

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - City and County Combined

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	1,561,187	1,573,758	1,639,014
Total Other Tenant Income	72,104	67,688	60,673
NET TENANT INCOME	1,633,291	1,641,446	1,699,687
GRANT INCOME			
TOTAL GRANT INCOME	7,473,338	7,600,233	7,996,556
OTHER INCOME			
TOTAL OTHER INCOME	365,912	331,325	325,364
TOTAL INCOME	9,472,541	9,573,004	10,021,607
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	1,507,744	1,463,414	1,514,239
Total Legal Expense	50,537	39,519	50,744
Total Other Admin Expenses	154,564	181,571	166,123
Total Miscellaneous Admin Expenses	131,245	111,585	130,715
TOTAL ADMINISTRATIVE EXPENSES	1,844,090	1,796,089	1,861,820
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	63,138	70,653	69,287
UTILITIES			
TOTAL UTILITY EXPENSES	406,882	397,453	428,128
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	368,472	397,353	429,180
Total Materials	155,329	138,616	104,094
Total Contract Costs	265,211	215,037	239,352
TOTAL MAINTENANCE EXPENSES	789,011	751,006	772,626
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	487,419	514,679	304,319
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	5,550,965	5,654,266	6,045,849
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	268,147	266,601	264,273

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - City and County Combined

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	468,698	470,109	531,476
TOTAL EXPENSES	9,878,350	9,920,856	10,277,778
NET INCOME	(405,809)	(347,852)	(256,171)
Add Back:			
Subtotal additions			1,130,493
Deductions:			
Subtotal deductions			(736,831)
Adjusted Surplus (Deficit)			137,490
Estimated Reserves @ 1/1/2021			1,431,586
Estimated Reserves @ 12/31/2021			1,569,076

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - City of Eureka Housing Authority

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	1,561,187	1,573,758	1,639,014
Total Other Tenant Income	72,104	67,688	60,673
NET TENANT INCOME	1,633,291	1,641,446	1,699,687
GRANT INCOME			
TOTAL GRANT INCOME	879,369	874,068	954,251
OTHER INCOME			
TOTAL OTHER INCOME	328,380	291,829	289,719
TOTAL INCOME	2,841,040	2,807,343	2,943,656
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	883,048	827,105	851,183
Total Legal Expense	36,428	25,643	36,664
Total Other Admin Expenses	128,874	151,423	137,685
Total Miscellaneous Admin Expenses	51,562	34,151	47,080
TOTAL ADMINISTRATIVE EXPENSES	1,099,912	1,038,322	1,072,611
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	63,075	70,566	69,200
UTILITIES			
TOTAL UTILITY EXPENSES	398,087	387,781	419,222
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	368,472	397,303	429,130
Total Materials	154,473	137,838	103,532
Total Contract Costs	252,588	200,506	224,210
TOTAL MAINTENANCE EXPENSES	775,533	735,647	756,873
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	176,715	160,623	179,046
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	86	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	268,147	266,601	264,273

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - City of Eureka Housing Authority

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	463,407	464,818	527,338
TOTAL EXPENSES	3,244,963	3,124,358	3,288,562
NET INCOME	(403,923)	(317,015)	(344,906)
Add Back:			
Subtotal additions			1,040,088
Deductions:			
Subtotal deductions			(584,533)
Adjusted Surplus (Deficit)			110,649
Estimated Reserves @ 1/1/2021			701,305
Estimated Reserves @ 12/31/2021			811,954

