

Authority Budget of:

HOBOKEN HOUSING AUTHORITY
RECEIVED ON

AUG 31 2020

Hoboken Housing Authority EXECUTIVE OFFICES

State Filing Year

2020

ADOPTED COPY

For the Period:

October 1, 2020

to

September 30, 2021

HOBOKEN HOUSING AUTHORITY
RECEIVED ON

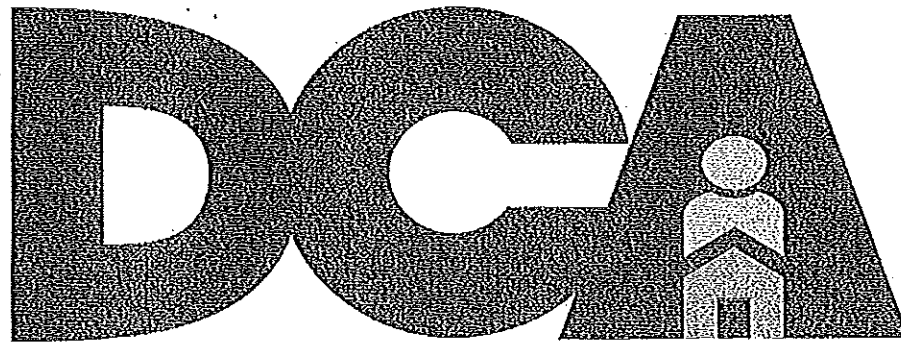
OCT 01 2020

www.myhhanj.com

Authority Web Address

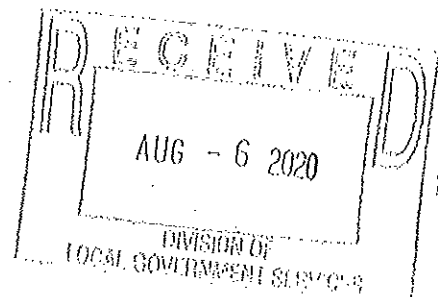
ADOPTED COPY

EXECUTIVE OFFICES



NJ DEPARTMENT OF
Community Affairs

Division of Local Government Services



2020 (2020-2021) HOUSING AUTHORITY BUDGET

Certification Section

2020 (2020-2021)

HOBOKEN HOUSING AUTHORITY

(Name)

HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM October 1, 2020 TO September 30, 2021

For Division Use Only

CERTIFICATION OF APPROVED BUDGET

It is hereby certified that the approved Budget made a part hereof complies with the requirements of law and the rules and regulations of the Local Finance Board, and approval is given pursuant to N.J.S.A. 40A:5A-11.

State of New Jersey
Department of Community Affairs
Director of the Division of Local Government Services

By: Paul D. Gwert CPA, RMA Date: 8/26/2020

CERTIFICATION OF ADOPTED BUDGET

It is hereby certified that the adopted Budget made a part hereof has been compared with the approved Budget previously certified by the Division, and any amendments made thereto. This adopted Budget is certified with respect to such amendments and comparisons only.

State of New Jersey
Department of Community Affairs
Director of the Division of Local Government Services

By: Paul D. Gwert CPA, RMA Date: 9/28/2020

2020 (2020-2021) PREPARER'S CERTIFICATION

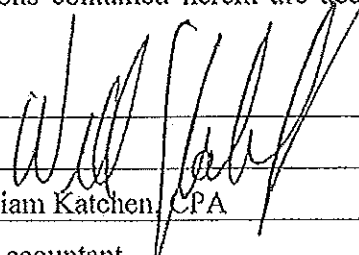
HOBOKEN HOUSING AUTHORITY
(Name)

HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM:10/1/2020 TO:9/30/2021

It is hereby certified that the Housing Authority Budget, including both the Annual Budget and the Capital Budget/Program annexed hereto, represents the members of the governing body's resolve with respect to statute in that: all estimates of revenue are reasonable, accurate and correctly stated; all items of appropriation are properly set forth; and in itemization, form and content, the budget will permit the exercise of the comptroller function within the Housing Authority.

It is further certified that all proposed budgeted amounts and totals are correct. Also, I hereby provide reasonable assurance that all assertions contained herein are accurate and all required schedules are completed and attached.

Preparer's Signature:			
Name:	William Katchen, CPA		
Title:	Fe Accountant		
Address:	596 Anderson Avenue, Suite 303, Cliffside Park, NJ 07010		
Phone Number:	201-943-4449	Fax Number:	201-943-5099
E-mail address	bill@katchenepa.com		

2020 (2020-2021) APPROVAL CERTIFICATION

HOBOKEN HOUSING AUTHORITY

(Name)

HOUSING AUTHORITY BUDGET


FISCAL
YEAR:

FROM:10/1/2020

TO:9/30/2021

It is hereby certified that the Housing Authority Budget, including all schedules appended hereto, are a true copy of the Annual Budget and Capital Budget/Program approved by resolution by the governing body of the Hoboken Housing Authority, at an open public meeting held pursuant to N.J.A.C. 5:31-2.3, on the 16 day of July, 2020.

It is further certified that the recorded vote appearing in the resolution represents not less than a majority of the full membership of the governing body thereof.

Officer's Signature:			
Name:	Marc Recko		
Title:	Executive Director		
Address:	400 Harrison Street, Hoboken, NJ 07030		
Phone Number:	201-798-0370	Fax Number:	201-798-0164
E-mail address	mrecko@myhhanj.com		

INTERNET WEBSITE CERTIFICATION

Authority's Web Address:	Muhhanj.com
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All authorities shall maintain either an Internet website or a webpage on the municipality's or county's Internet website. The purpose of the website or webpage shall be to provide increased public access to the authority's operations and activities. N.J.S.A. 40A:5A-17.1 requires the following items to be included on the Authority's website at a minimum for public disclosure. Check the boxes below to certify the Authority's compliance with N.J.S.A. 40A:5A-17.1.

- A description of the Authority's mission and responsibilities
- The budgets for the current fiscal year and immediately preceding two prior years
- The most recent Comprehensive Annual Financial Report (Unaudited) or similar financial information (Similar information are items such as Revenue and Expenditures Pie Charts or other types of Charts, along with other information that would be useful to the public in understanding the finances/budget of the Authority)
- The complete (All Pages) annual audits (Not the Audit Synopsis) of the most recent fiscal year and immediately two prior years
- The Authority's rules, regulations and official policy statements deemed relevant by the governing body of the authority to the interests of the residents within the authority's service area or jurisdiction
- Notice posted pursuant to the "Open Public Meetings Act" for each meeting of the Authority, setting forth the time, date, location and agenda of each meeting
- The approved minutes of each meeting of the Authority including all resolutions of the board and their committees; for at least three consecutive fiscal years
- The name, mailing address, electronic mail address and phone number of every person who exercises day-to-day supervision or management over some or all of the operations of the Authority
- A list of attorneys, advisors, consultants and any other person, firm, business, partnership, corporation or other organization which received any remuneration of \$17,500 or more during the preceding fiscal year for any service whatsoever rendered to the Authority.

