

	A	E	G	H	I	J	L	V	W	X	Y	Z
1	Kansas City, Kansas Housing Authority											
2	Operating Budget - <i>Project-Based</i>											
3	For the Fiscal Year Ending March 31, 2017											
4										01	02,05,11	03,06,12
5		Current Year Budget				Agency Total	COCC Total	Pub Hsg Total	Family Total	Juniper Gardens	Family North	Family South
6		Agency	COCC	Pub Hsg	Sec 8					51	52	53
7	DEMOGRAPHIC DATA											
8	Family / Elderly									F	F	F
9	Scattered Sites											
10	Age									08/31/62	07/31/63	01/31/67
11	Units				1,501	2,058		2,058	894	265	230	225
12	Bedrooms					3,434		3,434	2,312	540	635	656
13	Avg Bedroom Size					1.7		1.7	2.6	2.0	2.8	2.9
14	REVENUE											
15	Dwelling Rental Income	4,367,591		4,367,591		4,414,512		4,414,512	1,766,677	328,811	549,287	550,333
16	Excess Utilities											
17	Nondwelling Rental											
18	Interest Income	15,270	7,940	7,330		1,390	520	870	520		160	270
19	Other Income	430,161	45,000	382,161	3,000	419,936	10,500	406,136	205,371	62,467	51,864	53,822
20	Fee for Services - Central Office	2,025,544	2,025,544			1,987,498	1,987,498					
21	Management Fees	2,459,656	2,016,562	443,094		2,524,698	2,081,604	443,094	253,200	63,300	63,300	63,300
22	Total Operating Income	9,298,222	4,095,046	5,200,176	3,000	9,348,035	4,080,122	5,264,613	2,225,768	454,578	664,611	667,725
23	HUD Contributions (Operations)	8,370,329		7,592,217	778,112	8,214,600		7,383,526	4,144,794	1,227,646	1,100,657	1,088,885
24	Total Income	17,668,551	4,095,046	12,792,393	781,112	17,562,635	4,080,122	12,648,139	6,370,562	1,682,224	1,765,268	1,756,610
27												
28	Administrative Salaries											
29	Salaries - Administration/Operations	243,420	243,420			250,748	250,748					
30	Salaries - Finance	365,765	279,270	86,495		377,926	288,833	89,093	38,702	11,472	9,957	9,740
31	Salaries - Property Mgmt	299,812	175,843	123,969		338,424	210,719	127,705	55,475	16,444	14,272	13,962
32	Salaries - Housing Mgmt	897,474	148,269	749,205		903,576	152,724	750,852	378,255	149,982	97,546	70,875
33	Salaries - Elderly Services	98,171		98,171		99,967		99,967				
34	Salaries - Section 8	307,518			307,518	316,723	9,870					
35	Salaries - Total Administrative	2,212,160	846,802	1,057,840	307,518	2,287,365	912,894	1,067,618	472,433	177,898	121,775	94,577
36	Legal Expense	53,648	28,500	21,584	3,564	66,475	45,000	17,609	8,518	968	3,044	3,556
37	Staff Training	6,796	4,530	1,133	1,133	6,795	4,530	1,133	1,133	1,133		
38	Board Training	14,100	14,100			8,100	8,100					
39	Travel	5,336	1,345	3,916	75	11,828	1,345	10,408	5,303	10	2,285	1,546
40	Auditing Fees	21,000	2,000	18,000	1,000	16,386	1,928	12,851	6,827	2,030	1,755	1,724
41	Data Processing Costs	40,163	25,984	12,299	1,880	42,193	26,964	13,349	5,356	1,238	1,933	1,913
42	Office Supplies	42,000	6,664	26,006	9,330	42,000	20,456	14,725	8,796	2,857	2,151	3,106
43	Court Costs											
44	Postage	40,000	6,347	24,768	8,885	40,000	19,482	14,024	8,377	2,721	2,049	2,958
45	Printing	27,000	4,284	16,718	5,998	27,000	13,150	9,466	5,655	1,837	1,383	1,997
