayment Amount	(\$654.00)
Payments to Principal	\$0.00
Credit Applications to Principle	\$0.00
Create Repayment	\$200.00
Cancel Repayment	<u>\$0.00</u>
Ending Balance	<u>\$7,844.00</u>



**Lake Metropolitan Housing Authority  
Balance Sheet  
September 2022**

**Program: Section 8 Voucher      Project: Consolidated**

	Period Amount	Balance
<b>ASSETS</b>		
1111.100 Unrestricted Cash	1,201.16	486,054.19
1111.200 Cash HAP Payments	159,963.75	1,581,198.55
1122.000 Tenant Fraud Receivable	0.00	40,569.52
1122.100 Allowance for Doubtful Fraud Rec	0.00	(40,569.52)
1129.000 Accounts Rec - Other	0.00	(8,431.00)
1165.000 FSS Escrow Investmen	13.57	107,459.54
1211.000 Prepaid Insurance	(452.17)	904.39
1250.000 Prepaid Expense	(1,835.49)	5,506.47
1400.900 Furn, Equip, Mach - Admin	0.00	42,980.51
1400.901 Equipment - Vehicles	0.00	33,018.86
1400.950 Accumulated Depreciation	0.00	(71,943.06)
1400.960 Accumulated Amortization - Leases	0.00	(11,541.72)
1490.000 Leased Asset	0.00	54,851.38
1500.100 Net OPEB Asset	0.00	99,723.00
<b>DEFERRED OUTFLOWS OF RESOURCES</b>		
1900.000 Deferred Outflows of Resources (Pens)	0.00	61,662.00
<b>TOTAL DEFERRED OUTFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>61,662.00</u>
<b>TOTAL ASSETS</b>	<u><u>158,890.82</u></u>	<u><u>2,381,443.11</u></u>
<b>LIABILITIES AND SURPLUS</b>		
<b>LIABILITIES</b>		
2111.100 A/P Revolving Fund	94,776.41	321,401.33
2117.000 Accounts Payable LMHA	0.00	(5,208.00)
2117.001 Accounts Payable HAP (S)	(5,020.67)	(392.73)
2119.000 Other Accts Payable	0.00	915.36
2135.100 Acc. Comp Absences	0.00	5,789.82
2135.200 Comp Absences Non Curren	0.00	23,159.29
2181.100 FSS Escrow Payable	4,256.57	112,762.78
2210.200 Unearned Revenue - FSS	0.00	(0.22)
2400.000 Lease Liability	0.00	12,773.98
2400.100 Lease Liability (Non-Current)	0.00	31,288.89
2500.000 Net Pension Liability	0.00	258,073.00
<b>DEFERRED INFLOWS OF RESOURCES</b>		
2900.000 Deferred Inflows of Resources (Pens)	0.00	354,323.00
2900.100 Deferred Inflows of Resources (OPEB)	0.00	122,001.00
<b>TOTAL DEFERRED INFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>476,324.00</u>
<b>TOTAL LIABILITIES</b>	<u><u>94,012.31</u></u>	<u><u>1,236,887.50</u></u>
<b>SURPLUS</b>		
2801.000 Net Investment in Capital Assets	0.00	4,056.31
2802.000 Restricted Net Position (HAP)	64,627.00	399,537.00
2806.000 Unrestricted Net Position	(64,627.00)	530,596.87
2806.000 Unrestricted Net Position (Current Year)	64,878.51	210,365.43
<b>TOTAL SURPLUS</b>	<u><u>64,878.51</u></u>	<u><u>1,144,555.61</u></u>
<b>TOTAL LIABILITIES AND SURPLUS</b>	<u><u>158,890.82</u></u>	<u><u>2,381,443.11</u></u>
<b>PROOF</b>	<u><u>0.00</u></u>	<u><u>0.00</u></u>

Lake Metropolitan Housing Authority

Operating Statement

Three Months Ending 09/30/2022

Program: Section 8 Voucher Project: Consolidated

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
<b>HAP INCOME</b>								
<b>HAP INCOME</b>								
3000.100 HAP Income	736,878.00	0.00	736,878.00	2,239,238.00	0.00	2,239,238.00	0.00	2,239,238.00
3000.120 Mainstream (HAP) Income	11,972.00	0.00	11,972.00	35,916.00	0.00	35,916.00	0.00	35,916.00
3000.199 HAP Repayments	600.58	0.00	600.58	3,416.06	0.00	3,416.06	0.00	3,416.06
<b>TOTAL HAP INCOME</b>	<b>749,450.58</b>	<b>0.00</b>	<b>749,450.58</b>	<b>2,278,570.06</b>	<b>0.00</b>	<b>2,278,570.06</b>	<b>0.00</b>	<b>2,278,570.06</b>
<b>TOTAL HAP INCOME</b>	<b>749,450.58</b>	<b>0.00</b>	<b>749,450.58</b>	<b>2,278,570.06</b>	<b>0.00</b>	<b>2,278,570.06</b>	<b>0.00</b>	<b>2,278,570.06</b>
<b>OPERATING INCOME</b>								
<b>OPERATING INCOME</b>								
3000.200 Admin Fee Income	84,442.00	80,000.00	4,442.00	252,362.00	240,000.00	12,362.00	960,000.00	(707,638.00)
3000.220 Mainstream (Admin) Income	16,457.00	1,666.67	14,790.33	18,305.00	5,000.00	13,305.00	20,000.00	(1,695.00)
3000.300 FSS Grant Income	0.00	5,208.33	(5,208.33)	5,208.00	15,625.00	(10,417.00)	62,500.00	(57,292.00)
3690.200 50% Fraud Recovery	600.58	1,250.00	(649.42)	3,416.06	3,750.00	(333.94)	15,000.00	(11,583.94)
<b>TOTAL OPERATING INCOME</b>	<b>101,499.58</b>	<b>88,125.00</b>	<b>13,374.58</b>	<b>279,291.06</b>	<b>264,375.00</b>	<b>14,916.06</b>	<b>1,057,500.00</b>	<b>(778,208.94)</b>
<b>TOTAL OPERATING INCOME</b>	<b>101,499.58</b>	<b>88,125.00</b>	<b>13,374.58</b>	<b>279,291.06</b>	<b>264,375.00</b>	<b>14,916.06</b>	<b>1,057,500.00</b>	<b>(778,208.94)</b>
<b>TOTAL INCOME</b>	<b>850,950.16</b>	<b>88,125.00</b>	<b>762,825.16</b>	<b>2,557,861.12</b>	<b>264,375.00</b>	<b>2,293,486.12</b>	<b>1,057,500.00</b>	<b>1,500,361.12</b>
<b>EXPENSES</b>								
<b>ADMIN EXPENSE</b>								
4110.000 Admin. Salaries	62,443.30	51,774.83	(10,668.47)	124,557.92	155,324.50	30,766.58	621,298.00	496,740.08
4120.000 Audit Fees	0.00	683.33	683.33	0.00	2,050.00	2,050.00	8,200.00	8,200.00
4140.100 Advertising - Other	535.02	62.50	(472.52)	535.02	187.50	(347.52)	750.00	214.98
4150.000 Benefit Expense	17,580.20	19,631.00	2,050.80	48,416.92	58,893.00	10,476.08	235,572.00	187,155.08
4170.000 Legal Expenses	290.00	333.33	43.33	290.00	1,000.00	710.00	4,000.00	3,710.00
4180.000 Travel Expense	545.05	0.00	(545.05)	545.05	0.00	(545.05)	0.00	(545.05)
4185.000 Staff Training	0.00	0.00	0.00	1,942.50	0.00	(1,942.50)	0.00	(1,942.50)
4190.000 Office Sundry Expense	35.25	208.33	173.08	35.25	625.00	589.75	2,500.00	2,464.75
4190.020 Bank Charges	225.72	187.50	(38.22)	703.45	582.50	(140.95)	2,250.00	1,546.55
4190.050 Payroll Processing Charges & Forms	337.12	250.00	(87.12)	804.41	750.00	(54.41)	3,000.00	2,195.59
4190.100 Office Supplies	1,838.34	750.00	(1,088.34)	2,860.50	2,250.00	(610.50)	9,000.00	6,139.50
4190.110 Temporary Help	416.62	0.00	(416.62)	1,608.74	0.00	(1,608.74)	0.00	(1,608.74)
4190.120 Cleaning Contract	843.43	325.00	(518.43)	2,420.13	975.00	(1,445.13)	3,900.00	1,479.87
4190.130 Contract - IT Services	3,029.56	2,166.67	(862.89)	7,445.54	6,500.00	(945.54)	26,000.00	18,554.46
4190.140 Contract - MCS	1,835.49	1,941.58	106.09	5,537.07	5,824.75	287.68	23,299.00	17,761.93
4190.145 Forms and Publications	0.00	708.33	708.33	3,883.50	2,125.00	(1,758.50)	8,500.00	4,616.50
4190.150 Shredding	0.00	62.50	62.50	0.00	187.50	187.50	750.00	750.00
4190.200 Telephone	1,091.93	800.00	(291.93)	2,183.86	2,400.00	216.14	9,600.00	7,416.14
4190.201 Cell Phones	110.28	95.83	(14.45)	330.84	287.50	(43.34)	1,150.00	819.16
4190.210 Internet Expense	414.78	416.67	1.89	829.56	1,250.00	420.44	5,000.00	4,170.44
4190.220 Cable	37.60	37.50	(0.10)	112.80	112.50	(0.30)	450.00	337.20
4190.300 Postage & Meter	1,712.07	1,250.00	(462.07)	2,807.18	3,750.00	942.82	15,000.00	12,192.82
4190.400 Copier - Lease	986.23	1,083.33	97.10	2,958.69	3,250.00	291.31	13,000.00	10,041.31
4190.410 Copier Maintenance	0.00	91.67	91.67	0.00	275.00	275.00	1,100.00	1,100.00