It is hereby certified by the below authorized representative of the Authority that the Authority's website or webpage as identified above complies with the minimum statutory requirements of N.J.S.A. 40A:5A-17.1 as listed above. A check in each of the above boxes signifies compliance.

Name of Officer Certifying compliance

Marc Recko

Title of Officer Certifying compliance

Executive Director

Signature



RESOLUTION NO. 2020-07.05
Resolution authorizing the approval
Of the Annual & Capital Budget for the fiscal year
October 1, 2020 through September 30, 2021

WHEREAS, the Annual Budget and Capital Budget for the Housing Authority of the City of Hoboken (HHA) for the fiscal year beginning October 1, 2020 and ending September 30, 2021 has been presented before the governing body of the HHA at its open public meeting of July 16, 2020; and

WHEREAS, the Annual Budget as introduced reflects Total Revenues of \$16,399,883, Total Appropriations, including any Accumulated Deficit if any, of \$16,328,695 and Total Fund Balance utilized of \$0; and

WHEREAS, the Capital Budget as introduced reflects Total Capital Appropriations of \$10,825,000 and Total Fund Balance planned to be utilized as funding thereof, of \$0; and

WHEREAS, the schedule of rents, fees and other user charges in effect will produce sufficient revenues, together with all other anticipated revenues to satisfy all obligations to the holders of bonds of the HHA, to meet operating expenses, capital outlays, debt service requirements, and to provide for such reserves, all as may be required by law, regulation or terms of contracts and agreements; and

WHEREAS, the Capital Budget/Program, pursuant to N. J. A. C. 5: 31-2, does not confer any authorization to raise or expend funds; rather it is a document to be used as part of the said HHA's planning and management objectives. Specific authorization to expend funds for the purposes described in this section of the budget, must be granted elsewhere; by bond resolution, by a project financing agreement, by resolution appropriating funds from the Renewal and Replacement Reserve or other means provided by law.

NOW, THEREFORE BE IT RESOLVED, by the Members of the Housing Authority of the City of Hoboken, at an open public meeting held on July 16, 2020 that the Annual Budget, including all related schedules, and the Capital Budget/Program of the HHA for the fiscal year beginning 10/1/2020 and ending 9/30/2021, is hereby approved, and

BE IT FURTHER RESOLVED, that the anticipated revenues as reflected in the Annual Budget are of sufficient amount to meet all proposed expenditures/expenses and all covenants, terms and provisions as stipulated in the said HHA's outstanding debt obligations, capital lease arrangements, service contracts, and other pledged agreements, and

RESOLUTION NO. 2020-07.05
Resolution authorizing the approval
Of the Annual & Capital Budget for the fiscal year
October 1, 2020 through September 30, 2021

BE IT FURTHER RESOLVED, that the governing body of the Housing Authority of the City of Hoboken will consider the Annual Budget and Capital Budget/Program for adoption on September 10, 2020. I hereby certify the above to be a true copy of a resolution approved by the HHA.

Dated: July 16, 2020

<u>COMMISSIONER</u>	<u>Motion</u>	<u>2nd</u>	<u>AYE</u>	<u>NAY</u>	<u>ABSENT/ABSTENTION</u>
H. FORMAN			✓		
A. IMPASTATO			✓		
A. LEWIS		✓	✓		
D. MELLO			✓		
E. SEITZMAN	✓		✓		
L. SMITH			✓		
L. VEGA			✓		

I hereby certify that the hereinabove forth Resolution accurately memorializes the Resolution of the Board of Commissioners of the Hoboken Housing Authority of the City of Hoboken as it's Meeting of Thursday, July 16, 2020 in the presence of a legally binding quorum.



Marc A. Recko
Executive Director/Board Secretary

2020 (2020-2021) ADOPTION CERTIFICATION

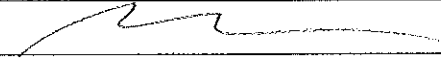
HOBOKEN HOUSING AUTHORITY

(Name)

HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM: 10/1/2020 TO: 9/30/2021

It is hereby certified that the Housing Authority Budget and Capital Budget/Program annexed hereto is a true copy of the Budget adopted by the governing body of the Hoboken Housing Authority, pursuant to N.J.A.C. 5:31-2.3, on the 10th day of September, 2020.

Officer's Signature:			
Name:	Marc Recko		
Title:	Executive Director		
Address:	400 Harrison Street, Hoboken, NJ 07030		
Phone Number:	201-798-0370	Fax Number:	201-798-0164
E-mail address	mrecko@myhhanj.com		

RESOLUTION NO. 2020-09.07
Resolution adopting the Annual and Capital Budget/Program
For the fiscal year beginning
October 1, 2020 and ending September 30, 2021

WHEREAS, the Annual Budget and Capital Budget/Program for the Housing Authority of the City of Hoboken for the fiscal year beginning October 1, 2020 and ending September 30, 2021 has been presented for adoption before the Chairperson and Board of Commissioners of the Housing Authority of the City of Hoboken at its open public meeting of September 10, 2020; and

WHEREAS, the Annual & Capital Budget as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services; and

WHEREAS, the Annual Budget as presented for adoption reflects Total Revenues of \$16,399,883, Total Appropriations, including any Accumulated Deficit if any, of \$16,328,695 and Total Fund Balance utilized of \$0; and

WHEREAS, the Capital Budget as presented for adoption reflects Total Capital Appropriations of \$10,825,000 and Total Fund Balance utilized of \$0; and

NOW, THEREFORE, BE IT RESOLVED BY THE CHAIRPERSON AND BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF HOBOKEN at an open public meeting held on September 10, 2020 that the Annual Budget and Capital Budget/Program of the Housing Authority of the City of Hoboken for the fiscal year beginning October 1, 2020 and ending September 30, 2021, is hereby adopted and shall constitute appropriations for the purposes stated; and

BE IT FURTHER RESOLVED, that the Annual and Capital Budget/Program as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services.