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Public Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	863,920	862,988	883,978
Total Other Tenant Income	48,819	43,549	45,763
NET TENANT INCOME	912,739	906,537	929,741
GRANT INCOME			
TOTAL GRANT INCOME	879,369	874,068	954,251
OTHER INCOME			
TOTAL OTHER INCOME	66,737	26,224	35,243
TOTAL INCOME	1,858,845	1,806,829	1,919,235
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	776,208	726,302	753,207
Total Legal Expense	28,179	20,131	29,075
Total Other Admin Expenses	36,184	42,970	41,615
Total Miscellaneous Admin Expenses	28,627	25,760	36,336
TOTAL ADMINISTRATIVE EXPENSES	869,198	815,163	860,233
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	48,699	53,940	52,895
UTILITIES			
TOTAL UTILITY EXPENSES	297,825	289,905	313,911
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	279,417	319,197	346,210
Total Materials	112,862	105,653	81,447
Total Contract Costs	189,965	126,395	131,322
TOTAL MAINTENANCE EXPENSES	582,243	551,245	558,979
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	123,519	118,015	130,206
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	86	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Public Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	198,675	195,000	231,131
TOTAL EXPENSES	2,120,245	2,023,268	2,147,355
NET INCOME	(261,400)	(216,439)	(228,121)
Add Back:			
Subtotal additions			428,106
Deductions:			
Subtotal deductions			(139,200)
Adjusted Surplus (Deficit)			60,785
Estimated Reserves @ 1/1/2021			372,795
Estimated Reserves @ 12/31/2021			433,580

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Eureka Family Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	520,371	544,312	564,037
Total Other Tenant Income	22,460	22,574	14,210
NET TENANT INCOME	542,831	566,886	578,247
GRANT INCOME			
TOTAL GRANT INCOME	-	-	-
OTHER INCOME			
TOTAL OTHER INCOME	25,223	8,157	5,545
TOTAL INCOME	568,054	575,043	583,791
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	38,465	35,094	30,629
Total Legal Expense	7,623	5,153	6,796
Total Other Admin Expenses	65,212	80,957	67,532
Total Miscellaneous Admin Expenses	5,294	4,638	5,995
TOTAL ADMINISTRATIVE EXPENSES	116,594	125,842	110,952
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	12,276	14,198	13,923
UTILITIES			
TOTAL UTILITY EXPENSES	68,503	67,719	71,597
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	43,754	35,529	36,321
Total Materials	29,748	22,769	16,628
Total Contract Costs	36,856	46,932	63,483
TOTAL MAINTENANCE EXPENSES	110,358	105,230	116,432
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	46,387	35,393	41,137
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	-	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	221,691	220,639	219,385

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Eureka Family Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	221,832	224,127	250,772
TOTAL EXPENSES	797,640	793,148	824,198
NET INCOME	(229,585)	(218,105)	(240,407)
Add Back:			
Subtotal additions			510,171
Deductions:			
Subtotal deductions			(238,866)
Adjusted Surplus (Deficit)			30,898
Estimated Reserves @ 1/1/2021			48,111
Estimated Reserves @ 12/31/2021			79,009



# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Eureka Senior Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	176,896	166,458	191,000
Total Other Tenant Income	825	1,565	700
NET TENANT INCOME	177,721	168,023	191,700
GRANT INCOME			
TOTAL GRANT INCOME	-	-	-
OTHER INCOME			
TOTAL OTHER INCOME	253	100	204
TOTAL INCOME	177,974	168,123	191,904
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	18,766	18,880	16,410
Total Legal Expense	610	359	793
Total Other Admin Expenses	24,279	24,416	24,838
Total Miscellaneous Admin Expenses	2,375	1,962	2,546
TOTAL ADMINISTRATIVE EXPENSES	46,030	45,617	44,586
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	2,099	2,428	2,381
UTILITIES			
TOTAL UTILITY EXPENSES	31,575	29,955	33,487
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	22,319	16,224	18,034
Total Materials	11,716	9,400	5,406
Total Contract Costs	25,232	26,448	28,611
TOTAL MAINTENANCE EXPENSES	59,267	52,072	52,052
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	4,335	4,676	4,889
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	-	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	46,457	45,962	44,888

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Eureka Senior Housing

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	34,967	37,759	37,501
TOTAL EXPENSES	224,730	218,469	219,785
NET INCOME	(46,756)	(50,346)	(27,881)
Add Back:			
Subtotal additions			80,751
Deductions:			
Subtotal deductions			(31,392)
Adjusted Surplus (Deficit)			21,479
Estimated Reserves @ 1/1/2021			47,548
Estimated Reserves @ 12/31/2021			69,027