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>ADMIN EXPENSE</b>								
4190.500 Admin Minor Equipment	119.99	83.33	(36.66)	1,486.49	250.00	(1,236.49)	1,000.00	(486.49)
4190.600 Dues & Fees	0.00	291.67	291.67	216.07	875.00	658.93	3,500.00	3,283.93
4190.900 Other Sundry Expense	46.36	0.00	(46.36)	237.04	0.00	(237.04)	0.00	(237.04)
4190.910 Tenant Background Checks	1,018.61	375.00	(643.61)	1,018.61	1,125.00	106.39	4,500.00	3,481.39
4190.950 HR Contract	78.75	0.00	(78.75)	78.75	0.00	(78.75)	0.00	(78.75)
4190.960 Community Outreach	0.00	83.33	83.33	0.00	250.00	250.00	1,000.00	1,000.00
4230.000 Contract - Other	0.00	166.67	166.67	127.50	500.00	372.50	2,000.00	1,872.50
4230.200 Rent/lect	0.00	683.33	683.33	750.00	2,050.00	1,300.00	8,200.00	7,450.00
<b>TOTAL ADMIN EXPENSE</b>	<b>85,571.70</b>	<b>84,543.23</b>	<b>(11,028.47)</b>	<b>214,723.39</b>	<b>253,629.75</b>	<b>38,906.36</b>	<b>1,014,519.90</b>	<b>799,795.61</b>
<b>UTILITY EXPENSE</b>								
4310.000 Water	61.02	58.33	(2.69)	113.69	175.00	61.31	700.00	586.31
4320.000 Electric	338.97	291.67	(47.30)	704.93	875.00	170.07	3,500.00	2,795.07
4330.000 Gas	27.57	50.00	22.43	82.19	150.00	67.81	600.00	517.81
<b>TOTAL UTILITY EXPENSE</b>	<b>427.56</b>	<b>400.00</b>	<b>(27.56)</b>	<b>899.81</b>	<b>1,200.00</b>	<b>299.18</b>	<b>4,800.00</b>	<b>3,899.19</b>
<b>MAINTENANCE EXPENSE</b>								
4420.400 Maint. - Auto	0.00	166.67	166.67	1,027.89	500.00	(527.89)	2,000.00	972.11
4420.410 Maint. - Fuel	0.00	375.00	375.00	426.61	1,125.00	698.39	4,500.00	4,073.39
4430.120 Cont - Miscellaneous	583.50	0.00	(583.50)	597.20	0.00	(597.20)	0.00	(597.20)
<b>TOTAL MAINTENANCE EXPENSE</b>	<b>583.50</b>	<b>541.67</b>	<b>(41.83)</b>	<b>2,051.70</b>	<b>1,625.00</b>	<b>(426.70)</b>	<b>6,500.00</b>	<b>4,448.30</b>
<b>GENERAL EXPENSE</b>								
4480.000 Security	29.14	54.17	25.03	128.80	162.50	33.70	650.00	521.20
4510.000 Insurance	452.17	874.42	422.25	1,356.51	2,673.25	1,266.74	10,493.00	9,136.49
4590.100 Admin Fee Portable	243.25	583.33	340.08	1,047.21	1,750.00	702.79	7,000.00	5,952.79
<b>TOTAL GENERAL EXPENSE</b>	<b>724.56</b>	<b>1,511.92</b>	<b>787.36</b>	<b>2,532.52</b>	<b>4,535.75</b>	<b>2,003.23</b>	<b>18,143.00</b>	<b>18,610.48</b>
<b>HAP EXPENSE</b>								
4715.100 HAP Occupied Units	676,256.33	0.00	(676,256.33)	2,085,547.27	0.00	(2,085,547.27)	0.00	(2,085,547.27)
4715.500 Hap Portable Cert	7,159.00	0.00	(7,159.00)	27,936.00	0.00	(27,936.00)	0.00	(27,936.00)
4715.600 Homeownership	1,106.00	0.00	(1,106.00)	3,257.00	0.00	(3,257.00)	0.00	(3,257.00)
4718.000 HAP FSS Escrow Payments	4,243.00	0.00	(4,243.00)	10,547.00	0.00	(10,547.00)	0.00	(10,547.00)
<b>TOTAL HAP EXPENSE</b>	<b>688,764.33</b>	<b>0.00</b>	<b>(688,764.33)</b>	<b>2,127,287.27</b>	<b>0.00</b>	<b>(2,127,287.27)</b>	<b>0.00</b>	<b>(2,127,287.27)</b>
<b>TOTAL EXPENSES</b>	<b>786,071.85</b>	<b>86,988.82</b>	<b>(699,074.83)</b>	<b>2,347,495.69</b>	<b>260,990.50</b>	<b>(2,086,505.19)</b>	<b>1,043,862.00</b>	<b>(1,303,533.69)</b>
<b>SURPLUS</b>	<b>64,678.51</b>	<b>1,126.18</b>	<b>63,750.33</b>	<b>210,365.43</b>	<b>3,384.50</b>	<b>206,980.93</b>	<b>13,538.00</b>	<b>196,827.43</b>

# Lake Metropolitan Housing Authority

## HAP Reserves Worksheet

CY 2021 BA	\$	9,497,091	Budget Authority	HUD Disbursed	Program Reserves	HAP Expense	HAP Adjustments	RNP (VMS)	TOTAL Reserves
Jan-21		791,424		804,790	647,500	764,933	1,833	194,683	842,183
Feb-21		791,424		800,703	638,222	758,743	3,515	240,158	878,380
Mar-21		791,424		785,764	643,882	742,601	2,482	285,803	929,685
Apr-21		791,424		785,764	649,542	748,728	2,071	324,910	974,452
May-21		791,424		627,085	813,881	736,548	995	216,442	1,030,323
Jun-21		791,424		780,232	825,074	738,192	1,882	<b>260,364</b>	1,085,438
Jul-21		791,424		757,453	859,045	752,453	1,404	266,768	1,125,813
Aug-21		791,424		757,453	893,016	738,928	1,126	286,419	1,179,435
Sep-21		791,424		751,279	933,161	739,304	3,906	302,300	1,235,461
Oct-21		791,424		754,305	970,281	743,426	1,216	314,395	1,284,676
Nov-21		791,424		500,776	1,260,929	729,064	1,680	87,787	1,348,716
Dec-21		791,424		764,320	1,288,033	729,422	900	123,585	1,411,618
<b>TOTALS:</b>		<b>9,497,091</b>		<b>8,869,924</b>		<b>8,922,342</b>		<b>93.95% of Budget Authority</b>	
						<b>9,022,236</b>		<b>95%</b>	

Includes HUD held HAP Reserves  
Includes VASH voucher HAP

CY 2022 BA	\$	9,497,091	Budget Authority	HUD Disbursed	Program Reserves	HAP Expense	HAP Adjustments	RNP (VMS)	TOTAL Reserves
Jan-22		791,424		768,326	1,311,131	731,456	1,723	162,178	1,473,309
Feb-22		791,424		775,708	1,326,848	738,679	1,427	200,634	1,527,482
Mar-22		791,424		760,000	1,358,272	725,160	6,344	241,818	1,600,090
Apr-22		791,424		755,825	1,393,871	712,222	1,135	286,556	1,680,427
May-22		791,424		756,499	1,428,796	708,052	1,121	336,124	1,764,920
Jun-22		791,424		616,626	1,603,595	711,330	1,068	<b>242,488</b>	1,846,083
Jul-22		791,424		763,417	1,631,602	707,536	1,063	299,432	1,931,034
Aug-22		791,424		738,943	1,684,083	705,217	1,752	334,910	2,018,993
Sep-22		791,424		738,943	1,736,564	674,917	601	399,537	2,136,101
Oct-22		791,424		739,121	1,788,868	679,200		459,458	2,248,326
Nov-22		791,424			2,580,292			459,458	3,039,750
Dec-22		791,424			3,371,716			459,458	3,831,174
<b>TOTALS:</b>		<b>9,497,091</b>		<b>7,413,408</b>		<b>7,093,769</b>		<b>74.69% of Budget Authority</b>	
						<b>9,022,236</b>		<b>95%</b>	

Includes HUD held HAP Reserves  
Includes VASH voucher HAP

# Lake Metropolitan Housing Authority

## Schedule of Restrictd Net Position (RNP)

Fiscal Year 2022 and 2023

<u>HUD Payment Date</u>	<u>RNP</u>	<u>Change from Prior</u>	<u>Units</u>
	<u>HAP In</u>	<u>HAP Out</u>	
June 30, 2020	\$ 161,279.00	\$ (20,833.00)	
July 31, 2020	\$ 10,075.00	\$ 30,908.00	
August 31, 2020	\$ 3,984.00	\$ 155,188.00	
September 30, 2020	\$ 27,666.00	\$ 33,757.00	
October 31, 2020	\$ 60,818.00	\$ 37,136.00	
November 30, 2020	\$ 88,763.00	\$ 55,611.00	
December 31, 2020	\$ 152,993.00	\$ 125,048.00	
January 31, 2021	\$ 194,683.00	\$ 130,453.00	
February 28, 2021	\$ 240,158.00	\$ 198,468.00	
March 31, 2021	\$ 285,803.00	\$ 240,328.00	
April 30, 2021	\$ 324,910.00	\$ 279,265.00	
May 31, 2021	\$ 216,442.00	\$ 177,335.00	
June 30, 2021	\$ 260,364.00	\$ 368,832.00	
July 31, 2021	\$ 266,768.00	\$ 222,846.00	
August 31, 2021	\$ 286,419.00	\$ 280,015.00	
September 30, 2021	\$ 302,300.00	\$ 282,649.00	
October 31, 2021	\$ 314,395.00	\$ 298,514.00	
November 30, 2021	\$ 87,787.00	\$ 75,692.00	
December 31, 2021	\$ 123,585.00	\$ 350,193.00	
January 31, 2022	\$ 162,178.00	\$ 126,380.00	
February 28, 2022	\$ 200,634.00	\$ 162,041.00	
March 31, 2022	\$ 241,818.00	\$ 203,362.00	
April 30, 2022	\$ 286,556.00	\$ 245,372.00	
May 31, 2022	\$ 336,124.00	\$ 291,386.00	
June 30, 2022	\$ 242,488.00	\$ 192,920.00	
July 31, 2022	\$ 299,432.00	\$ 393,068.00	
August 31, 2022	\$ 334,910.00	\$ 277,966.00	
9/1/2022	\$ 738,943.00		
9/1/2022	\$ -		
		\$ 662,409.00	<i>from HUD held HAP Reserves</i>
		\$ 4,243.00	HAP Payments (less MSS)
		\$ 1,106.00	FSS
			Homeownership
	\$ -		Port In
		\$ 7,159.00	Port Out
	\$ 601.00		50% HAP Repayments
	\$ -		FSS Forfeits
	\$ -		Misc. Repayments (error > \$2500)
<b>Monthly Totals:</b>	<b>\$ 739,544.00</b>	<b>\$ 674,917.00</b>	
	\$ 64,627.00	<i>(Net monthly increase (decrease) in Restricted Net Position)</i>	
<b>September 30, 2022</b>	<b>\$ 399,537.00</b>	<b>\$ 364,059.00</b>	

# Lake Metropolitan Housing Authority - Parkview Place

## Fiscal Year 2023 Summary Operating Report, and Fiscal Year 2022 Comparison

For the month, and Fiscal Year-to-Date ended September 30, 2022

(Preliminary - For Internal Use Only)

	This Month	Fiscal Year 2023		Fiscal Year 2022	
		Year-to-Date	YTD Budget	Year-to-Date	Variance
<b>Public Housing</b>					
Operating Income	\$ 8,396	\$ 25,596	\$ 47,382	\$ (21,786)	\$ 81,836
Administrative Expenses	\$ 6,179	\$ 11,978	\$ 14,522	\$ (2,544)	\$ (5,565)
Utility Expenses	3,449	7,258	4,000	3,258	4,415
Operations Expense	6,945	16,503	18,647	(2,144)	13,327
General Expense	322	1,315	4,898	(3,583)	4,008
<b>Surplus / (Deficit)</b>	<b>\$ (8,499)</b>	<b>\$ (11,458)</b>	<b>\$ 5,315</b>	<b>\$ (16,773)</b>	<b>\$ 44,115</b>
					<b>\$ (55,573)</b>

<b>Market Rate</b>					
Operating Income	\$ 12,972	\$ 38,706	\$ 33,863	\$ 4,843	\$ 33,180
Administrative Expenses	\$ 2,249	\$ 4,715	\$ 7,401	(2,686)	\$ 5,771
Utility Expenses	428	820	3,250	(2,430)	2,050
Operations Expense	3,648	7,968	11,562	(3,594)	8,047
General Expense	337	1,010	2,372	(1,362)	1,113
<b>Surplus / (Deficit)</b>	<b>\$ 6,310</b>	<b>\$ 24,193</b>	<b>\$ 9,278</b>	<b>\$ 14,915</b>	<b>\$ 16,199</b>
					<b>\$ 7,994</b>