Dated: September 10, 2020

<u>COMMISSIONER</u>	<u>Motion</u>	<u>2nd</u>	<u>AYE</u>	<u>NAY</u>	<u>ABSENT/ABSTENTION</u>
H. FORMAN		✓	✓		
A. IMPASTATO			✓		
A. LEWIT			✓		
D. MELLO			✓		
E. SBITZMAN	✓		✓		
L. SMITH			✓		
L. VEGA			✓		

I hereby certify that the hereinabove forth Resolution accurately memorializes the Resolution of the Board of Commissioners of the Hoboken Housing Authority of the City of Hoboken as it's Meeting of Thursday, September 10, 2020 in the presence of a legally binding quorum.



Marc A. Recko
Executive Director/Board Secretary

2020 (2020-2021) HOUSING AUTHORITY BUDGET

Narrative and Information Section

**2020(2020-2021) HOUSING AUTHORITY BUDGET
MESSAGE & ANALYSIS
HOBOKEN HOUSING AUTHORITY
(Name)**

AUTHORITY BUDGET

**FISCAL
YEAR:**

FROM:10/1/2020

TO:9/30/2021

Answer all questions below. Attach additional pages and schedules as needed.

1. Complete a brief statement on the 2020/2020-2021 proposed Annual Budget and make comparison to the 2019/2019-2020 adopted budget for each *Revenues and Appropriations*. Explain any variances over +/-10% (As shown on budget pages F-2 and F-4 explain the reason for changes for each revenue and appropriation changing more than 10%) for each individual revenue and appropriation line item. Explanations of variances should include a description of the reason for the increase/decrease in the budgeted line item, not just an indication of the amount and percent of the change. Attach any supporting documentation that will help to explain the reason for the increase/decrease in the budgeted line item. (Example Rate Increase authorized by resolution or by HUD).
See attached narrative of variances.

2. Describe the state of the local/regional economy and how it may impact the proposed Annual Budget, including the planned Capital Budget/Program. Example would be effect on a recession in the economy on the housing Authority The local economy is impacted by the Covid-19 virus. Resulting increases in preventative maintenance and HAP to landlords due to program participants losing their employment.

3. Describe the reasons for utilizing Unrestricted Net Position in the proposed Annual Budget, i.e. rate stabilization, debt service reduction, to balance the budget, etc. If the Authority's budget anticipates a use of Unrestricted Net Position, this question must be answered.

To provide for the reduced tenant rental income caused by planned vacancies to accomplish substantial rehabilitation utilizing funding from the NJHMFA.

4. Identify any sources of funds transferred to the County/Municipality as a Pilot Payments, or a shared service and explain the reason for the transfer -- **Housing Authorities cannot transfer Unrestricted Net Position** (i.e.: to balance the County/Municipality budget, etc.).

None, except for the annual PILOT.

5. The proposed budget must not reflect an anticipated deficit from 2020/2020-2021 operations. If there exists an accumulated deficit from prior years' budgets (and funding is included in the proposed budget as a result of a prior deficit) explain the funding plan to eliminate said deficit (N.J.S.A. 40A:5A-12). If the Authority has a net deficit reported in its most recent audit, it must provide a deficit reduction plan in response to this question. There is an accumulated deficit at the end of the prior year that will continue until the substantial rehabilitation projects are completed.

(Prepare a response to deficits in most recent audit report pertaining to Deficits to Unrestricted Net Position caused by recording Pension and Post-Employment Benefits liabilities as required by GASB 68 and GASB 75).

HOBOKEN HOUSING AUTHORITY

2020 NEW JERSEY BUDGET

PAGE N-1, QUESTION 1

Appropriations:

- 1.) Fringe Benefits are lower based on current year actuals projected into the next year.
- 2.) Utility labor is expected to be lower to budget at the level needed to maintain the Authority's heating facilities.
- 3.) PILOT is higher based on formula.

HOUSING AUTHORITY CONTACT INFORMATION

AUTHORITY CONTACT INFORMATION

2020 (2020-2021)

Please complete the following information regarding this Authority. All information requested below must be completed.

Name of Authority:	Hoboken Housing Authority		
Federal ID Number:	22-6002654		
Address:	400 Harrison Street		
City, State, Zip:	Hoboken	NJ	07030
Phone: (ext.)	201-798-0370	Fax:	201-798-0164

Preparer's Name:	William Katchen, CPA		
Preparer's Address:	596 Anderson Avenue, Suite 303		
City, State, Zip:	Cliffside Park	NJ	07010
Phone: (ext.)	201-943-4449	Fax:	201-943-5099
E-mail:	bill@katchenepa.com		

Chief Executive Officer:(1)	Marc Recko		
(1) Or person who performs these functions under another Title			
Phone: (ext.)	201-798-0370	Fax:	201-798-0164
E-mail:	mrecko@myhhanj.com		

Chief Financial Officer(1)	Emil Kotherithara		
(1) Or person who performs these functions under another Title			
Phone: (ext.)	201-798-0370	Fax:	201-798-0164
E-mail:	emil.cfo@myhhanj.com		

Name of Auditor:	Michael Maurice, CPA		
Name of Firm:	Polcari and Company		
Address:	2035 Hamburg Turnpike, Unit H		
City, State, Zip:	Wayne	NJ	07470
Phone: (ext.)	973-831-6969	Fax:	973-831-6972
E-mail:	mike@polcarico.com		

HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE

HOBOKEN HOUSING AUTHORITY
(Name)

FISCAL
YEAR:

FROM:10/1/2020

TO:9/30/2021

Answer all questions below completely and attach additional information as required.