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Marine View Terrace

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	-	-	-
Total Other Tenant Income	-	-	-
NET TENANT INCOME	-	-	-
GRANT INCOME			
TOTAL GRANT INCOME	-	-	-
OTHER INCOME			
TOTAL OTHER INCOME	228,666	235,590	241,226
TOTAL INCOME	228,666	235,590	241,226
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	49,609	46,829	50,937
Total Legal Expense	17	-	-
Total Other Admin Expenses	1,332	1,780	1,734
Total Miscellaneous Admin Expenses	1,827	1,791	2,203
TOTAL ADMINISTRATIVE EXPENSES	52,785	50,400	54,875
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	1	-	1
UTILITIES			
TOTAL UTILITY EXPENSES	185	202	226
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	22,983	26,353	28,566
Total Materials	147	16	50
Total Contract Costs	535	731	794
TOTAL MAINTENANCE EXPENSES	23,665	27,100	29,410
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	1,674	1,739	1,994
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	-	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Marine View Terrace

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	7,932	7,932	7,932
TOTAL EXPENSES	86,242	87,373	94,438
NET INCOME	142,424	148,217	146,788
Add Back:			
Subtotal additions			21,060
Deductions:			
Subtotal deductions			(167,576)
Adjusted Surplus (Deficit)			272
Estimated Reserves @ 1/1/2021			217,713
Estimated Reserves @ 12/31/2021			217,985

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Eureka Housing Development Corporation

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	-	-	-
Total Other Tenant Income	-	-	-
NET TENANT INCOME	-	-	-
GRANT INCOME			
TOTAL GRANT INCOME	-	-	-
OTHER INCOME			
TOTAL OTHER INCOME	7,500	21,758	7,500
TOTAL INCOME	7,500	21,758	7,500
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	-	-	-
Total Legal Expense	-	-	-
Total Other Admin Expenses	1,868	1,300	1,966
Total Miscellaneous Admin Expenses	13,439	-	-
TOTAL ADMINISTRATIVE EXPENSES	15,307	1,300	1,966
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	-	-	-
UTILITIES			
TOTAL UTILITY EXPENSES	-	-	-
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	-	-	-
Total Materials	-	-	-
Total Contract Costs	-	-	-
TOTAL MAINTENANCE EXPENSES	-	-	-
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	800	800	820
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	-	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

## Housing Authorities of the City of Eureka & the County of Humboldt

### Annual Budget - Eureka Housing Development Corporation

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	-	-	-
TOTAL EXPENSES	16,107	2,100	2,786
NET INCOME	(8,606)	19,658	4,714
Add Back:			
Subtotal additions			-
Deductions:			
Subtotal deductions			(7,500)
Adjusted Surplus (Deficit)			(2,786)
Estimated Reserves @ 1/1/2021			15,138
Estimated Reserves @ 12/31/2021			12,352

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - County of Humboldt Housing Authority

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	-	-	-
Total Other Tenant Income	-	-	-
NET TENANT INCOME	-	-	-
GRANT INCOME			
TOTAL GRANT INCOME	6,593,969	6,726,165	7,042,305
OTHER INCOME			
TOTAL OTHER INCOME	37,532	39,496	35,646
TOTAL INCOME	6,631,501	6,765,661	7,077,951
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	624,696	636,309	663,056
Total Legal Expense	14,109	13,876	14,080
Total Other Admin Expenses	25,690	30,148	28,437
Total Miscellaneous Admin Expenses	79,683	77,434	83,636
TOTAL ADMINISTRATIVE EXPENSES	744,178	757,767	789,209
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	63	87	87
UTILITIES			
TOTAL UTILITY EXPENSES	8,795	9,672	8,907
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	-	50	50
Total Materials	856	778	562
Total Contract Costs	12,623	14,531	15,141
TOTAL MAINTENANCE EXPENSES	13,478	15,359	15,754
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	310,704	354,056	125,273
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	5,550,879	5,654,266	6,045,849
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