<b>CONSOLIDATED</b>					
Operating Income	\$ 21,368	\$ 64,302	\$ 81,245	\$ (16,943)	\$ 115,016
Administrative Expenses	\$ 8,428	\$ 16,693	\$ 21,923	\$ (5,230)	\$ 23,314
Utility Expenses	3,877	8,078	7,250	828	4,893
Operations Expense	10,593	24,471	30,209	(5,738)	21,374
General Expense	659	2,325	7,270	(4,945)	5,121
<b>Surplus / (Deficit)</b>	<b>\$ (2,189)</b>	<b>\$ 12,735</b>	<b>\$ 14,593</b>	<b>\$ (1,858)</b>	<b>\$ 60,314</b>
					<b>\$ (47,579)</b>

**Lake Metropolitan Housing Authority  
Balance Sheet  
September 2022**

**Program: Public Housing      Project: Consolidated**

	Period Amount	Balance
<b>ASSETS</b>		
1111.100 General Fund Cash	8,783.00	401,661.88
1122.000 Accts Rec Tenants (S)	349.00	7,440.94
1128.000 A/R - Section 8	0.00	(5,208.00)
1128.800 A/R - ParkView Place (Non HUD)	(800.00)	(8,615.00)
1211.000 Prepaid Insurance	(447.36)	894.67
1212.000 Insurance Depos t	0.00	1,000.00
1250.000 Prepaid Expense	(107.97)	323.91
1400.600 Land	0.00	179,025.00
1400.700 Buildings	0.00	2,794,785.64
1400.710 Bldg. & Land Improvements	0.00	20,696.26
1400.900 Furn, Equip, Mach - Admin	0.00	18,175.00
1400.901 Equipment - Vehicles	0.00	3,112.31
1400.950 Accumulated Depreciation	0.00	(591,808.77)
1400.960 Accumulated Amortization - Leases	0.00	(453.38)
1490.000 Leased Asset	0.00	2,182.93
1500.100 Net OPEB Asset	0.00	11,080.00
<b>DEFERRED OUTFLOWS OF RESOURCES</b>		
1900.000 Deferred Outflows of Resources (Pens)	0.00	6,851.00
<b>TOTAL DEFERRED OUTFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>6,851.00</u>
<b>TOTAL ASSETS</b>	<u><u>7,776.67</u></u>	<u><u>2,841,144.39</u></u>
<b>LIABILITIES AND SURPLUS</b>		
<b>LIABILITIES</b>		
2111.009 A/P - Public Housing (S)	384.00	384.00
2111.100 A/P Revolving Fund	16,515.16	50,376.90
2114.000 Tenants Sec. Dep. (S)	(384.00)	3,732.00
2114.300 Pat Deposit (S)	0.00	250.00
2135.100 Acc. Comp Absences	0.00	270.82
2135.200 Comp. Absences - Non Current	0.00	1,108.98
2137.000 Accrued PILOT	(239.51)	3,575.91
2400.000 Lease Liability (Current)	0.00	510.94
2400.100 Lease Liability (Non-Current)	0.00	1,248.61
2500.000 Net Pension Liability	0.00	28,674.00
<b>DEFERRED INFLOWS OF RESOURCES</b>		
2900.000 Deferred Inflows of Resources (Pens)	0.00	39,369.00
2900.100 Deferred Inflows of Resources (OPEB)	0.00	13,556.00
<b>TOTAL DEFERRED INFLOWS OF RESOURCES</b>	<u>0.00</u>	<u>52,925.00</u>
<b>TOTAL LIABILITIES</b>	<u><u>16,275.65</u></u>	<u><u>143,057.16</u></u>
<b>SURPLUS</b>		
2801.000 Net Investment in Capital Assets	0.00	2,423,985.44
2806.000 Unrestricted Net Position	0.00	285,559.80
2806.000 Unrestricted Net Position (Current Year)	(8,498.98)	(11,458.01)
<b>TOTAL SURPLUS</b>	<u><u>(8,498.98)</u></u>	<u><u>2,698,087.23</u></u>
<b>TOTAL LIABILITIES AND SURPLUS</b>	<u><u>7,776.67</u></u>	<u><u>2,841,144.39</u></u>
<b>PROOF</b>	<u><u>0.00</u></u>	<u><u>0.00</u></u>

Lake Metropolitan Housing Authority

Operating Statement

Three Months Ending 09/30/2022

Program: Public Housing Project: Consolidated

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
<b>OPERATING INCOME</b>								
3110.000 Dwelling Rental	1,034.00	5,833.33	(4,799.33)	3,452.00	17,500.00	(14,048.00)	70,000.00	(66,548.00)
3200.000 HUD Operating Subsidy - PH	7,342.00	7,004.17	337.83	22,024.00	21,012.50	1,011.50	84,050.00	(62,026.00)
3690.000 Other Income - Tenant	20.00	83.33	(63.33)	120.00	250.00	(130.00)	1,000.00	(880.00)
3690.100 CFP For Operations	0.00	2,873.00	(2,873.00)	0.00	8,619.00	(8,619.00)	34,476.00	(34,476.00)
<b>TOTAL OPERATING INCOME</b>	<b>8,396.00</b>	<b>15,793.83</b>	<b>(7,397.83)</b>	<b>25,596.00</b>	<b>47,381.50</b>	<b>(21,785.50)</b>	<b>189,526.00</b>	<b>(183,930.00)</b>
<b>TOTAL INCOME</b>	<b>8,396.00</b>	<b>15,793.83</b>	<b>(7,397.83)</b>	<b>25,596.00</b>	<b>47,381.50</b>	<b>(21,785.50)</b>	<b>189,526.00</b>	<b>(163,938.00)</b>
<b>EXPENSES</b>								
<b>ADMIN EXPENSE</b>								
4110.000 Admin. Salaries	2,713.56	2,484.83	(228.73)	5,544.93	7,454.50	1,909.57	29,818.00	24,273.07
4120.000 Auditing Fees	0.00	33.33	33.33	0.00	100.00	100.00	400.00	400.00
4140.100 Advertising - Other	7.65	16.67	9.02	7.65	50.00	42.35	200.00	192.35
4150.000 Benefits Expense	749.74	946.00	196.26	2,155.37	2,838.00	682.63	11,352.00	9,196.63
4170.000 Legal Expenses	4.50	83.33	78.83	4.50	250.00	245.50	1,000.00	995.50
4185.000 Staff Training	0.00	0.00	0.00	6.75	0.00	(6.75)	0.00	(6.75)
4190.000 Office Sundry Expense	3.17	41.67	38.50	3.17	125.00	121.83	500.00	496.83
4190.020 Bank Charges	0.00	125.00	125.00	199.22	375.00	175.78	1,500.00	1,300.78
4190.050 Payroll Processing Charges & Forms	27.59	20.83	(6.76)	85.82	62.50	(3.32)	250.00	184.18
4190.100 Office Supplies	75.53	45.83	(29.70)	116.20	137.50	21.30	550.00	433.80
4190.110 Temporary Help	37.49	0.00	(37.49)	144.77	0.00	(144.77)	0.00	(144.77)
4190.120 Cleaning Contract	226.19	33.33	(192.86)	287.16	100.00	(187.16)	400.00	112.84
4190.130 Contract - IT Services	178.20	150.00	(28.20)	437.95	450.00	12.05	1,800.00	1,362.05
4190.140 Contract - MCS	107.97	109.67	1.70	325.71	329.00	3.29	1,316.00	990.29
4190.145 Forms and Publications	0.00	29.17	29.17	0.00	87.50	87.50	350.00	350.00
4190.150 Shredding	0.00	6.67	6.67	0.00	20.00	20.00	80.00	80.00
4190.200 Telephone	44.87	33.33	(11.54)	89.74	100.00	10.26	400.00	310.26
4190.201 Cell Phones	46.65	41.67	(4.98)	139.95	125.00	(14.95)	500.00	360.05
4190.205 Answering Service	23.09	16.67	(6.42)	34.66	50.00	15.34	200.00	165.34
4190.210 Internet Expense	24.39	25.00	0.61	48.78	75.00	26.22	300.00	251.22
4190.220 Cable	83.36	83.33	(0.03)	250.08	250.00	(0.08)	1,000.00	749.92
4190.300 Postage & Meter	59.44	54.17	(5.27)	97.46	162.50	65.04	650.00	552.54
4190.400 Copier - Lease	49.53	50.00	9.47	121.59	150.00	28.41	600.00	478.41
4190.410 Copier Maintenance	0.00	6.67	6.67	0.00	20.00	20.00	80.00	80.00
4190.500 Admin Minor Equipment	10.79	200.00	189.21	133.77	600.00	466.23	2,400.00	2,266.23
4190.600 Dues & Fees	0.00	28.33	28.33	19.43	85.00	65.57	340.00	320.57
4190.900 Other Sundry Expense	4.17	0.00	(4.17)	21.33	0.00	(21.33)	0.00	(21.33)
4190.910 Tenant Background Checks	31.83	33.33	1.50	31.83	100.00	68.17	400.00	368.17
4190.950 HR - Contract	8.75	0.00	(8.75)	8.75	0.00	(8.75)	0.00	(8.75)
4190.960 Community Outreach	19.51	33.33	13.82	19.51	100.00	80.49	400.00	380.49
4200.000 Moving Expenses (Section 18 Dispo)	1,650.00	0.00	(1,650.00)	1,650.00	0.00	(1,650.00)	0.00	(1,650.00)
4210.000 Resident Activities	0.00	83.33	83.33	0.00	250.00	250.00	1,000.00	1,000.00