- 1) Provide the number of individuals employed in (Use Most Recent W-3 Available 2018 or 2019) as reported on the Authority's Form W-3, Transmittal of Wage and Tax Statements: 82
- 2) Provide the amount of total salaries and wages as reported on the Authority's Form W-3, (Use Most Recent W-3 Available 2018 or 2019) Transmittal of Wage and Tax Statements: \$2,907,273
- 3) Provide the number of regular voting members of the governing body: 7 (Even if not all commissioners have been appointed (Total Commissioners are either 5 or 7 as per statute for your Authority)
- 4) Provide the number of alternate voting members of the governing body: 0 (Maximum is 2)
- 5) Did any person listed on Page N-4 have a family or business relationship with any other person listed on Page N-4 during the current fiscal year? No If "yes," attach a description of the relationship including the names of the individuals involved and their positions at the Authority.
- 6) Did all individuals that were required to file a Financial Disclosure Statement for the current fiscal year (Most Recent Filing that March 31, 2019 or 2020 deadline has passed 2019 or 2020) because of their relationship with the Authority file the form as required? (Checked to see if individuals actually filed at <http://www.state.nj.us/dca/divisions/dlgs/resources/fds.html> before answering) Yes If "no," provide a list of those individuals who failed to file a Financial Disclosure Statement and an explanation as to the reason for their failure to file.
- 7) Does the Authority have any amounts receivable from current or former commissioners, officers, key employees or highest compensated employees? No If "yes," attach a list of those individuals, their position, the amount receivable, and a description of the amount due to the Authority.
- 8) Was the Authority a party to a business transaction with one of the following parties:
 - a. A current or former commissioner, officer, key employee, or highest compensated employee? No
 - b. A family member of a current or former commissioner, officer, key employee, or highest compensated employee? No
 - c. An entity of which a current or former commissioner, officer, key employee, or highest compensated employee (or family member thereof) was an officer or direct or indirect owner? NoIf the answer to any of the above is "yes," attach a description of the transaction including the name of the commissioner, officer, key employee, or highest compensated employee (or family member thereof) of the Authority; the name of the entity and relationship to the individual or family member; the amount paid; and whether the transaction was subject to a competitive bid process.
- 9) Did the Authority during the most recent fiscal year pay premiums, directly or indirectly, on a personal benefit contract? A personal benefit contract is generally any life insurance, annuity, or endowment contract that benefits, directly or indirectly, the transferor, a member of the transferor's family, or any other person designated by the transferor. No If "yes," attach a description of the arrangement, the premiums paid, and indicate the beneficiary of the contract.
- 10) Explain the Authority's process for determining compensation for all persons listed on Page N-4. Include whether the Authority's process includes any of the following: 1) review and approval by the commissioners or a committee thereof; 2) study or survey of compensation data for comparable positions in similarly sized entities; 3) annual or periodic performance evaluation; 4) independent compensation consultant; and/or 5) written employment contract. *Attach a narrative of your Authority's procedures for all individuals listed on Page N-4 (2 of 2). Board action and union negotiations.*

- 11) Did the Authority pay for meals or catering during the current fiscal year? No *If "yes," attach a detailed list of all meals and/or catering invoices for the current fiscal year and provide an explanation for each expenditure listed.*
- 12) Did the Authority pay for travel expenses for any employee or individual listed on Page N-4? No *If "yes," attach a detailed list of all travel expenses for the current fiscal year and provide an explanation for each expenditure listed.*
- 13) Did the Authority provide any of the following to or for a person listed on Page N-4 or any other employee of the Authority?
- First class or charter travel No
 - Travel for companions No
 - Tax indemnification and gross-up payments No
 - Discretionary spending account No
 - Housing allowance or residence for personal use No
 - Payments for business use of personal residence No
 - Vehicle/auto allowance or vehicle for personal use No
 - Health or social club dues or initiation fees No
 - Personal services (i.e.: maid, chauffeur, chef) No
- If the answer to any of the above is "yes," attach a description of the transaction including the name and position of the individual and the amount expended.*
- 14) Did the Authority follow a written policy regarding payment or reimbursement for expenses incurred by employees and/or commissioners during the course of Authority business and does that policy require substantiation of expenses through receipts or invoices prior to reimbursement? Yes *If "no," attach an explanation of the Authority's process for reimbursing employees and commissioners for expenses. (If your authority does not allow for reimbursements indicate that in answer)*
- 15) Did the Authority make any payments to current or former commissioners or employees for severance or termination? No *If "yes," attach explanation including amount paid.*
- 16) Did the Authority make any payments to current or former commissioners or employees that were contingent upon the performance of the Authority or that were considered discretionary bonuses? No *If "yes," attach explanation including amount paid.*
- 17) Did the Authority comply with its Continuing Disclosure Agreements for all debt issuances outstanding by submitting its audited annual financial statements, annual operating data, and notice of material events to the Municipal Securities Rulemaking Board's Electronic Municipal Marketplace Access (EMMA) as required? N/A *If "no," attach a description of the Authority's plan to ensure compliance with its Continuing Disclosure Agreements in the future. (If no bonded Debt answer is Not Applicable) (Loans from a Bank or State Agencies are not bonded Debt)*
- 18) Did the Authority receive any notices from the Department of Environmental Protection or any other entity regarding maintenance or repairs required to the Authority's systems to bring them into compliance with current regulations and standards that it has not yet taken action to remediate? No *If "yes," attach explanation as to why the Authority has not yet undertaken the required maintenance or repairs and describe the Authority's plan to address the conditions identified.*
- 19) Did the Authority receive any notices of fines or assessments from the Department of Environmental Protection or any other entity due to noncompliance with current regulations (i.e.: sewer overflow, etc.)? No *If "yes," attach a description of the event or condition that resulted in the fine or assessment and indicate the amount of the fine or assessment.*
- 20) Did the Authority receive any notices of fines or assessments from the Department of Housing and Urban Development or any other entity due to noncompliance with current regulations? No *If "yes," attach a description of the event or condition that resulted in the fine or assessment and indicate the amount of the fine or assessment.*
- 21) Has the Authority been deemed "troubled" by the Department of Housing and Urban Development? Yes *If "yes," attach an explanation of the reason the Authority was deemed "troubled" and describe the Authority's plan to address the conditions identified. Physical and financial items in work outs under HUD supervision.*

(This page is directions for filling in page (N-4 (2-of 2)) (No answers should be entered on this page)

**AUTHORITY SCHEDULE OF COMMISSIONERS, OFFICERS, KEY EMPLOYEES,
HIGHEST COMPENSATED EMPLOYEES AND INDEPENDENT CONTRACTORS
HOBOKEN HOUSING AUTHORITY
(Name)**

**FISCAL
YEAR:**

FROM:10/1/2020

TO:9/30/2021

Complete the attached table for all persons required to be listed per #1-4 below.

- 1) List all of the Authority's current commissioners and officers and amount of compensation from the Authority and any other public entities as defined below. Enter zero if no compensation was paid.
- 2) List all of the Authority's key employees and highest compensated employees other than a commissioner or officer as defined below and amount of compensation from the Authority and any other public entities.
- 3) List all of the Authority's former officers, key employees and highest compensated employees who received more than \$100,000 in reportable compensation from the Authority and any other public entities during the most recent fiscal year completed.
- 4) List all of the Authority's former commissioners who received more than \$10,000 in reportable compensation from the Authority and any other public entities during the most recent fiscal year completed.

Commissioner: A member of the governing body of the authority with voting rights. Include alternates for purposes of this schedule.