## Housing Authorities of the City of Eureka & the County of Humboldt

### Annual Budget - County of Humboldt Housing Authority

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	5,291	5,291	4,138
TOTAL EXPENSES	6,633,387	6,796,498	6,989,216
NET INCOME	(1,886)	(30,837)	88,734
Add Back:			
Subtotal additions			90,405
Deductions:			
Subtotal deductions			(152,298)
Adjusted Surplus (Deficit)			26,842
Estimated Reserves @ 1/1/2021			730,280
Estimated Reserves @ 12/31/2021			757,122



# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Housing Choice Voucher

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	-	-	-
Total Other Tenant Income	-	-	-
NET TENANT INCOME	-	-	-
GRANT INCOME			
TOTAL GRANT INCOME	6,591,725	6,726,165	7,042,305
OTHER INCOME			
TOTAL OTHER INCOME	20,015	21,996	20,056
TOTAL INCOME	6,611,740	6,748,161	7,062,361
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	621,419	632,583	659,293
Total Legal Expense	14,109	13,876	14,080
Total Other Admin Expenses	25,315	29,613	28,015
Total Miscellaneous Admin Expenses	79,676	77,434	83,618
TOTAL ADMINISTRATIVE EXPENSES	740,519	753,506	785,006
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	63	87	87
UTILITIES			
TOTAL UTILITY EXPENSES	8,795	9,672	8,907
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	-	50	50
Total Materials	856	778	562
Total Contract Costs	12,623	14,531	15,141
TOTAL MAINTENANCE EXPENSES	13,478	15,359	15,754
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	310,601	353,948	125,149
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	5,548,821	5,654,266	6,045,849
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Housing Choice Voucher

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	4,388	4,388	3,235
TOTAL EXPENSES	6,626,664	6,791,226	6,983,986
NET INCOME	(14,923)	(43,065)	78,375
Add Back:			
Subtotal additions			89,502
Deductions:			
Subtotal deductions			(152,298)
Adjusted Surplus (Deficit)			15,579
Estimated Reserves @ 1/1/2021			433,166
Estimated Reserves @ 12/31/2021			448,745

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Humboldt Management

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
Revenue & Expenses			
INCOME			
TENANT INCOME			
Total Rental Income	-	-	-
Total Other Tenant Income	-	-	-
NET TENANT INCOME	-	-	-
GRANT INCOME			
TOTAL GRANT INCOME	2,243	-	-
OTHER INCOME			
TOTAL OTHER INCOME	17,517	17,500	15,590
TOTAL INCOME	19,760	17,500	15,590
EXPENSES			
ADMINISTRATIVE			
Total Administrative Salaries	3,277	3,726	3,764
Total Legal Expense	-	-	-
Total Other Admin Expenses	375	535	422
Total Miscellaneous Admin Expenses	7	-	18
TOTAL ADMINISTRATIVE EXPENSES	3,659	4,261	4,203
TENANT SERVICES			
TOTAL TENANT SERVICES EXPENSES	-	-	-
UTILITIES			
TOTAL UTILITY EXPENSES	-	-	-
MAINTENANCE AND OPERATIONS			
Total General Maint Expense	-	-	-
Total Materials	-	-	-
Total Contract Costs	-	-	-
TOTAL MAINTENANCE EXPENSES	-	-	-
GENERAL EXPENSES			
TOTAL GENERAL EXPENSES	103	108	124
HOUSING ASSISTANCE PAYMENTS			
TOTAL HOUSING ASSISTANCE PAYMENTS	2,058	-	-
FINANCING EXPENSE			
TOTAL FINANCING EXPENSE	-	-	-

# Housing Authorities of the City of Eureka & the County of Humboldt

## Annual Budget - Humboldt Management

For the Year Ending 12/31/2021

Description	2019 Audit	2020 Budget	2021 Budget
NON-OPERATING ITEMS			
TOTAL NON-OPERATING ITEMS	903	903	903
TOTAL EXPENSES	6,723	5,272	5,230
NET INCOME	13,037	12,228	10,359
Add Back:			
Subtotal additions			903
Deductions:			
Subtotal deductions			-
Adjusted Surplus (Deficit)			11,262
Estimated Reserves @ 1/1/2021			297,114
Estimated Reserves @ 12/31/2021			308,376