	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>ADMIN EXPENSE</b>								
4230.000 Contract - Other	0.00	25.00	25.00	11.47	75.00	63.53	300.00	788.53
<b>TOTAL ADMIN EXPENSE</b>	<b>6,178.97</b>	<b>4,846.49</b>	<b>(1,338.48)</b>	<b>11,977.55</b>	<b>14,521.50</b>	<b>2,543.95</b>	<b>58,888.80</b>	<b>44,168.45</b>
<b>UTILITIES EXPENSE</b>								
4310.000 Water	5.49	500.00	494.51	10.22	1,500.00	1,489.78	6,000.00	5,989.78
4320.000 Electricity	1,940.98	416.67	(1,524.31)	4,250.55	1,250.00	(3,000.55)	5,000.00	749.45
4330.000 Gas	1,502.60	416.67	(1,085.93)	2,997.05	1,250.00	(1,747.05)	5,000.00	2,002.95
<b>TOTAL UTILITIES EXPENSE</b>	<b>3,449.07</b>	<b>1,333.34</b>	<b>(2,115.73)</b>	<b>7,257.82</b>	<b>4,000.00</b>	<b>(3,257.82)</b>	<b>16,000.00</b>	<b>8,742.18</b>
<b>OPERATION EXPENSE</b>								
4410.000 Maintenance Salaries	3,422.71	2,316.92	(1,105.79)	6,861.68	8,950.75	89.07	27,803.00	20,941.32
4415.000 Maint. - Temp Help	0.00	91.67	91.67	0.00	275.00	275.00	1,100.00	1,100.00
4420.000 Maint. - Supplies (other)	546.23	291.67	(254.56)	1,879.12	875.00	(804.12)	3,500.00	1,820.88
4420.050 Maint. - Materials	257.98	250.00	(7.98)	663.55	750.00	86.45	3,000.00	2,336.45
4420.100 Maint. - Electrical	0.00	20.83	20.83	0.00	62.50	62.50	230.00	250.00
4420.200 Maint. - Plumbing	17.18	20.83	3.65	35.12	62.50	27.38	250.00	214.88
4420.300 Maint. - Cleaning Supplies	0.00	8.33	8.33	0.00	25.00	25.00	100.00	100.00
4420.400 Maint. - Auto	14.30	66.67	52.37	23.02	200.00	176.98	800.00	776.98
4420.410 Maint. - Fuel	0.00	50.00	50.00	64.83	150.00	85.17	600.00	535.17
4420.500 Maint. - Hardware	177.43	29.17	(148.26)	213.53	87.50	(126.03)	350.00	136.47
4420.510 Maint. - Keys & Locks	8.44	58.33	49.89	11.74	175.00	163.26	700.00	688.26
4420.600 Maint. - Paint	20.71	125.00	104.29	166.19	375.00	208.81	1,500.00	1,333.81
4420.700 Appliances & Dwelling Equip.	0.00	250.00	250.00	0.00	750.00	750.00	3,000.00	3,000.00
4420.900 Non-Dwelling Equipment	0.00	0.00	0.00	75.09	0.00	(75.09)	0.00	(75.09)
4430.010 Cont - Rubbish Removal	144.37	162.50	18.13	288.74	487.50	198.76	1,950.00	1,661.26
4430.020 Cont - HVAC	0.00	133.33	133.33	0.00	400.00	400.00	1,600.00	1,600.00
4430.050 Cont - Landscaping	517.93	250.00	(267.93)	610.25	750.00	139.75	3,000.00	2,389.75
4430.070 Cont - Electrical	0.00	20.83	20.83	0.00	62.50	62.50	250.00	250.00
4430.080 Cont - Plumbing	0.00	416.67	416.67	0.00	1,250.00	1,250.00	5,000.00	5,000.00
4430.090 Cont - Exterminator	0.00	41.67	41.67	0.00	125.00	125.00	500.00	500.00
4430.115 Cont - Repairs	0.00	41.67	41.67	0.00	125.00	125.00	500.00	500.00
4430.116 Cont - Uniforms	17.39	41.67	24.28	35.79	125.00	89.21	500.00	464.21
4430.120 Cont - Miscellaneous	840.56	658.33	(182.23)	3,107.50	1,975.00	(1,132.50)	7,900.00	4,792.50
4450.000 Benefits - Maint.	959.93	869.67	(90.26)	2,667.20	2,609.00	(58.20)	10,436.00	7,768.80
<b>TOTAL OPERATION EXPENSE</b>	<b>6,845.18</b>	<b>6,215.76</b>	<b>(729.40)</b>	<b>16,503.35</b>	<b>18,647.25</b>	<b>2,143.90</b>	<b>74,588.00</b>	<b>58,085.65</b>
<b>GENERAL EXPENSE</b>								
4480.000 Security	113.93	291.67	177.74	341.79	875.00	533.21	3,500.00	3,158.21
4510.000 Insurance	447.36	507.75	60.39	1,342.08	1,523.25	181.17	6,093.00	4,750.92
4520.000 PILOT Expense	(239.51)	458.33	697.84	(368.58)	1,375.00	1,743.58	5,500.00	5,868.58
4570.000 Collection Loss	0.00	375.00	375.00	0.00	1,125.00	1,125.00	4,500.00	4,500.00
<b>TOTAL GENERAL EXPENSE</b>	<b>321.78</b>	<b>1,632.75</b>	<b>1,310.97</b>	<b>1,315.29</b>	<b>4,898.25</b>	<b>3,582.96</b>	<b>19,593.00</b>	<b>18,277.71</b>
<b>TOTAL EXPENSES</b>	<b>16,894.98</b>	<b>14,022.34</b>	<b>(2,872.64)</b>	<b>37,054.01</b>	<b>42,987.00</b>	<b>5,012.89</b>	<b>168,288.80</b>	<b>131,213.89</b>
<b>SURPLUS</b>	<b>(8,488.98)</b>	<b>1,771.49</b>	<b>10,270.47</b>	<b>(11,458.01)</b>	<b>5,314.50</b>	<b>16,772.51</b>	<b>21,258.08</b>	<b>32,716.01</b>

**Lake Metropolitan Housing Authority**  
**Statement of Operations**  
**Public Housing - All Projects Period From September 2022 Period To September 2022 - All Tenants**

**Accounts Receivable Balances**

Description	Amount
Beginning Balance	\$7,091.94
Rent	\$1,097.00
Late Rent	\$40.00
Adj to Late Rent	(\$20.00)
Payment Received	(\$768.00)
Utility	(\$63.00)
Payment Made	\$63.00
Refund Deposit	(\$384.00)
Ending Balance	<u>\$7,056.94</u>

**Security Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$4,116.00
Charged	\$0.00	
Collected	\$0.00	\$0.00
Applied to Account		\$0.00
Refunded		(\$384.00)
Ending Balance	<u>\$0.00</u>	<u>\$3,732.00</u>

**Pet Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$250.00
Charged	\$0.00	
Collected	\$0.00	\$0.00
Applied to Account		\$0.00
Refunded		\$0.00
Ending Balance	<u>\$0.00</u>	<u>\$250.00</u>

**Lake Metropolitan Housing Authority**

**Balance Sheet**

**September 2022**

**Program: ParkView Place**

**Project: Consolidated**

	Period Amount	Balance
<b>ASSETS</b>		
1111.900 LMHA Cash - Erie Bank	72.17	351,310.89
1122.000 Accts Rec Tenants (S)	1,900.00	1,839.00
1122.009 Tenant Repayment Agreements	(15.00)	265.00
1122.211 Accounts Rec. Security Deposits	0.00	60.00
1129.352 Grant Receivable - ODNR 2	0.00	1,315.04
1211.000 Prepaid Insurance	(266.41)	536.86
1400.600 Land	0.00	126,852.00
1400.700 Buildings	0.00	1,728,647.38
1400.710 Bldg. & Land Improvements	0.00	528,807.75
1400.900 Furn, Equip, Mach - Admin	0.00	10,905.00
1400.901 Equipment - Vehicles	0.00	1,729.06
1400.950 Accumulated Depreciation	0.00	(369,505.09)
1400.960 Accumulated Amortization - Leases	0.00	(69.84)
1490.000 Leased Asset	0.00	232.76
<b>TOTAL ASSETS</b>	<b>1,688.76</b>	<b>2,382,925.81</b>
<b>LIABILITIES AND SURPLUS</b>		
<b>LIABILITIES</b>		
2111.100 A/P Revolving Fund	(3,822.09)	(26,765.38)
2114.000 Tenant Sec. Deposits	0.00	13,790.00
2114.300 Pet Security Deposit	0.00	500.00
2118.800 A/P - Public Housing (Non-HUD)	(800.00)	(8,615.00)
2135.100 Acc. Comp Absences	0.00	110.78
2135.200 Comp Absences - Non Current	0.00	340.29
2400.000 Lease Liability (Current)	0.00	45.56
2400.100 Lease Liability (Non-Current)	0.00	122.16
<b>TOTAL LIABILITIES</b>	<b>(4,622.09)</b>	<b>(20,471.59)</b>
<b>SURPLUS</b>		
2801.000 Net Investment In Capital Assets	0.00	2,027,436.04
2806.000 Undesignated Fund Balance (Non-Federal)	0.00	351,768.08
2806.000 Undesignated Fund Balance (Non-Federal) (Current Year)	6,310.85	24,193.28
<b>TOTAL SURPLUS</b>	<b>6,310.85</b>	<b>2,403,397.40</b>
<b>TOTAL LIABILITIES AND SURPLUS</b>	<b>1,688.76</b>	<b>2,382,925.81</b>
<b>PROOF</b>	<b>0.00</b>	<b>0.00</b>

Lake Metropolitan Housing Authority

Operating Statement

Three Months Ending 09/30/2022

Program: ParkView Place Project: Consolidated

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
3110.000 Dwelling Rental	12,850.00	11,250.00	1,600.00	38,500.00	33,750.00	4,750.00	135,000.00	(98,500.00)
3300.900 Interest Income - ParkView Place	72.17	20.83	51.34	155.87	62.50	93.37	250.00	(94.13)
3690.000 Other Income - Tenant	50.00	16.67	33.33	50.00	50.00	0.00	200.00	(150.00)
<b>TOTAL INCOME</b>	<b>12,972.17</b>	<b>11,287.50</b>	<b>1,684.67</b>	<b>38,705.87</b>	<b>33,862.50</b>	<b>4,843.37</b>	<b>135,450.00</b>	<b>(98,744.13)</b>
<b>EXPENSES</b>								
<b>ADMINISTRATIVE EXPENSE</b>								
4110.000 Admin. Salaries	1,514.44	1,258.00	(256.44)	2,942.03	3,774.00	831.97	15,096.00	12,153.97
4120.000 Auditing Fees	0.00	15.00	15.00	0.00	45.00	45.00	180.00	180.00
4140.100 Advertising - Other	4.26	25.00	20.74	4.26	75.00	70.74	300.00	295.74
4150.000 Employee Benefits	434.87	484.00	49.13	1,143.60	1,452.00	308.40	5,808.00	4,664.40
4170.000 Legal Expenses	2.50	208.33	205.83	2.50	625.00	622.50	2,500.00	2,497.50
4185.000 Staff Training	0.00	0.00	0.00	3.75	0.00	(3.75)	0.00	(3.75)
4190.000 Office Sundry Expense	1.76	33.33	31.57	1.76	100.00	98.24	400.00	398.24
4190.020 Bank Charges	0.00	4.17	4.17	0.00	12.50	12.50	50.00	50.00
4190.050 Payroll Processing Charges & Forms	0.00	8.33	8.33	0.00	25.00	25.00	100.00	100.00
4190.110 Temporary Help	20.83	41.67	20.84	80.43	125.00	44.57	500.00	419.57
4190.120 Cleaning Contract	113.42	15.00	(98.42)	111.15	45.00	(66.15)	180.00	68.85
4190.145 Forms and Publications	0.00	5.00	5.00	0.00	15.00	15.00	60.00	60.00
4190.201 Cell Phones	25.46	75.00	(49.54)	76.38	75.00	(1.38)	300.00	223.62
4190.210 Internet Expense	0.00	4.17	4.17	0.00	12.50	12.50	50.00	50.00
4190.220 Cable	49.88	66.67	16.79	149.64	200.00	50.36	800.00	650.36
4190.300 Postage & Meter	35.89	31.67	(4.22)	58.52	95.00	36.48	380.00	321.48
4190.400 Copier - Lease	0.00	8.33	8.33	0.00	25.00	25.00	100.00	100.00
4190.500 Admin Minor Equipment	5.99	25.00	19.01	74.31	75.00	0.69	300.00	225.69
4190.600 Dues & Fees	0.00	0.00	0.00	10.84	0.00	(10.84)	0.00	(10.84)
4190.900 Other Sundry Expense	2.31	0.00	(2.31)	11.84	0.00	(11.84)	0.00	(11.84)
4190.910 Tenant Background Checks	17.71	41.67	23.96	17.71	125.00	107.29	500.00	482.29
4190.950 HR - Contract	8.75	41.67	32.92	8.75	125.00	116.25	500.00	491.25
4190.960 Community Outreach	10.85	0.00	(10.85)	10.85	0.00	(10.85)	0.00	(10.85)
4230.000 Contract - Other	0.00	125.00	125.00	6.38	375.00	368.62	1,500.00	1,493.62
<b>TOTAL ADMINISTRATIVE EXPENSE</b>	<b>2,248.72</b>	<b>2,487.61</b>	<b>238.89</b>	<b>4,714.70</b>	<b>7,461.80</b>	<b>2,747.10</b>	<b>29,804.00</b>	<b>24,889.30</b>
<b>UTILITIES EXPENSE</b>								
4310.000 Water	3.05	416.67	413.62	5.68	1,250.00	1,244.32	5,000.00	4,994.32
4320.000 Electricity	296.22	333.33	37.11	570.96	1,000.00	429.04	4,000.00	3,429.04
4330.000 Gas	128.90	333.33	204.43	243.14	1,000.00	756.86	4,000.00	3,756.86
<b>TOTAL UTILITIES EXPENSE</b>	<b>428.17</b>	<b>1,083.33</b>	<b>655.16</b>	<b>819.78</b>	<b>3,250.00</b>	<b>2,430.22</b>	<b>13,000.00</b>	<b>12,180.22</b>
<b>OPERATION EXPENSE</b>								
4410.000 Maintenance Salaries	1,982.98	1,302.67	(680.31)	3,921.21	3,908.00	(13.21)	15,632.00	11,710.79
4420.000 Maint. - Supplies (other)	303.43	308.33	4.90	932.68	925.00	(7.68)	3,700.00	2,767.32
4420.050 Maint. - Materials	143.32	208.33	65.01	368.65	625.00	256.35	2,500.00	2,131.35
4420.100 Maint. - Electrical	0.00	33.33	33.33	0.00	100.00	100.00	400.00	400.00