46	Telephone	98,048	34,860	62,108	1,080	92,929	23,715	67,054	26,114	10,840	6,954	4,600
47	Advertising	6,200	6,000		200	1,200	1,000					
48	Publications	800	500		300	1,300	1,000					
49	Membership Dues & Fees	9,500	1,508	5,882	2,110	9,500	4,627	3,331	1,990	646	487	703
50	Fiscal Agent Fees											
51	Other Sundry	26,442	25,000	1,192	250	37,926	35,000	1,901	1,054	152	464	310
52	Management Fees	1,738,259		1,411,439	326,820	1,803,301		1,451,521	628,485	159,075	171,644	166,034
53	Total Administrative Expenses	2,129,291	161,622	1,605,045	362,625	2,206,933	206,298	1,617,371	707,608	183,507	194,149	188,446
54	Total Administration Expenses	4,341,451	1,008,424	2,662,885	670,143	4,494,298	1,119,192	2,684,989	1,180,040	361,405	315,924	283,023

	A	E	G	H	I	J	L	V	W	X	Y	Z
1	Kansas City, Kansas Housing Authority											
2	Operating Budget - <i>Project-Based</i>											
3	For the Fiscal Year Ending March 31, 2017											
4										01	02,05,11	03,06,12
5		Current Year Budget				Agency Total	COCC Total	Pub Hsg Total	Family Total	Juniper Gardens	Family North	Family South
6		Agency	COCC	Pub Hsg	Sec 8					51	52	53
55												
56	Tenant Service Salaries	23,920		23,920								
57	Tenant Service Materials											
58	Tenant Service Contract Costs	16,732		16,732		16,599		16,599	7,071	2,001	1,855	1,800
59	Resident Ass'n Cost	25,062		25,062		24,862		24,862	10,590	3,001	2,783	2,694
60	Total Tenant Service Expenses	65,714		65,714		41,461		41,461	17,660	5,002	4,639	4,494
61												
62	Water	514,304	4,138	510,166		526,185	3,685	522,500	343,463	94,578	111,846	94,291
63	Electricity	1,262,513	20,918	1,241,595		1,283,243	21,099	1,262,144	108,549	35,450	26,051	32,858
64	Gas	502,698	3,920	498,778		470,771	2,540	468,231	334,320	116,423	71,318	110,898
65	Other Utilities	319,290	1,024	318,266		345,879	908	344,971	212,416	59,268	64,927	55,679
66	Total Utilities Expenses	2,598,805	30,000	2,568,805		2,626,078	28,232	2,597,846	998,748	305,719	274,142	293,726
67												
68	Maintenance Labor	2,887,317	1,420,690	1,466,627		2,774,823	1,329,044	1,445,779	147,466	14,537	62,814	60,570
69	Plumbing	97,278	85,124	12,154		103,090	80,000	23,090	9,838	1,553	3,694	1,672
70	Paint & Supplies	55,897	55,537	360		66,267	65,000	1,267	256	139	23	
71	Glass, Windows, Doors	26,932	10,000	16,932		79,641	50,898	28,743	5,282	2,088	808	861
72	Janitorial Supplies	55,765	55,155	610		57,661	54,933	2,728	703	10	533	160
73	Lawn Mowers/Tractors	2,000	2,000			1,821	1,058	763				
74	Lawn Supplies	3,420	2,200	1,220		5,423	4,163	1,260	992	533	449	10
75	Gas and Oil	59,000	58,000		1,000	52,622	51,822					
76	Trucks and Auto Parts	17,000	17,000			21,491	21,439	52				
77	Refrigerators/Ranges	26,800	26,000	800		27,180	21,543	5,637				
78	Heating & A/C	58,881	38,000	20,881		76,923	30,462	46,461	26,373	9,570	166	5,280
79	Tools	11,815	10,000	1,815		13,855	11,030	2,825	75			
80	Electrical	51,756	48,191	3,565		55,738	48,945	6,793	731	24		257
81	Carpentry	31,037	25,000	6,037		21,346	20,448	898	606		499	10
82	Flooring	10,535	10,000	535		17,600	12,689	4,911				
83	Extermination	32,079	12,000	20,079		19,241	19,241					