Officer: A person elected or appointed to manage the authority's daily operations at any time during the year, such as the chairperson, vice-chairperson, secretary, or treasurer. For the purposes of this schedule, treat the authority's top management official and top financial official as officers. A member of the governing body may be both a commissioner and an officer for the purposes of this schedule.

Key employee: An employee or independent contractor of the authority (other than a commissioner or officer) who meets both of the following criteria:

- a) The individual received reportable compensation from the authority and other public entities in excess of \$150,000 for the most recent fiscal year completed; and
- b) The individual has responsibilities or influence over the authority as a whole or has power to control or determine 10% or more of the authority's capital expenditures or operating budget.

Highest compensated employee: One of the five highest compensated employees or independent contractors of the authority other than current commissioners, officers, or key employees whose aggregate reportable compensation from the authority and other public entities is greater than \$100,000 for the most recent fiscal year completed.

Compensation: All forms of cash and non-cash payments or benefits provided in exchange for services, including salaries and wages, bonuses, severance payments, deferred payments, retirement benefits, fringe benefits, and other financial arrangements or transactions such as personal vehicles, meals, housing, personal and family education benefits, below-market loans, payment of personal or family travel, entertainment, and personal use of the Authority's property. Compensation includes payments and other benefits provided to both employees and independent contractors in exchange for services.

Reportable compensation: (Use the Most Recent W-2 available 2018 or 2019. The aggregate compensation that is reported (or is required to be reported) on Form W-2, box 1 or 5, whichever amount is greater, and/or Form 1099-MISC, box 7, for the most recent calendar year ended 60 days before the start of the proposed budget year. For example, for fiscal years ending December 31, 2020, the most recent W-2 and 1099 should be used 2019 or 2018 (60 days prior to start of budget year is November 1, 2019, with 2018 being the most recent calendar year ended), and for fiscal years ending June 30, 2020, the calendar year 2019 W-2 and 1099 should be used (60 days prior to start of budget year is May 1, 2019, with 2019 being the most recent calendar year ended).

Other Public Entity: Any municipality, county, local authority, fire district, or other government unit, regardless of whether it is related in any way to the Authority either by function or by physical location.

Authority Schedule of Commissioners, Officers, Key Employees, Highest Compensated Employees and Independent Contractors (Continued)

Hoboken Housing Authority
 For the Period October 1, 2020 to September 30, 2021
 Responsible Compensation from Authority (W-2/ 1099)

Name	Title	Average Hours per Week Dedicated to Position	Commissioner	Officer	Key Employee	Former Highest Compensated Employee	Responsible Compensation from Authority (W-2/ 1099)		Estimated amount of other compensation from the Authority (health benefits, pension, etc.)	Total Compensation from Authority	Names of Other Public Entities where Individual is an Employee or Member of the Governing Body (1) See note below	Averages Hours per Week Dedicated to Positions at Other Public Entities Listed in Column O in Column O	Reportable Compensation from Other Public Entities (W-2/ 1099)	Estimated amount of other compensation from Other Public Entities (health benefits, pension, payment in lieu of health benefits, etc.)	Total Compensation All Public Entities
							Base Salary/ Stipend	Bonus							
1 David Melo	Chairperson		X												0
2 LaTrenda Ross	Vice Chairperson		X												0
3 Hovie Forman	Commissioner		X												0
4 Andrew Imperato	Commissioner		X												0
5 Judith Burzel	Commissioner		X												0
6 James Sanford	Commissioner		X												0
7 Aaron Lewit	Commissioner		X												0
8 Marc Recko	Executive Director			X			168,316	55,544	223,860	None					223,860
9 Emil Korthethara	Dir. Of Finance			X			97,586	32,203	129,789	None					129,789
10									0	0					0
11									0	0					0
12									0	0					0
13									0	0					0
14									0	0					0
15									0	0					0
Total:							\$ 265,902	\$ -	\$ -	\$ 87,747	\$ 353,649	\$ -	\$ -	\$ -	\$ 353,649

(1) Insert "None" in this column for each individual that does not hold a position with another Public Entity

Schedule of Health Benefits - Detailed Cost Analysis

Hoboken Housing Authority
 For the Period October 1, 2020 to September 30, 2021

Inout- X - in Box Below IF this Page is Non-Applicable

	# of Covered Members (Medical & Rx)		Annual Cost Estimate per Employee Proposed		Total Cost Estimate Proposed Budget	# of Covered Members (Medical & Rx) Current Year	Annual Cost per Employee Current Year	Total Prior Year Cost	\$ Increase (Decrease)	% Increase (Decrease)
	Proposed Budget	Employee Proposed Budget	Employee Proposed Budget	Employee Proposed Budget						
Active Employees - Health Benefits - Annual Cost										
Single Coverage	26	\$ 11,544	\$ 300,144	27	\$ 12,086	\$ 326,322	\$ (26,178)	-8.0%		
Parent & Child	6	20,663	123,978	6	21,634	129,804	(5,826)	-4.5%		
Employee & Spouse (or Partner)	3	22,153	66,459	4	24,172	96,688	(30,229)	-31.3%		
Family	12	32,206	386,472	13	32,370	420,810	(34,338)	-8.2%		
Employee Cost Sharing Contribution (enter as negative -)			(34,048)			(51,454)	17,406	-33.8%		
Subtotal	47		843,005	50		922,170	(79,165)	-8.6%		
Commissioners - Health Benefits - Annual Cost										
Single Coverage									#DIV/0!	
Parent & Child									#DIV/0!	
Employee & Spouse (or Partner)									#DIV/0!	
Family									#DIV/0!	
Employee Cost Sharing Contribution (enter as negative -)									#DIV/0!	
Subtotal	0			0					#DIV/0!	
Retirees - Health Benefits - Annual Cost										
Single Coverage	7	3,954	27,678	7	4,655	32,585	(4,907)	-15.1%		
Parent & Child	1	13,700	13,700	1	13,700	13,700	-	0.0%		
Employee & Spouse (or Partner)	9	12,234	110,106	9	7,992	71,928	38,178	53.1%		
Family	2	14,765	29,530	3	14,201	42,603	(13,073)	-30.7%		
Employee Cost Sharing Contribution (enter as negative -)									#DIV/0!	
Subtotal	19		181,014	20		160,816	20,198	12.6%		
GRAND TOTAL	66		\$ 1,024,019	70		\$ 1,082,986	\$ (58,967)	-5.4%		

Is medical coverage provided by the SHBP (Yes or No)? (Place Answer in Box)
 Yes No
 Is prescription drug coverage provided by the SHBP (Yes or No)? (Place Answer in Box)
 Yes No

Note: Remember to Enter an amount in rows for Employee Cost Sharing

Schedule of Accumulated Liability for Compensated Absences

Hoboken Housing Authority September 30, 2021
 For the Period October 1, 2020 to September 30, 2021

Complete the below table for the Authority's accrued liability for compensated absences.