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>OPERATION EXPENSE</b>								
4420.200 Maint. - Plumbing	9.54	33.33	23.79	19.50	100.00	80.50	400.00	380.50
4420.300 Maint. - Cleaning Supplies	0.00	16.67	16.67	0.00	50.00	50.00	200.00	200.00
4420.400 Maint. - Auto	7.94	41.67	33.73	12.78	125.00	112.22	500.00	487.22
4420.410 Maint. - Fuel	0.00	25.00	25.00	36.01	75.00	38.99	300.00	263.99
4420.500 Maint. - Hardware	98.57	20.83	(77.74)	118.62	62.50	(56.12)	250.00	131.38
4420.510 Maint. - Keys & Locks	4.68	33.33	28.65	6.51	100.00	93.49	400.00	393.49
4420.600 Maint. - Paint	11.51	75.00	63.49	92.33	225.00	132.67	900.00	807.67
4420.700 Appliances & Dwelling Equip.	0.00	100.00	100.00	0.00	300.00	300.00	1,200.00	1,200.00
4420.900 Non-Dwelling Equipment	0.00	0.00	0.00	41.75	0.00	(41.75)	0.00	(41.75)
4430.010 Cont - Rubbish Removal	88.63	100.00	13.37	173.26	300.00	126.74	1,200.00	1,026.74
4430.020 Cont - HVAC	0.00	41.67	41.67	0.00	125.00	125.00	500.00	500.00
4430.050 Cont - Landscaping	291.35	216.67	(74.68)	343.28	650.00	306.72	2,600.00	2,256.72
4430.080 Cont - Plumbing	0.00	250.00	250.00	0.00	750.00	750.00	3,000.00	3,000.00
4430.090 Cont - Exterminator	0.00	83.33	83.33	0.00	250.00	250.00	1,000.00	1,000.00
4430.115 Cont - Repairs	0.00	166.67	166.67	0.00	500.00	500.00	2,000.00	2,000.00
4430.116 Cont - Uniforms	9.66	16.67	7.01	19.86	50.00	30.14	200.00	180.14
4430.120 Cont - Miscellaneous	136.06	291.67	155.61	357.12	875.00	517.88	3,500.00	3,142.88
4450.000 Benefits - Maint.	581.98	488.92	(73.06)	1,524.21	1,466.75	(57.46)	5,867.00	4,342.79
<b>TOTAL OPERATION EXPENSE</b>	<b>3,647.65</b>	<b>3,854.09</b>	<b>206.44</b>	<b>7,967.77</b>	<b>11,562.25</b>	<b>3,594.48</b>	<b>48,249.00</b>	<b>38,281.23</b>
<b>GENERAL EXPENSE</b>								
4480.000 Security	68.37	208.33	139.96	205.11	825.00	419.89	2,500.00	2,294.89
4510.000 Insurance	268.41	303.00	34.59	805.23	909.00	103.77	3,636.00	2,830.77
4516.000 Real Estate Assess.	0.00	70.83	70.83	0.00	212.50	212.50	850.00	850.00
4570.000 Collection Loss	0.00	208.33	208.33	0.00	625.00	625.00	2,500.00	2,500.00
<b>TOTAL GENERAL EXPENSE</b>	<b>336.78</b>	<b>790.49</b>	<b>453.71</b>	<b>1,010.34</b>	<b>2,371.50</b>	<b>1,361.16</b>	<b>9,486.00</b>	<b>8,475.66</b>
<b>TOTAL EXPENSES</b>	<b>6,661.32</b>	<b>8,194.92</b>	<b>1,533.60</b>	<b>14,512.59</b>	<b>24,584.75</b>	<b>10,072.16</b>	<b>98,339.00</b>	<b>83,826.41</b>
<b>SURPLUS</b>	<b>6,310.85</b>	<b>3,092.58</b>	<b>(3,218.27)</b>	<b>24,193.28</b>	<b>9,277.75</b>	<b>(14,915.53)</b>	<b>37,111.00</b>	<b>12,917.72</b>

**Lake Metropolitan Housing Authority  
Statement of Operations**

**ParkView Place - All Projects Period From September 2022 Period To September 2022 - All Tenants**

**Accounts Receivable Balances**

Description	Amount
Beginning Balance	(\$61.00)
Rent	\$12,700.00
Late Rent	\$200.00
Adj to Misc - Maintenance Fee	\$50.00
Adj to Late Rent	(\$50.00)
Payment Received	(\$11,815.00)
Repayment	\$15.00
AR Void	\$800.00
Ending Balance	<u>\$1,839.00</u>

**Security Deposit AR Balances**

Description	Amount
Beginning Balance	<u>\$0.00</u>
Ending Balance	<u>\$0.00</u>

**Pet Deposit AR Balances**

Description	Amount
Beginning Balance	<u>\$0.00</u>
Ending Balance	<u>\$0.00</u>

**Key Deposit AR Balances**

Description	Amount
Beginning Balance	<u>\$60.00</u>
Ending Balance	<u>\$60.00</u>

**Security Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$13,790.00
Charged	\$0.00	
Collected	\$0.00	\$0.00
Applied to Account		\$0.00
Refunded		\$0.00
Ending Balance	<u>\$0.00</u>	<u>\$13,790.00</u>

**Pet Deposit Balances**

	Due	Collected
Beginning Balance	\$0.00	\$500.00
Charged	\$0.00	
Collected	\$0.00	\$0.00
Applied to Account		\$0.00
Refunded		\$0.00
Ending Balance	<u>\$0.00</u>	<u>\$500.00</u>

**Key Deposit Balances**

	Due	Collected
Beginning Balance	\$60.00	(\$60.00)
Charged	\$0.00	
Collected	\$0.00	\$0.00

Applied to Account		\$0.00
Refunded		\$0.00
Ending Balance	\$60.00	<u>(\$60.00)</u>

Repayment Agreement Balances: Default Type (1 Agreements)

	Amount
Beginning Balance	\$280.00
Monthly Repayment Amount	(\$15.00)
Payments to Principal	\$0.00
Credit Applications to Principle	\$0.00
Create Repayment	\$0.00
Cancel Repayment	\$0.00
Ending Balance	<u>\$265.00</u>

# Lake Metropolitan Housing Authority

Fund Balances (Sorted by Restriction)

Estimated      Estimated  
8/31/2022      9/30/2022

## UNRESTRICTED

<u>Unrestricted - General</u>			
State / Local Funds:	<i>These funds can be used for any legal business purpose</i>	\$	
ParkView Place - LMHA	<i>These funds can be used for any legal business purpose</i>	\$	
REACH	<i>These funds can be used for any approved non-profit business purpose</i>	\$	
<u>Unrestricted - Program</u>			
Multi-Family Reserves	<i>These funds can be used for any Multi-Family related expenditure(?)</i>	\$	
Public Housing Admin:	<i>These funds can be used for any Public Housing related expenditure</i>	\$	
HCV Admin:	<i>These funds can be used for any Section 8 related expenditure</i>	\$	
<b>TOTAL UNRESTRICTED:</b>		<b>\$</b>	<b>2,805,097      \$ 2,437,421</b>

## RESTRICTED

<u>Restricted - Program</u>			
Restricted Net Position (RNP):	<i>Restricted to Housing Assistance Payment (HAP) expenditures</i>	\$	
Replacement Reserve	<i>Restricted to capital improvement needs for the Multi-Family Program</i>	\$	
<u>Restricted - Other</u>			
FSS Escrow:	<i>Account for Family Self Sufficiency (FSS) monies held in escrow</i>	\$	
Tenant Security Deposits*:	<i>Total tenant Security Deposits (Multi-Family, Public Housing and Parkview)</i>	\$	
<b>TOTAL RESTRICTED:</b>		<b>\$</b>	<b>1,831,713      \$ 1,897,712</b>



# Lake Metropolitan Housing Authority

## Selected Statistics

### Fiscal Year 2023 Payroll (through 10/27/2022 payroll)

	<u>HCV</u>	<u>M-F</u>	<u>PH/PVP</u>	<u>TOTAL</u>
Projected \$	577,493	470,599	83,319	1,131,411
Budget \$	621,298	518,432	88,349	1,228,079
Variance \$	(43,805)	(47,833)	(5,030)	(96,668)
Variance %	-7.05%	-9.23%	-5.69%	-7.87%
Payroll %	51.04%	41.59%	7.36%	
Budget %	50.59%	42.21%	7.19%	
Variance:	0.45%	-0.62%	0.17%	

### Per Unit Leased Statistics - For Management Use Only

<b>HCV Subsidy &amp; Expense / Unit Leased</b>									
<i>Fiscal Year 2023/Calendar Year 2022 - through December 2022</i>									
Units Authorized	Units Leased	Lease Percent	Admin Subsidy	FSS Subsidy	Total Subsidy	Subsidy / Unit Leased	Program Expenses	Expenses / Unit Leased	P/L per Unit Leased
FY 2023 Avg: 1,505	1,186	78.82%	\$ 84,121	\$ 433	\$ 84,554	\$ 71.29	\$ 60,748	\$ 51.22	\$ 20.07
CY 2022 Avg: 1,535	1,207	78.65%	\$ 84,866	\$ 1,916	\$ 86,781	\$ 71.885145	\$ 71,935	\$ 59.586931	\$ 12.30

### M/F Total Rent & Expense / Unit Leased

<i>Fiscal Year 2023/Calendar Year 2022 - through December 2022</i>									
Units Authorized	Units Leased	Occupancy	Rent Charged	Subsidy Received	Total Rent	Rent / Unit Leased	Program Expenses	Expense / Unit Leased	P/L per Unit Leased
FY 2023 Avg: 240	208	86.53%	\$ 53,323	\$ 70,651	\$ 123,973	\$ 596.98	\$ 123,333	\$ 593.90	\$ 3.08
CY 2022 Avg: 240	204	85.00%	\$ 52,315	\$ 69,859	\$ 122,174	\$ 598.89	\$ 141,640	\$ 694.31	\$ (95.42)