84	Expendable Equipment	145,508	48,038	96,070	1,400	161,100	55,200	103,500	68,200	28,440	13,420	12,920
85	Discounts Taken											
86	Other Materials	30,341	20,000	10,341		21,208	16,676	4,532	1,758	1,485	192	
87	Total Material Expenses	716,044	522,245	191,399	2,400	802,207	565,547	233,460	114,814	43,842	19,784	21,170
88	Plumbing	51,406	200	51,206		30,202	200	30,002	10,103	3,391	200	200
89	Glass/Door Repair	12,181	500	11,681		6,721	1,000	5,721	600	100	100	300
90	Janitorial/Cleaning	82,200	7,000	75,200		92,144	7,000	85,144	74,644	24,104	18,040	14,500
91	Mower/Tractor Repair	300	300			300	300					
92	Automotive	14,200	13,000		1,200	11,200	10,000					
93	Appliances	500	500			500	500					
94	Heating & A/C	52,460	3,560	48,900		49,360	2,600	46,760	360	60	100	100
95	Tool/EQ Rent/Repair	11,505	11,505			10,400	10,000	400	150	150		
96	Electrical	15,200	200	15,000		15,700	200	15,500	1,100	200	200	500
97	Water Meter Repair											
98	Carpet Replacement	10,000		10,000		25,500		25,500	1,500			1,500
99	Extermination	149,610	100	149,510		93,637	100	93,537	7,537	1,397	1,683	1,857
100	Elevator	49,647		49,647		55,900		55,900	9,900		9,900	
101	Garbage	58,800	15,000	43,800		71,000	17,000	54,000	20,000	4,000	4,000	3,000

	A	E	G	H	I	J	L	V	W	X	Y	Z
1	Kansas City, Kansas Housing Authority											
2	Operating Budget - <i>Project-Based</i>											
3	For the Fiscal Year Ending March 31, 2017											
4										01	02,05,11	03,06,12
5		Current Year Budget				Agency Total	COCC Total	Pub Hsg Total	Family Total	Juniper Gardens	Family North	Family South
6		Agency	COCC	Pub Hsg	Sec 8					51	52	53
102	Communications	10,538	9,000	1,438	100	7,245	5,000	2,145	695	245	50	100
103	Typewriters											
104	Copier Maintenance	17,000	9,000	7,000	1,000	20,000	8,000	11,000	4,000	1,000	2,000	1,000
105	Computer Hardware	30,300	29,000	1,200	100	61,200	54,000	7,100	900	600	100	100
106	Other Office Maintenance	3,000	3,000			3,000	3,000					
107	Water Improvements	10,400	1,800	8,600		9,500	2,000	7,500				
108	Other Bldg Maintenance	339,722	3,000	336,722		335,000	3,000	332,000	283,000	70,000	70,000	80,000
109	Travel - Maintenance	4,645	1,000	3,645		2,853	1,000	1,853	453	100	250	103
110	Other Grounds Maintenance	172,300	1,600	170,700		209,680	2,500	207,180	170,080	30,080	50,000	50,000
111	Fee for Services - Central Office	2,025,544		2,025,544		1,987,498		1,987,498	1,698,574	459,574	400,000	439,000
112	Other Contract Costs	2,000	2,000			4,000	1,600	2,400	600			
113	Total Contract Expenses	3,123,458	111,265	3,009,793	2,400	3,102,540	129,000	2,971,140	2,284,196	595,001	556,623	592,260
114	Total Maintenance Expenses	6,726,819	2,054,200	4,667,819	4,800	6,679,570	2,023,591	4,650,379	2,546,476	653,380	639,221	674,000
115												
116	Protective Services Labor											
117	Protective Services Materials											
118	Protective Services Contract	146,033	7,500	138,533		140,644	4,031	136,613	24,770	7,400	5,970	6,400
119	Total Prot Serv Expenses	146,033	7,500	138,533		140,644	4,031	136,613	24,770	7,400	5,970	6,400
120	Terminal Leave Payments											