Individuals Eligible for Benefit	Gross Days of Accumulated Compensated Absences at beginning of Current Year	Dollar Value of Accrued Compensated Absence Liability	Legal Basis for Benefit (check applicable items)			
			Approved Labor Agreement	Resolution	Individual Employment Agreement	
See attached schedule		\$ 303,902	X	X		
Total liability for accumulated compensated absences at beginning of current year		\$ 303,902				

The total Amount Should agree to most recently issued audit report for the Authority

Last Name	First Name	Title	Sick Time Value	Vacation Value	Total	COCC					check	
						AMP 1 588 44.200%	AMP 2 97 7.170%	AMP 3 208 15.370%	AMP 4 250 18.480%	AMP 5 200 14.780%		HCV 210
Alonai-Priestley	Lourdes	Director of Administration	1,915.78	1,242.40	3,158.18	-	-	-	-	-	-	-
Bianco	Patricia	Property Manager	1,800.64	1,059.20	2,859.84	-	-	-	1,588.80	1,271.04	-	-
Booth	Debrah	Site Clerk	259.44	441.60	701.04	-	-	-	701.04	-	-	-
Brazton	Paula	Maintenance Supervisor	10,893.40	3,815.20	14,708.60	6,501.20	1,054.61	2,260.71	2,718.15	2,173.93	-	3,733.73
Dela Cruz-Holder	Ubia	Director of Management/Strns	3,188.90	2,145.00	5,333.90	1,600.17	-	-	-	-	-	-
Elgueta	Diana	Site Clerk	1,648.27	441.60	2,089.87	2,089.87	-	-	-	-	-	-
Footman	Jaron	Property Manager	-	577.68	577.68	-	-	-	-	-	-	-
Goddin	Richard	Director of Maintenance	7,543.92	295.84	7,839.76	7,839.76	-	-	-	-	-	-
Koetherhans	Emil	Chief Financial Officer	4,757.70	1,548.48	6,306.18	6,306.18	-	-	-	-	-	-
Medina	Jacqueline	Maintenance Manager	4,961.20	1,910.88	6,872.08	3,037.46	492.73	1,056.24	1,269.96	1,015.69	-	-
Mercedo	Oscar	Maintenance Clerk	5,066.16	1,842.24	6,908.40	3,053.51	495.33	1,061.82	1,276.67	1,021.07	-	-
Mercedo	Tasha	Compliance Officer / Purchasing Clerk	381.84	127.28	509.12	225.03	36.50	78.25	94.09	75.25	-	-
Oliver	Shwena	Site Clerk	465.43	541.20	1,006.63	1,006.63	-	-	-	-	-	-
Ortiz	Christine	Site Clerk	-	1,699.52	1,699.52	-	-	-	1,699.52	-	-	-
Patel	Gita	Human Resources	10,730.54	2,914.08	13,644.62	-	-	-	-	-	-	-
Perez	Daniel	Resident Services	1,414.58	799.20	2,213.78	978.49	158.73	340.26	409.11	327.19	-	-
Reeko	Marc	Executive Director	15,000.00	3,736.32	18,736.32	-	-	-	-	-	-	-
Rivera	Chashyn	Receptionist	73.32	203.68	277.00	-	-	-	-	-	-	-
Ryan	Diana	Site Clerk	-	661.92	661.92	661.92	-	-	-	-	-	-
Scott	Elijah	Site Clerk	1,819.44	3,812.16	5,631.60	-	1,791.03	3,840.57	-	-	-	-
Sesoka	Yolanda	Property Manager	227.22	625.82	853.04	-	271.29	581.75	-	-	-	-
Villafane	Yerania	Site Clerk	162.36	216.48	378.84	378.84	-	-	-	-	-	-
Bas	Mario	Building Maint Worker	1,420.10	697.14	2,117.24	-	-	2,117.24	-	-	-	-
Bates	Robert	Building Maint Worker	15,000.00	8,493.12	23,493.12	-	-	-	23,493.12	-	-	-
Colequi	Domingo	Repairer	1,929.84	1,666.68	3,596.52	3,596.52	-	-	-	-	-	-
Darson	Louis	Repairer	9,768.99	3,084.63	12,853.62	5,681.30	921.60	1,975.60	2,375.35	1,899.77	-	-
Fernhalt	Allen	Repairer	13,940.52	6,277.76	20,218.08	8,956.39	1,449.64	3,107.52	3,736.30	2,988.23	-	-
Fernhalt	Samuel	Repairer	-	579.13	579.13	255.98	41.52	89.01	107.02	85.60	-	-
Fernhalt	Steven	Repairer	737.99	-	737.99	326.19	52.91	113.43	136.38	109.08	-	-
Froese	Reix	Repairer	164.16	2,216.16	2,380.32	1,052.10	170.67	365.85	439.88	351.82	-	-
Garcia	Gilberto	Building Maint Worker	405.44	405.44	810.88	810.88	-	-	-	-	-	-
Geronimo	Lidia	Building Maint Worker	608.16	506.80	1,114.96	-	-	-	-	-	-	-
Herriquet	Antonio	Electrician	791.44	426.16	1,217.60	588.18	87.30	187.15	225.01	1,114.96	-	-
Laveña	Daniel	Building Maint Worker	4,279.96	6,277.76	10,557.72	-	-	-	-	-	-	-
Matos	Miguel	Repairer	3,948.64	1,123.32	5,071.96	-	1,613.05	3,458.91	-	-	-	-
Melendez	Hector	Building Maint Worker	6,080.80	773.92	6,854.72	6,854.72	-	-	-	-	-	-
Montilla	Brayan	Building Maint Worker	948.90	963.48	1,912.38	1,912.38	-	-	-	-	-	-
Montilla	Carlos	Building Maint Worker	3,333.12	234.36	3,567.48	3,567.48	-	-	-	-	-	-
Moreno	Israel	Building Maint Worker	829.88	877.52	1,707.40	-	-	-	1,707.40	-	-	-
Nunez	Gemy	Building Maint Worker	382.27	1,041.60	1,423.87	-	-	-	1,423.87	-	-	-
Pantaja	Rey	Repairer	-	243.52	243.52	243.52	-	-	-	-	-	-
Parker	Curtis	Building Maint Worker	5,436.34	6,777.72	12,214.06	-	12,214.06	-	-	-	-	-
Patel	Manhar	Repairer	15,000.00	9,792.16	24,792.16	-	-	7,884.72	16,907.44	-	-	-
Roman	Lorenzo	Plumber	8,846.39	7,536.48	16,382.87	-	16,382.87	-	-	-	-	-
Torres	Victor	Repairer	-	1,721.76	1,721.76	-	-	547.58	1,174.18	-	-	-
Veloz	Jimmy	Repairer	454.85	2,125.92	2,580.77	-	-	-	-	-	-	-
Ventura	Hector	Building Maint Worker	4,086.20	2,213.40	6,249.60	-	-	-	6,249.60	-	-	-
Walker	Alonda	Building Maint Worker	-	400.48	400.48	-	-	400.48	-	-	-	-
Wright	Gregory	Bellman	9,773.09	3,342.24	13,115.33	-	-	5,795.63	2,016.75	2,424.82	1,959.33	-
Antoinette	Jason	Building Maint Worker	153.13	-	153.13	-	-	10.98	23.54	28.30	22.63	-
DalReca	Louis	Building Maint Worker	262.58	-	262.58	-	-	-	262.58	-	-	-
Rivera	Edwin	Building Maint Worker	146.78	-	146.78	-	-	-	-	-	-	-
Rodriguez	Carlos	Building Maint Worker	79.05	-	79.05	-	-	5.67	12.15	14.61	11.68	-