**Lake Metropolitan Housing Authority**

**Balance Sheet**

**September 2022**

**Program: State/Local      Project: Consolidated**

	Period Amount	Balance
<b>ASSETS</b>		
1111.500 Cash - Erie Bank	17.50	212,971.29
1400.900 Furn, Equip, Mach - Admin	0.00	21,153.62
1400.950 Accumulated Depreciation	0.00	(21,153.62)
<b>TOTAL ASSETS</b>	<b>17.50</b>	<b>212,971.29</b>
<b>LIABILITIES AND SURPLUS</b>		
<b>LIABILITIES</b>		
2111.100 A/P Revolving Fund	0.00	1,810.97
<b>TOTAL LIABILITIES</b>	<b>0.00</b>	<b>1,810.97</b>
<b>SURPLUS</b>		
2806.000 Unrestricted Net Position	0.00	212,062.41
2806.000 Unrestricted Net Position (Current Year)	17.50	(902.09)
<b>TOTAL SURPLUS</b>	<b>17.50</b>	<b>211,160.32</b>
<b>TOTAL LIABILITIES AND SURPLUS</b>	<b>17.50</b>	<b>212,971.29</b>
<b>PROOF</b>	<b>0.00</b>	<b>0.00</b>

**Lake Metropolitan Housing Authority**  
**Operating Statement**  
**Three Months Ending 09/30/2022**  
**Program: State/Local      Project: Consolidated**

	Period Amount	Period Budget	Period Variance	YTD Amount	YTD Budget	YTD Variance	Annual Budget	Remaining Budget
<b>INCOME</b>								
3300.100 State/Local Funds - Interest	17.50	0.00	17.50	37.34	0.00	37.34	0.00	37.34
<b>TOTAL INCOME</b>	<b>17.50</b>	<b>0.00</b>	<b>17.50</b>	<b>37.34</b>	<b>0.00</b>	<b>37.34</b>	<b>0.00</b>	<b>37.34</b>
<b>EXPENSES</b>								
4220.100 Vending Supplies	0.00	0.00	0.00	939.43	0.00	(939.43)	0.00	(939.43)
<b>TOTAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>939.43</b>	<b>0.00</b>	<b>(939.43)</b>	<b>0.00</b>	<b>(939.43)</b>
<b>SURPLUS</b>	<b>17.50</b>	<b>0.00</b>	<b>17.50</b>	<b>(902.09)</b>	<b>0.00</b>	<b>(902.09)</b>	<b>0.00</b>	<b>(902.09)</b>

**LMHA CASH and INVESTMENT REPORT AS OF September 30, 2022**

NAME OF BANK	ACCOUNT NUMBER	ACCOUNT RATE	PURCHASE OR ROLLOVER DATE	MATURITY DATE	SALES / TRANSFERS	BEGINNING		ENDING	
						PRINCIPAL BALANCE 8/31/2022	NET INVESTMENT INCOME AND/OR VALUE CHANGE	PRINCIPAL BALANCE 9/30/2022	NOTES

**PUBLIC HOUSING:**

GRAND TOTAL	\$	-	\$	-	\$	-	\$
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**BANK ACCOUNT BALANCES AS OF 9/30/2022**

Account Name	Account #	8/31/2022	9/30/2022	Percent Change	Dollar Difference
Multi-Family General	324	555,944.48	398,116.84	-28.39%	(157,827.64)
Multi-Family Rep Reserve	990	1,348,537.95	1,374,790.94	1.95%	26,252.99
Multi-Family Security Deposits	714	57,532.43	57,517.47	-0.03%	(14.96)
Public Housing General	437	393,393.88	402,176.88	2.23%	8,783.00
Section 8 Lake Rental	479	1,440,862.20	1,602,203.95	11.20%	161,341.75
Section 8	440	484,853.03	486,054.19	0.25%	1,201.16
FSS Account	9630	107,445.97	107,459.54	0.01%	13.57
LMHA - Parkview (Erie)	6485	351,238.72	351,310.89	0.02%	72.17
State/Local (Erie)	6525	212,953.79	212,971.29	0.01%	17.50
REACH (Chase)	6869	37,742.83	37,742.83	0.00%	-
		<u>\$ 4,990,505.28</u>	<u>\$ 5,030,344.82</u>	<u>0.80%</u>	<u>\$ 39,839.54</u>

**TOTAL CASH & INVESTMENTS:**

TOTAL CASH & INVESTMENTS:	\$	4,990,505.28	\$	5,030,344.82	\$	39,839.54	Monthly Change
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**Huntington Public Funds Analyzed Checking**

Account: [REDACTED]

Statement Activity From:  
 09/01/22 to 09/30/22

Days in Statement Period 30  
 Average Ledger Balance\* 525,938.57  
 Average Collected Balance\* 523,515.81

\* The above balances correspond to the  
 service charge cycle for this account.

<b>Beginning Balance</b>	<b>\$555,944.48</b>
<b>Credits (+)</b>	<b>173,109.00</b>
Regular Deposits	53,219.00
Lock Box Deposits	15,274.00
Electronic Deposits	104,616.00
<b>Debits (-)</b>	<b>330,936.64</b>
Regular Checks Paid	209,238.46
Electronic Withdrawals	120,448.74
Return Deposited Items	800.00
Service Charges	451.44
<b>Ending Balance</b>	<b>\$398,116.84</b>

**Deposits (+)**

Account: [REDACTED]

Date	Amount	Serial #	Type	Date	Amount	Serial #	Type
09/01	991.00	75682	Lockbox	09/19	45,756.00	173215718	Brch/ATM
09/02	381.00	75682	Lockbox	09/19	1,145.00	171661480	Brch/ATM
09/06	5,958.00	75682	Lockbox	09/19	25.00	75682	Lockbox
09/07	2,277.00	75682	Lockbox	09/22	30.00	75682	Lockbox
09/08	1,653.00	75682	Lockbox	09/26	769.00	75682	Lockbox
09/09	242.00	75682	Lockbox	09/29	464.00	75682	Lockbox
09/12	960.00	75682	Lockbox	09/30	4,418.00	171661487	Brch/ATM
09/13	474.00	75682	Lockbox	09/30	1,900.00	171661488	Brch/ATM
09/15	500.00	75682	Lockbox	09/30	550.00	75682	Lockbox

**Other Credits (+)**

Account: [REDACTED]

Date	Amount	Description
09/01	68,312.00	HUD TREAS 310 MISC PAY 090122 XXXXX3675860103 RMT*VV*XXXXX0754100*****HUD Section 8 /CA OH12RD00008\
09/06	36,063.00	ACH SETTLEMENT OFFSET 220906 -SETT-HNB HVACH
09/07	241.00	ACH SETTLEMENT OFFSET 220907 -SETT-HNB HVACH

**Checks (-)**

Account: [REDACTED]

Date	Amount	Check #	Date	Amount	Check #
09/23	455.00	5156	09/13	593.77	5161*

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**Huntington PublicFund Business Interest Checking**

Account: -----

Statement Activity From:  
 09/01/22 to 09/30/22

Days in Statement Period 30

Average Ledger Balance\* 1,349,519.82  
 Average Collected Balance\* 1,349,519.82

\* The above balances correspond to the  
 service charge cycle for this account.

Beginning Balance	\$1,348,652.49
Credits (+)	26,138.45
Electronic Deposits	26,020.00
Interest Earned	118.45
Total Service Charges (-)	0.00
Ending Balance	\$1,374,790.94

Average Percentage Yield Earned this period 0.106%

**Other Credits (+)**

Account: -----

Date	Amount	Description
09/30	13,010.00	BUS ONL TFR FRM CHECKING 093022 XXXXXXX5324
09/30	13,010.00	BUS ONL TFR FRM CHECKING 093022 XXXXXXX5324
09/30	118.45	INTEREST PAYMENT

**Service Charge Summary**

Account: -----

Previous Month Service Charges (-)	\$0.00
Total Service Charges (-)	\$0.00

**Balance Activity**

Account: -----

Date	Balance	Date	Balance	Date	Balance
08/31	1,348,652.49	09/30	1,374,790.94		

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**Huntington PublicFund Business Interest Checking** Account: [REDACTED]

<b>Statement Activity From:</b>		<b>Beginning Balance</b>	<b>\$57,532.43</b>
<b>09/01/22 to 09/30/22</b>		<b>Credits (+)</b>	<b>5.04</b>
		Interest Eamed	5.04
<b>Days in Statement Period</b>	<b>30</b>	<b>Total Service Charges (-)</b>	<b>20.00</b>
<b>Average Ledger Balance*</b>	<b>57,521.76</b>	<b>Ending Balance</b>	<b>\$57,517.47</b>
<b>Average Collected Balance*</b>	<b>57,521.76</b>		

\* The above balances correspond to the service charge cycle for this account.

Average Percentage Yield Eamed this period 0.106%

**Other Credits (+)** Account: [REDACTED]

Date	Amount	Description
09/30	5.04	INTEREST PAYMENT

**Service Charge Detail** Account: [REDACTED]

Date	Service Charge (-)	Waives and Discounts (+)	Description
09/15	5.00		STATEMENT CHARGE
09/15	15.00		BUSINESS ONLINE SERVICE FEES

**Service Charge Summary** Account: [REDACTED]

Previous Month Service Charges (-)	\$20.00
Total Service Charges (-)	\$20.00

**Balance Activity** Account: [REDACTED]

Date	Balance	Date	Balance	Date	Balance
08/31	57,532.43	09/15	57,512.43	09/30	57,517.47

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**Huntington Public Funds Analyzed Checking**

Account: ----- [REDACTED]

<b>Statement Activity From:</b> 09/01/22 to 09/30/22		<b>Beginning Balance</b>	<b>\$393,393.88</b>
<b>Days in Statement Period</b> 30		<b>Credits (+)</b>	<b>8,846.00</b>
<b>Average Ledger Balance*</b> 399,980.01		Electronic Deposits	8,846.00
<b>Average Collected Balance*</b> 399,980.01		<b>Debits (-)</b>	<b>63.00</b>
* The above balances correspond to the service charge cycle for this account.		Regular Checks Paid	63.00
		<b>Ending Balance</b>	<b>\$402,176.88</b>

**Other Credits (+)**

Account: ----- [REDACTED]

Date	Amount	Description
09/06	800.00	ACH SETTLEMENT OFFSET 220906 -SETT-HNB HVACH
09/06	613.00	ACH SETTLEMENT OFFSET 220906 -SETT-HNB HVACH
09/07	91.00	ACH SETTLEMENT OFFSET 220907 -SETT-HNB HVACH
09/09	7,342.00	HUD TREAS 310 MISC PAY 090922 XXXXX3875880103RMT*VV*XXXXX447166*****HUD Operating Fund OH02500000122D\

**Checks (-)**

Account: ----- [REDACTED]

Date	Amount	Check #	Date	Amount	Check #
09/08	63.00	43963			

(\*) Indicates the prior sequentially numbered check(s) may have 1) been voided by you 2) not yet been presented 3) appeared on a previous statement or 4) been included in a list of checks.

**Balance Activity**

Account: ----- [REDACTED]

Date	Balance	Date	Balance	Date	Balance
08/31	393,393.88	09/07	394,897.88	09/09	402,176.88
09/06	394,806.88	09/08	394,834.88		

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Account: [REDACTED]

Statement Activity From:  
 09/01/22 to 09/30/22

Days in Statement Period 30

Average Ledger Balance\* 1,723,072.55  
 Average Collected Balance\* 1,723,039.48

\* The above balances correspond to the  
 service charge cycle for this account.