121	Insurance (Prop,Liability,Work Comp,Other)	525,359	108,239	398,608	18,512	541,937	108,841	412,999	195,585	65,909	40,738	39,837
123	Employee Benefit Contributions	1,759,648	788,379	865,935	105,334	1,738,717	780,310	854,129	210,661	65,395	62,729	52,724
124	Collection Losses	95,230		95,230		95,230		95,230	75,290	49,760	11,780	3,530
125	Other General Expenses	29,630	7,500	4,430	17,700	39,621	7,500	6,571	1,905	508	541	457
126	Interest Expense on Notes Payable	698,324		698,324		678,531		678,531	291,171	64,617	107,682	64,763
127	Interest on Security Deposits	2,071		2,071		2,071		2,071	795	168	211	177
128	Total General Expenses	3,110,262	904,118	2,064,598	141,546	3,096,107	896,651	2,049,530	775,406	246,357	223,681	161,488
129	Total Routine Expenses	16,989,084	4,004,242	12,168,354	816,489	17,078,157	4,071,697	12,160,817	5,543,101	1,579,263	1,463,576	1,423,130
130												
139		16,989,084	4,004,242	12,168,354	816,489	17,078,157	4,071,697	12,160,817	5,543,101	1,579,263	1,463,576	1,423,130
140	Net Income (Deficit)	679,467	90,804	624,040	(35,377)	484,478	8,425	487,322	827,461	102,960	301,691	333,479
141												
142	Unrestricted Net Assets (Reserve):											
143	FYE 03/31/2015 Balance					2,065,795	1,971,168	86,625	75,774	(1,392,718)	544,745	645,021
144	Projected Income/Deficit - FYE 03/31/2016					679,467	90,804	624,040	749,052	141,301	99,358	428,337
145	FYE 03/31/2016 Estimated Balance					2,745,262	2,061,972	710,665	824,826	(1,251,417)	644,103	1,073,358
146	Budgeted Income/Deficit - FYE 03/31/2017					484,478	8,425	487,322	827,461	102,960	301,691	333,479
147	Estimated Reserve - New Budget Year					3,229,740	2,070,397	1,197,987	1,652,287	(1,148,457)	945,794	1,406,837
148												
149												

	A	AA	AB	AC	AD	AE	AF	AG
1	Kansas City, Kansas Housing Authority							
2	Operating Budget - <i>Project-Based</i>							
3	For the Fiscal Year Ending March 31, 2017							
4		07,10,15,21,25		04	14,16,17,18	13,20,22,24		
5		Scattered Sites	Elderly	Wyandotte	Elderly East	Elderly West		Sec 8
6		54	Totals	55	56	57		HCV
7	DEMOGRAPHIC DATA							
8	Family / Elderly	F		E	E	E		
9	Scattered Sites							
10	Age	10/31/68		04/30/69	08/31/74	08/31/76		
11	Units	174	1,164	302	484	378		1,632
12	Bedrooms	481	1,122	242	479	401		
13	Avg Bedroom Size	2.8	1.0	0.8	1.0	1.1		
14	REVENUE							
15	Dwelling Rental Income	338,246	2,647,836	606,114	1,111,600	930,121		
16	Excess Utilities							
17	Nondwelling Rental							
18	Interest Income	90	350		130	220		
19	Other Income	37,219	200,765	50,222	92,952	57,591		3,300
20	Fee for Services - Central Office							
21	Management Fees	63,300	189,894	63,300	63,300	63,294		
22	Total Operating Income	438,854	3,038,845	719,637	1,267,983	1,051,226		3,300
23	HUD Contributions (Operations)	727,606	3,238,732	1,134,350	1,312,436	791,946		831,074
24	Total Income	1,166,460	6,277,577	1,853,987	2,580,419	1,843,172		834,374
27								
28	Administrative Salaries							
29	Salaries - Administration/Operations							
30	Salaries - Finance	7,533	50,391	13,074	20,953	16,364		