Name	Sick Time Value	Vacation Value	COCC	AMP 1		AMP 2		AMP 3		AMP 4		AMP 5		RCV
				598	44.200%	97	7.170%	205	15.370%	250	18.680%	200	14.780%	
Shehat	142.20	-	-	-	-	-	-	-	-	-	-	142.20	-	210
Yasin	316.77	-	-	140.01	22.71	48.69	58.54	46.82	-	-	-	46.82	-	-
Vanvorst	314.83	-	-	139.15	22.57	48.39	58.18	46.54	-	-	-	46.54	-	-
	Total @ 9/30/19		282,304.80	86,625.16	21,639.42	47,377.63	45,986.12	25,380.51	3,733.73					
		+ FICA	303,901.12	93,251.98	23,294.84	51,002.02	49,504.06	27,322.12	4,019.36					
	Total @ 9/30/18		66,928.58	97,353.96	18,551.88	29,648.56	56,142.97	34,968.67	2,237.55					
	Adjustment Needed Dr / (Cr)		(11,421.84)	(4,106.98)	4,742.95	21,353.45	(6,638.92)	(7,646.55)	1,781.81					
	A/C #		4120.COCC	4120.AMP1	4120.AMP2	4120.AMP3	4120.AMP4	4120.AMP5	4110					
	Adjustment Needed Dr / (Cr)		11,421.84	4,106.98	(4,742.95)	(21,353.45)	6,638.92	7,646.55	(1,781.81)					
	A/C #		2135.3	2135.4	2135.5	2135.6	2135.7	2135.8	2135.1					

Schedule of Shared Service Agreements

For the Period October 1, 2020 to September 30, 2021

Hoboken Housing Authority

If No Shared Services X this Box

Enter the shared service agreements that the Authority currently engages in and identify the amount that is received/paid for those services.

Name of Entity Providing Service	Name of Entity Receiving Service	Type of Shared Service Provided	Comments (Enter more specifics if needed)	Agreement Effective Date	Agreement End Date	Amount to be Received by/ Paid from Authority
Jersey City Housing Authority	Hoboken Housing Authority	Inspection services				per inspection

2020 (2021) HOUSING AUTHORITY BUDGET

Financial Schedules Section

SUMMARY

Hoboken Housing Authority
 For the Period October 1, 2020 to September 30, 2021

	FY 2020 Proposed Budget				FY 2019 Adopted Budget Total All Operations	All Operations All Operations	\$ Increase (Decrease) Proposed vs. Adopted	% Increase (Decrease) Proposed vs. Adopted
	Public Housing Management	Section 8	Housing Voucher	Other Programs				
REVENUES								
Total Operating Revenues	\$ 13,648,813	\$ -	\$ 2,751,200	\$ -	\$ 15,912,639	\$ 482,374	3.0%	
Total Non-Operating Revenues	4,470	-	400	-	4,870	-	0.0%	
Total Anticipated Revenues	13,648,283	-	2,751,600	-	15,917,509	482,374	3.0%	
APPROPRIATIONS								
Total Administration	2,913,029	-	123,421	-	3,108,756	(72,306)	-2.3%	
Total Cost of Providing Services	10,675,745	-	2,616,500	-	12,914,106	378,139	2.9%	
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	-	-	#DIV/0!	
Total Operating Appropriations	13,588,774	-	2,739,921	-	16,022,862	305,833	1.9%	
Total Interest Payments on Debt	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	-	-	#DIV/0!	
Total Other Non-Operating Appropriations	-	-	-	-	-	-	#DIV/0!	
Total Non-Operating Appropriations	-	-	-	-	-	-	#DIV/0!	
Accumulated Deficit	-	-	-	-	-	-	#DIV/0!	
Total Appropriations and Accumulated Deficit	13,588,774	-	2,739,921	-	16,022,862	305,833	1.9%	
Less: Total Unrestricted Net Position Utilized	-	-	-	-	105,353	(105,353)	-100.0%	
Net Total Appropriations	13,588,774	-	2,739,921	-	15,917,509	411,186	2.6%	
ANTICIPATED SURPLUS (DEFICIT)	\$ 59,509	\$ -	\$ 11,679	\$ -	\$ 71,188	\$ 71,188	#DIV/0!	