Beginning Balance	\$1,440,862.20
Credits (+)	850,245.00
Regular Deposits	496.00
Electronic Deposits	849,749.00
Debits (-)	688,903.25
Regular Checks Paid	19,855.70
Electronic Withdrawals	669,047.55
Ending Balance	\$1,602,203.95

**Deposits (+)**

Account: [REDACTED]

Date	Amount	Serial #	Type	Date	Amount	Serial #	Type
09/19	496.00	171661481	Brch/ATM				

**Other Credits (+)**

Account: [REDACTED]

Date	Amount	Description
09/01	721,747.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	83,960.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	13,000.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	11,972.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	3,027.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	3,026.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	3,026.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	3,026.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	3,026.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/01	924.00	86 TREAS 310 MISC PAY 090122 XXXXX3875860103
09/06	3,026.00	86 TREAS 310 MISC PAY 090622 XXXXX3875860103
09/15	2,533.00	86 TREAS 310 MISC PAY 091522 XXXXX3875860103
09/15	482.00	86 TREAS 310 MISC PAY 091522 XXXXX3875860103

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**Huntington Public Funds Analyzed Checking**

Account: ----- [REDACTED]

<b>Statement Activity From:</b> 09/01/22 to 09/30/22		<b>Beginning Balance</b>	<b>\$484,853.03</b>
		<b>Credits (+)</b>	<b>1,201.16</b>
		Regular Deposits	1,201.16
<b>Days in Statement Period</b> 30		<b>Ending Balance</b>	<b>\$486,054.19</b>
<b>Average Ledger Balance*</b>	485,262.72		
<b>Average Collected Balance*</b>	485,217.22		

\* The above balances correspond to the service charge cycle for this account.

**Deposits (+)**

Account: ----- [REDACTED]

Date	Amount	Serial #	Type	Date	Amount	Serial #	Type
09/19	1,008.16	173215719	Brch/ATM	09/30	193.00	171661486	Brch/ATM

**Balance Activity**

Account: ----- [REDACTED]

Date	Balance	Date	Balance	Date	Balance
08/31	484,853.03	09/19	485,861.19	09/30	486,054.19

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1. Tell us your name, your business's name (if appropriate) and the Huntington account number (if any).
2. Describe the error or the transaction you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
3. Tell us the dollar amount of the suspected error. We will investigate your complaint or question and will correct any error promptly.

**Verification of Electronic Deposits** If you authorized someone to make regular electronic fund transfers of money to your account at least once every sixty days, you can find out whether or not the deposit has been received by us, call either 1-614-480-2001 or call toll free 1-800-480-2001.

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**Huntington Public Funds Hybrid Checking**

Account: ----- [REDACTED]

<b>Statement Activity From:</b> 09/01/22 to 09/30/22		<b>Beginning Balance</b>	<b>\$107,445.97</b>
Days in Statement Period 30		<b>Credits (+)</b>	<b>13.57</b>
Average Ledger Balance* 107,452.75		Interest Earned	13.57
Average Collected Balance* 107,452.75		<b>Ending Balance</b>	<b>\$107,459.54</b>

\* The above balances correspond to the service charge cycle for this account.

**Other Credits (+)**

Account:----- [REDACTED]

Date	Amount	Description
09/15	13.57	INTEREST PAYMENT

**Balance Activity**

Account:----- [REDACTED]

Date	Balance	Date	Balance	Date	Balance
08/31	107,445.97	09/15	107,459.54		

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1. Tell us your name, your business's name (if appropriate) and the Huntington account number (if any).
2. Describe the error or the transaction you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
3. Tell us the dollar amount of the suspected error. We will investigate your complaint or question and will correct any error promptly.

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P.O. Box 42, Clearfield, PA 16830

005657



LAKE METROPOLITAN HOUSING AUTHORITY  
189 FIRST ST  
PAINESVILLE OH 44077-3111

Account Number: [REDACTED]  
Statement Date: Sep 01, 2022 thru Sep 30, 2022

Summary - All Accounts

Product	Account #	Ending Balance
Tiered Interest Savings	[REDACTED]	\$351,310.89

Tiered Interest Savings [REDACTED]

Date	Transaction Description	Withdrawal	Deposit	Balance
	<b>BEGINNING BALANCE</b>			<b>\$351,238.72</b>
Sep 30	Credit Interest		72.17	351,310.89
	<b>ENDING BALANCE</b>			<b>\$351,310.89</b>

Interest Summary

Avg. Daily Balance	Min. Balance for Period	Interest Period	Days in Period	Interest Earned	Annual Percentage Yield Earned	Interest Paid YTD
351,238.72	351,238.72	Sep 01, 2022 - Sep 30, 2022	30	72.17	0.25%	289.92

Interest Rate Summary

Date	Rate%	Date	Rate%	Date	Rate%	Date	Rate%
Aug 10	0.25%						

Overdraft/Returned Item Fees

Fee Type	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Account Summary

Previous Date	Beginning Balance	Deposits	Interest Paid	Withdrawals	Fees	Ending Balance
Sep 01, 2022	351,238.72	0.00	72.17	0.00	0.00	351,310.89

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- Reduce the risk of theft of personal information during disposal



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Member FDIC

P.O. Box 42, Clearfield, PA 16830

Account Number: [REDACTED]  
Statement Date: Sep 01, 2022 thru Sep 30, 2022

013008



LAKE METROPOLITAN HOUSING AUTHORITY  
189 FIRST ST  
PAINESVILLE OH 44077-3111

Summary - All Accounts

Product	Account #	Ending Balance
Interest Checking	[REDACTED]	\$212,971.29

Interest Checking [REDACTED]

Date	Transaction Description	Withdrawal	Deposit	Balance
	<b>BEGINNING BALANCE</b>			<b>\$212,953.79</b>
Sep 30	Total Interest Paid		17.50	
	<b>ENDING BALANCE</b>			<b>\$212,971.29</b>

LAKE METROPOLITAN HOUSING AUTHORITY

Deposits and Credits

Date	Transaction Description	Amount
Sep 30	Credit Interest	17.50

Balance Summary

Date	Balance	Date	Balance
Sep 01	212,953.79	Sep 30	212,971.29

Interest Summary

Avg. Daily Balance	Min. Balance for Period	Interest Period	Days in Period	Interest Earned	Annual Percentage Yield Earned	Interest Paid YTD
212,953.79	212,953.79	Sep 01, 2022 - Sep 30, 2022	30	17.50	0.10%	68.06

Interest Rate Summary

Date	Rate%	Date	Rate%
Aug 10	0.10%		

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**Lake Metropolitan Housing Authority  
Vendor Accounting Cash Payment/Receipt Register  
RAD - PBRA**

Filter Criteria Includes: 1) Project: RAD - PBRA, 2) Payment Date: All, 3) Financial Period: September 2022, 4) Payments Over: All, 5) Check Numbers: All, 6) Cleared Period: All  
7) Check Status: All, 8) Payment Status: All, 9) Show Payments: Yes, 10) Show Deposits: Yes, 11) Order By: Payment/Receipt Number

Bank: Huntington - RAD, Bank Account: 01662725324, GL Account: 1111.800

*Posted Payments*

<u>Doc Num</u>	<u>Payment Date</u>	<u>Voided</u>	<u>Type</u>	<u>Document Recipient</u>	<u>Document Description</u>	<u>Cleared</u>	<u>Amount</u>
5261	09/12/2022	No	CHK	Blaine Window Hardware, Inc	Maint. Supplies	Yes	\$119.03
5262	09/12/2022	No	CHK	Cintas	Maint. Uniforms	Yes	\$43.89
5263	09/12/2022	No	CHK	Commonwealth Lumber Co.	Maint. Supplies	Yes	\$42.88
5264	09/12/2022	No	CHK	Griffin Technology Group	WS Batteries	Yes	\$239.99
5265	09/12/2022	No	CHK	Johnstone Supply	PvP Maint. Supplies	Yes	\$1.60
5266	09/12/2022	No	CHK	Joughin & Company Hardware	Aug 22 Statement	Yes	\$359.04
5267	09/12/2022	No	CHK	ONLINE Information Services, Inc	Employee Verif./C. Semmelroth	Yes	\$1,392.87
5268	09/12/2022	No	CHK	Robert Half	Week end 06/03 Semmelroth	Yes	\$833.25
5269	09/12/2022	No	CHK	Sherwin-Williams	550 Sand - Maint. Materials	Yes	\$1,513.74
5270	09/12/2022	No	CHK	The Nelrod Company	Woodlawn Utility Allowance Study	Yes	\$1,659.00
5271	09/14/2022	No	CHK	A-Team Property Maintenance	Aug 22 JT Admin PvP Woodlawn	Yes	\$1,722.10
5272	09/14/2022	No	CHK	Charter Communications	Internet	Yes	\$1,277.13
5273	09/14/2022	No	CHK	City Of Painesville Utilities Office	Aug 22	Yes	\$13,777.21
5274	09/14/2022	No	CHK	Dominion Energy Ohio	8/17-9/3/22 (Final bill)	Yes	\$45.26
5275	09/14/2022	No	CHK	Elite Painting and Pressure Washi	598 Sand Paint	Yes	\$2,750.00
5276	09/14/2022	No	CHK	GPD Group	JT	Yes	\$1,040.02
5277	09/14/2022	No	CHK	Great Lakes Publishing	Cleveland Magazine Adv Sep 22	Yes	\$450.00
5278	09/14/2022	No	CHK	Home Depot Credit Services	August 2022 Statement	Yes	\$934.61
5279	09/14/2022	No	CHK	Janyce Richburg	9/20-9/23 Conference Travel	Yes	\$283.55
5280	09/14/2022	No	CHK	Lowe's	Aug 22	Yes	\$239.15
5281	09/14/2022	No	CHK	Malana Lovett	Sept 2022 Moving Expenses	Yes	\$1,650.00
5282	09/14/2022	No	CHK	Priney Bowes Purchase Power	Aug 22 Postage/Meter	Yes	\$1,520.99
5283	09/14/2022	No	CHK	Sherwin-Williams	555 Shelby	Yes	\$1,583.04
5284	09/14/2022	No	CHK	Stacy Carlson	9/21 9/23 Conference Travel	Yes	\$261.50
5285	09/14/2022	No	CHK	Precise Exterminating	553 Sand Raccoon	Yes	\$1,394.25
5286	09/19/2022	No	CHK	Active Plumbing Supply	Homeworth/Plumbing Supplies	Yes	\$45.84
5287	09/19/2022	No	CHK	Campbell Plumbing	515 Homeworth/Sewer work	Yes	\$1,200.00
5288	09/19/2022	No	CHK	Cintas	Maint. Uniforms	Yes	\$97.10
5289	09/19/2022	No	CHK	Clemans, Nelson & Associates. In	Retainer	Yes	\$175.00
5290	09/19/2022	No	CHK	Edwards Plumbing - Heating and	WS/HVAC	No	\$200.00
5291	09/19/2022	No	CHK	Griffin Technology Group	Microsoft 365 Subs Sept 22	Yes	\$573.00
5292	09/19/2022	No	CHK	Kost Electric, Inc.	515 Homeworth/Electrical	Yes	\$1,555.00
5293	09/19/2022	No	CHK	Lake County Board of Commissio	Sept 22 Health Insurance	Yes	\$18,428.76
5294	09/19/2022	Yes	CHK	Mentor Glass Supply & Repair Co	PvP Window Repair	Yes	\$611.44
5294	09/19/2022	No	VD	Mentor Glass Supply & Repair Co	Need to correct payment - duplicate	Yes	(\$611.44)
5295	09/19/2022	No	CHK	NFP Corporate Services (OH) Inc.	Sept 22/Healthcare Consulting	Yes	\$240.00
5296	09/19/2022	No	CHK	The Illuminating Company	A Halls PvP 8/13-9/13/22	Yes	\$2,170.50
5297	09/19/2022	No	CHK	UH Occupational Health	C. Semmelroth/Admin Background	Yes	\$50.00
5298	09/19/2022	No	CHK	Mentor Glass Supply & Repair Co	PvP Window Repair	Yes	\$469.94
5299	09/22/2022	No	CHK	AT&T	Sept 22 Telephone	Yes	\$741.80
5300	09/22/2022	No	CHK	Blueknight Carpel & Maintenance	WS #607 Cleaning	Yes	\$1,942.00
5301	09/22/2022	No	CHK	Charter Communications	Sept 22 Cable	Yes	\$75.21
5302	09/22/2022	No	CHK	Cintas	JT Mats	Yes	\$395.39
5303	09/22/2022	No	CHK	DiCaudo, Pitchford & Yoder	Aug 22 Legal Fees	No	\$3,069.10
5304	09/22/2022	No	CHK	Dominion Energy Ohio	8/17-9/13/2022 FINAL	Yes	\$1,739.60
5305	09/22/2022	No	CHK	General Pest Control Co.	565 Sand - Yellow Jackets	Yes	\$830.00
5306	09/22/2022	No	CHK	Guardian	10/1-10/31/2022	Yes	\$2,091.54