31	Salaries - Property Mgmt	10,797	72,230	18,740	30,034	23,456		
32	Salaries - Housing Mgmt	59,853	372,597	88,771	157,961	125,865		
33	Salaries - Elderly Services		99,967	35,134	35,228	29,606		
34	Salaries - Section 8							306,853
35	Salaries - Total Administrative	78,182	595,185	155,719	244,175	195,291		306,853
36	Legal Expense	950	9,091	7,514	1,052	525		3,866
37	Staff Training							1,133
38	Board Training							
39	Travel	1,462	5,105		4,153	952		75
40	Auditing Fees	1,318	6,024	2,315	3,709			1,607
41	Data Processing Costs	272	7,993	2,036	3,593	2,364		1,880
42	Office Supplies	682	5,929	682	2,571	2,676		6,819
43	Court Costs							
44	Postage	649	5,647	649	2,448	2,549		6,494
45	Printing	438	3,811	438	1,653	1,721		4,383
46	Telephone	3,720	40,940	6,016	18,124	16,800		2,160
47	Advertising							200
48	Publications							300
49	Membership Dues & Fees	154	1,341	154	581	605		1,542
50	Fiscal Agent Fees							
51	Other Sundry	128	847	231	395	221		1,025
52	Management Fees	131,732	823,036	185,379	359,947	277,710		351,780
53	Total Administrative Expenses	141,505	909,764	205,415	398,226	306,123		383,264
54	Total Administration Expenses	219,688	1,504,948	361,133	642,401	501,414		690,117

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1	Kansas City, Kansas Housing Authority							
2	Operating Budget - <i>Project-Based</i>							
3	For the Fiscal Year Ending March 31, 2017							
4		07,10,15,21,25		04	14,16,17,18	13,20,22,24		
5		Scattered Sites	Elderly	Wyandotte	Elderly East	Elderly West		Sec 8
6		54	Totals	55	56	57		HCV
55								
56	Tenant Service Salaries							
57	Tenant Service Materials							
58	Tenant Service Contract Costs	1,415	9,529	2,543	4,023	2,963		
59	Resident Ass'n Cost	2,111	14,272	3,799	6,039	4,433		
60	Total Tenant Service Expenses	3,526	23,801	6,343	10,062	7,396		
61								
62	Water	42,748	179,037	49,969	84,262	44,806		
63	Electricity	14,190	1,153,595	493,583	423,750	236,262		
64	Gas	35,681	133,911	23,499	70,000	40,412		
65	Other Utilities	32,542	132,555	37,020	65,190	30,345		
66	Total Utilities Expenses	125,161	1,599,098	604,071	643,202	351,825		
67								
68	Maintenance Labor	9,545	1,298,313	390,717	470,406	437,190		
69	Plumbing	2,919	13,252	7,937	3,526	1,789		
70	Paint & Supplies	94	1,011	204	709	98		
71	Glass, Windows, Doors	1,525	23,461	12,118	7,335	4,008		
72	Janitorial Supplies		2,025	721	800	504		
73	Lawn Mowers/Tractors		763	10		753		
74	Lawn Supplies		268	56	212			
75	Gas and Oil							800
76	Trucks and Auto Parts		52	52				
77	Refrigerators/Ranges		5,637	3,295	1,888	454		
78	Heating & A/C	11,357	20,088	10,924	5,619	3,545		
79	Tools	75	2,750	394	1,080	1,276		
80	Electrical	450	6,062	2,682	1,770	1,610		
81	Carpentry	97	292	130	130	32		
82	Flooring		4,911		4,838	73		
83	Extermination							
84	Expendable Equipment	13,420	35,300	16,640	9,515	9,145		2,400
85	Discounts Taken							
86	Other Materials	81	2,774	694	544	1,536		
87	Total Material Expenses	30,018	118,646	55,857	37,966	24,823		3,200
88	Plumbing	6,312	19,899	3,357	14,296	2,246		
89	Glass/Door Repair	100	5,121	1,821	2,000	1,300		