**Lake Metropolitan Housing Authority**  
**Vendor Accounting Cash Payment/Receipt Register**  
**RAD - PBRA**

Filter Criteria Includes: 1) Project: RAD - PBRA, 2) Payment Date: All, 3) Financial Period: September 2022, 4) Payments Over: All, 5) Check Numbers: All, 6) Cleared Period: All, 7) Check Status: All, 8) Payment Status: All, 9) Show Payments: Yes, 10) Show Deposits: Yes, 11) Order By: Payment/Receipt Number

Bank: Huntington - RAD, Bank Account: 01662725324, GL Account: 1111.800

**Posted Payments**

<u>Doc Num</u>	<u>Payment Date</u>	<u>Yielded</u>	<u>Type</u>	<u>Document Recipient</u>	<u>Document Description</u>	<u>Cleared</u>	<u>Amount</u>
5307	09/22/2022	No	CHK	HD Supply Facilities Maintenance	Credit (9205515851) Maint. Supplies	Yes	\$1,939.44
5308	09/22/2022	No	CHK	Huntington National Bank	August 2022 Statement	Yes	\$1,421.97
5309	09/22/2022	No	CHK	Lakeside Laundry Equipment	Blank Laundry Cards	Yes	\$111.04
5310	09/22/2022	No	CHK	Mentor Glass Supply & Repair Co	555 Shelby - Window repair	Yes	\$181.25
5311	09/22/2022	No	CHK	Property Management Services L	September 2022 Janitorial Services	Yes	\$1,000.00
5312	09/22/2022	No	CHK	Vector Security	Admin/Service Call/Fuel	Yes	\$173.00
5315	09/28/2022	No	CHK	Avenue Auto Clinic	Battery	No	\$158.95
5316	09/28/2022	No	CHK	Charter Communications	Sept 22 Internet	No	\$222.95
5317	09/28/2022	No	CHK	City Of Painesville Utilities Office	8/8-9/7/22	No	\$10,237.84
5318	09/28/2022	No	CHK	Dominion Energy Ohio	8/17-9/16/2022	No	\$1,011.46
5319	09/28/2022	No	CHK	Elite Painting and Pressure Washi	543 Sand Paint/Drywall Repair	No	\$1,300.00
5320	09/28/2022	No	CHK	G&L Locksmiths	JT locks	No	\$93.92
5321	09/28/2022	No	CHK	HD Supply Facilities Maintenance	Maint. Supplies	No	\$81.98
5322	09/28/2022	No	CHK	Pitney Bowes Inc.	Postage Machine/Service	No	\$939.75
5323	09/28/2022	No	CHK	Professional Answering Service L	Sept 22 Answering Service (8/2-9/21	No	\$124.80
5324	09/28/2022	No	CHK	Stanley Access Tech LLC	Service/Labor	No	\$460.00
5325	09/28/2022	No	CHK	T-Mobile	Sept 22 Cell Phone	No	\$424.16
5326	09/28/2022	No	CHK	Vector Security	Oct 22 Alarm Monitoring	No	\$570.80
5327	09/28/2022	No	CHK	Xerox Financial Services	Oct 22 Copier Lease	No	\$1,351.00
						Cleared: 51	\$72,781.48
						Uncleared: 15	\$20,246.71
						<b>Total Payments: 66</b>	<b>\$93,028.19</b>

**Project Summary**

Bank: Huntington - RAD, Bank Account: 01662725324, GL Account: 1111.800

<u>Program - Project</u>	<u>Payments</u>	<u>Deposits</u>
RAD - PBRA - RAD - PBRA	\$93,028.19	\$0.00
<b>Total:</b>	<b>\$93,028.19</b>	<b>\$0.00</b>

**Type Summary**

Bank: Huntington - RAD, Bank Account: 01662725324, GL Account: 1111.800

<u>Document Type</u>	<u>Count</u>	<u>Amount</u>
Check (CHK)	65	\$93,639.63
Void Payment (VD)	1	(\$611.44)
<b>Total:</b>	<b>66</b>	<b>\$93,028.19</b>



**RESOLUTION NO. 11-2022**

**A RESOLUTION HONORING MR. PHILLIP HUNT FOR HIS BRAVE AND HEROIC  
ACTIONS ON OCTOBER 15, 2022.**

WHEREAS, the Members of the Lake Metropolitan Housing Authority have found and determined that it is necessary to recognize the heroic actions of Mr. Phillip Hunt during an apartment fire at 200 W. Jackson Street on the night of October 15, 2022.

WHEREAS, Mr. Phillip Hunt on October 15, 2022, risked his own life running into danger and entering and rescuing a fellow resident from a smoke-filled apartment.

WHEREAS, without the actions of Mr. Phillip Hunt, the fire on the night of October 15, 2022, may have been fatal.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE BOARD OF COMMISSIONERS OF THE LAKE METROPOLITAN HOUSING AUTHORITY, THAT:

SECTION 1. Phillip Hunt is hereby applauded for his selfless, brave, and heroic actions upon which he risked his own life to save the life of a fellow resident, the 15th night of October 2022.

SECTION 2. It is found and determined that all formal actions of the Lake Metropolitan Housing Authority concerning and relating to the adoption of this Resolution were adopted in an open meeting of the Board of Commissioners of the Lake Metropolitan Housing Authority; and that, except as otherwise provided by Section 121.22 of the Ohio Revised Code, all deliberations of the Board of Commissioners of the Lake Metropolitan Housing Authority and any of its committees that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 4. This Resolution shall go into effect at the earliest time allowed under law.

\_\_\_\_\_  
Jeffrey Mackey, Chairperson

ATTEST:

I, ERIC MARTIN,

Executive Director of the Lake Metropolitan Housing Authority, Lake County, Ohio do hereby certify that the foregoing Resolution 11-2022 was duly passed by vote of the Board of Commissioners for the Lake Metropolitan Housing Authority, Lake County, Ohio at a duly noticed meeting of the Board on this 9<sup>th</sup> Day of November 2022.

\_\_\_\_\_  
Eric Martin, Secretary

**RESOLUTION NO. 12-2022**

**A RESOLUTION APPROVING LAKE METROPOLITAN HOUSING  
AUTHORITY TO PROPOSE CHANGES TO THE MULTI-FAMILY HOUSE  
RULES AND THE TENNANT PET POLICY, AND TO MAKE THE PROPOSAL  
AVAILABLE FOR PUBLIC INSPECTION AND COMMENT FOR A 30-DAY  
PERIOD**

WHEREAS, the Members of the Lake Metropolitan Housing Authority have, upon recommendation of the Executive Director, found and determined that it is necessary to propose changes to the Multi-Family House Rules

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE LAKE METROPOLITAN HOUSING AUTHORITY, THAT:

SECTION 1. Lake Metropolitan Housing Authority is hereby approved to propose changes to the Multi-Family House Rules and Tenant Pet Policy through a 30-Day Public comment period to be shared with the Public in an existing form similar to the changes as outlined in the attached Exhibit A.

SECTION 2. It is found and determined that all formal actions of the Lake Metropolitan Housing Authority concerning and relating to the adoption of this Resolution were adopted in an open meeting of the Lake Metropolitan Housing Authority; and that, except as otherwise provided by Section 121.22 of the Ohio Revised Code, all deliberations of the Lake Metropolitan Housing Authority and any of its committees that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 3. This Resolution shall go into effect at the earliest time allowed under law.

Passed:

\_\_\_\_\_  
Jeffrey Mackey, Chairperson

Attest:

I, Eric Martin, Executive Director of the Lake Metropolitan Housing Authority, Lake County, Ohio do hereby certify that the foregoing Resolution 12-2022 was duly passed by vote of the Board of Commissioners for the Lake Metropolitan Housing Authority, Lake County, Ohio at a duly noticed meeting of the Board on this 30th day of November 2022.

\_\_\_\_\_  
Eric Martin, Secretary

**RESOLUTION NO. 13-2022**

**A RESOLUTION APPROVING LAKE METROPOLITAN HOUSING TO  
OFFER HOUSING CHOICE MOBILITY TO ELIGIBLE RAD-PBRA/MULTI-  
FAMILY TENANTS AS MANDATED UNDER THE PBRA-RAD PROGRAM BY  
THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**

WHEREAS, the Members of the Lake Metropolitan Housing Authority have, upon recommendation, of the Executive Director, found and determined that it is necessary under mandated requirements by the Department of Housing and Urban Development to offer Housing Choice Mobility to eligible PBRA-RAD tenants.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE LAKE METROPOLITAN HOUSING AUTHORITY, THAT:

SECTION 1. The Lake Metropolitan Housing Authority is hereby approved to offer Housing Choice Mobility to eligible Multi-Family tenants in accordance with Exhibit A and as mandated under the PBRA-RAD program by the Department of Housing and Urban Development.

SECTION 2. It is found and determined that all formal actions of the Lake Metropolitan Housing Authority concerning and relating to the adoption of this Resolution were adopted in an open meeting of the Lake Metropolitan Housing Authority; and that, except as otherwise provided by Section 121.22 of the Ohio Revised Code, all deliberations of the Lake Metropolitan Housing Authority and any of its committees that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 3. This Resolution shall go into effect at the earliest time allowed under law.

Passed:

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Jeffrey Mackey, Chairperson

Attest:

I, Eric Martin, Secretary of the Lake Metropolitan Housing Authority, Lake County, Ohio do hereby certify that the foregoing Resolution was duly passed by vote of the Board of Commissioners for the Lake Metropolitan Housing Authority, Lake County, Ohio at a duly noticed meeting of the Board on this 30th day of November 2022.

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Eric Martin, Secretary