90	Janitorial/Cleaning	18,000	10,500	1,500	6,000	3,000		
91	Mower/Tractor Repair							
92	Automotive							
93	Appliances							
94	Heating & A/C	100	46,400	9,400	26,000	11,000		
95	Tool/EQ Rent/Repair		250		250			
96	Electrical	200	14,400	2,400	10,000	2,000		
97	Water Meter Repair							
98	Carpet Replacement		24,000		14,000	10,000		
99	Extermination	2,600	86,000	35,000	27,000	24,000		
100	Elevator		46,000	1,000	30,000	15,000		
101	Garbage	9,000	34,000	10,000	16,000	8,000		

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1	Kansas City, Kansas Housing Authority							
2	Operating Budget - <i>Project-Based</i>							
3	For the Fiscal Year Ending March 31, 2017							
4		07,10,15,21,25		04	14,16,17,18	13,20,22,24		
5		Scattered Sites	Elderly	Wyandotte	Elderly East	Elderly West		Sec 8
6		54	Totals	55	56	57		HCV
102	Communications	300	1,450	250	500	700		100
103	Typewriters							
104	Copier Maintenance		7,000	1,000	3,000	3,000		1,000
105	Computer Hardware	100	6,200	100	2,500	3,600		100
106	Other Office Maintenance							
107	Water Improvements		7,500	1,500	3,000	3,000		
108	Other Bldg Maintenance	63,000	49,000	7,000	12,000	30,000		
109	Travel - Maintenance		1,400	100	100	1,200		
110	Other Grounds Maintenance	40,000	37,100	12,300	13,800	11,000		
111	Fee for Services - Central Office	400,000	288,924	200,253	60,169	28,502		
112	Other Contract Costs	600	1,800		1,300	500		
113	Total Contract Expenses	540,312	686,944	286,981	241,915	158,048		2,400
114	Total Maintenance Expenses	579,875	2,103,903	733,555	750,287	620,061		5,600
115								
116	Protective Services Labor							
117	Protective Services Materials							
118	Protective Services Contract	5,000	111,843	78,922	20,752	12,168		
119	Total Prot Serv Expenses	5,000	111,843	78,922	20,752	12,168		
120	Terminal Leave Payments							
121	Insurance (Prop,Liability,Work Comp,Other)	49,101	217,414	46,586	95,515	75,313		20,098
123	Employee Benefit Contributions	29,812	643,468	185,695	242,836	214,936		104,278
124	Collection Losses	10,220	19,940	6,410	1,170	12,360		
125	Other General Expenses	399	4,666	1,237	1,764	1,665		25,550
126	Interest Expense on Notes Payable	54,109	387,360	97,790	167,601	121,969		
127	Interest on Security Deposits	239	1,276	257	484	535		
128	Total General Expenses	143,881		337,975	509,370	426,778		149,926
129	Total Routine Expenses	1,077,131		2,121,999	2,576,074	1,919,643		845,643
130								
139		1,077,131	6,617,716	2,121,999	2,576,074	1,919,643		845,643
140	Net Income (Deficit)	89,330	(340,139)	(268,012)	4,345	(76,471)		(11,269)
141								
142	Unrestricted Net Assets (Reserve):							
143	FYE 03/31/2015 Balance	278,726	10,851	(1,374,970)	457,011	928,810		8,002
144	Projected Income/Deficit - FYE 03/31/2016	80,056	(125,012)	(133,685)	43,899	(35,226)		(35,377)
145	FYE 03/31/2016 Estimated Balance	358,782	(114,161)	(1,508,655)	500,910	893,584		(27,375)
146	Budgeted Income/Deficit - FYE 03/31/2017	89,330	(340,139)	(268,012)	4,345	(76,471)		(11,269)
147	Estimated Reserve - New Budget Year	448,112	(454,300)	(1,776,667)	505,255	817,113		(38,644)
148								
149								