Revenue Schedule

Hoboken Housing Authority
For the Period October 1, 2020 to September 30, 2021

	FY 2020 Proposed Budget				FY 2019 Adopted Budget	\$ Increase (Decrease) Proposed vs. Adopted	% Increase (Decrease) Proposed vs. Adopted	
	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations	Total All Operations	All Operations	
OPERATING REVENUES								
<i>Rental Fees</i>								
Homebuyers' Monthly Payments				\$ -	\$ -	\$ -	#DIV/0!	
Dwelling Rental	5,586,730			5,586,730	5,647,200	(60,470)	-1.1%	
Excess Utilities	74,196			74,196	78,346	(4,150)	-5.3%	
Non-Dwelling Rental				-	-	-	#DIV/0!	
HUD Operating Subsidy	7,105,696			7,105,696	6,788,702	316,994	4.7%	
New Construction - Acc Section 8				-	-	-	#DIV/0!	
Voucher - Acc Housing Voucher			2,750,000	2,750,000	2,550,000	200,000	7.8%	
Total Rental Fees	12,766,622	-	2,750,000	-	15,516,622	15,064,248	452,374	3.0%
<i>Other Operating Revenues (List)</i>								
Tenant Charges	161,000			161,000	161,000	-	0.0%	
Port In Fees			1,200	1,200	1,200	-	0.0%	
CFP Operations	565,000			565,000	535,000	30,000	5.6%	
HCV and CFP Management Fees	151,191			151,191	151,191	-	0.0%	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Type In (Grant, Other Rev)				-	-	-	#DIV/0!	
Total Other Revenue	877,191	-	1,200	-	878,391	30,000	3.5%	
Total Operating Revenues	13,643,813	-	2,751,200	-	16,395,013	15,912,639	482,374	3.0%
NON-OPERATING REVENUES								
<i>Other Non-Operating Revenues (List)</i>								
Type In				-	-	-	#DIV/0!	
Type In				-	-	-	#DIV/0!	
Type In				-	-	-	#DIV/0!	
Type In				-	-	-	#DIV/0!	
Type In				-	-	-	#DIV/0!	
Type In				-	-	-	#DIV/0!	
Total Other Non-Operating Revenue	-	-	-	-	-	-	#DIV/0!	
<i>Interest on Investments & Deposits (List)</i>								
Interest Earned	4,470		400	-	4,870	4,870	-	0.0%
Penalties				-	-	-	#DIV/0!	
Other				-	-	-	#DIV/0!	
Total Interest	4,470	-	400	-	4,870	4,870	-	0.0%
Total Non-Operating Revenues	4,470	-	400	-	4,870	4,870	-	0.0%
TOTAL ANTICIPATED REVENUES	\$ 13,648,283	\$ -	\$ 2,751,600	\$ -	\$ 16,399,883	\$ 15,917,509	\$ 482,374	3.0%

Prior Year Adopted Revenue Schedule

Hoboken Housing Authority

FY 2019 Adopted Budget

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
OPERATING REVENUES					
<i>Rental Fees</i>					
Homebuyers' Monthly Payments					\$ -
Dwelling Rental	5,647,200				5,647,200
Excess Utilities	78,346				78,346
Non-Dwelling Rental					-
HUD Operating Subsidy	6,788,702				6,788,702
New Construction - Acc Section 8					-
Voucher - Acc Housing Voucher			2,550,000		2,550,000
Total Rental Fees	12,514,248	-	2,550,000	-	15,064,248
<i>Other Revenue (List)</i>					
Tenant Charges	161,000				161,000
Port In Fees			1,200		1,200
CFP Operations	535,000				535,000
HCV and CFP Management Fees	151,191				151,191
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Type In (Grant, Other Rev)					-
Total Other Revenue	847,191	-	1,200	-	848,391
Total Operating Revenues	13,361,439	-	2,551,200	-	15,912,639
NON-OPERATING REVENUES					
<i>Other Non-Operating Revenues (List)</i>					
Type In					-
Type In					-
Type In					-
Type In					-
Type In					-
Type In					-
Total Other Non-Operating Revenues	-	-	-	-	-
<i>Interest on Investments & Deposits</i>					
Interest Earned	4,470		400		4,870
Penalties					-
Other					-
Total Interest	4,470	-	400	-	4,870
Total Non-Operating Revenues	4,470	-	400	-	4,870
TOTAL ANTICIPATED REVENUES	\$ 13,365,909	\$ -	\$ 2,551,600	\$ -	\$ 15,917,509

Appropriations Schedule

Hoboken Housing Authority
For the Period October 1, 2020 to September 30, 2021

	FY 2020 Proposed Budget				FY 2019 Adopted Budget	\$ Increase (Decrease) Proposed vs. Adopted	% Increase (Decrease) Proposed vs. Adopted	
	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations	Total All Operations	All Operations	
OPERATING APPROPRIATIONS								
<i>Administration</i>								
Salary & Wages	1,328,800		54,140		\$ 1,382,940	\$ 1,319,415	\$ 63,525	4.8%
Fringe Benefits	797,979		20,990		818,969	994,800	(175,831)	-17.7%
Legal	199,400		600		200,000	200,000	-	0.0%
Staff Training	15,500		2,000		17,500	17,500	-	0.0%
Travel	15,500		2,000		17,500	17,500	-	0.0%
Accounting Fees	45,000				45,000	45,000	-	0.0%
Auditing Fees	13,000		2,500		15,500	15,500	-	0.0%
Miscellaneous Administration*	497,850		41,191		539,041	499,041	40,000	8.0%
Total Administration	2,913,029	-	123,421	-	3,036,450	3,108,756	(72,306)	-2.3%
<i>Cost of Providing Services</i>								
Salary & Wages - Tenant Services	36,040				36,040	33,960	2,080	6.1%
Salary & Wages - Maintenance & Operation	1,578,420				1,578,420	1,454,386	124,034	8.5%
Salary & Wages - Protective Services					-	-	-	#DIV/0!
Salary & Wages - Utility Labor	108,320				108,320	139,188	(30,868)	-22.2%
Fringe Benefits	1,063,413				1,063,413	1,193,941	(130,528)	-10.9%
Tenant Services	50,000				50,000	50,000	-	0.0%
Utilities	4,491,100				4,491,100	4,453,458	37,642	0.8%
Maintenance & Operation	1,982,450				1,982,450	1,882,450	100,000	5.3%
Protective Services	40,000				40,000	40,000	-	0.0%
Insurance	1,150,000		10,000		1,160,000	1,110,000	50,000	4.5%
Payment in Lieu of Taxes (PILOT)	120,135				120,135	93,751	26,384	28.1%
Terminal Leave Payments					-	-	-	#DIV/0!
Collection Losses	55,867				55,867	56,472	(605)	-1.1%
Other General Expense			6,500		6,500	6,500	-	0.0%
Rents			2,600,000		2,600,000	2,400,000	200,000	8.3%
Extraordinary Maintenance					-	-	-	#DIV/0!
Replacement of Non-Expendible Equipment					-	-	-	#DIV/0!
Property Betterment/Additions					-	-	-	#DIV/0!
Miscellaneous COPS*					-	-	-	#DIV/0!
Total Cost of Providing Services	10,675,745	-	2,616,500	-	13,292,245	12,914,106	378,139	2.9%
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	-	-	-	#DIV/0!
Total Operating Appropriations	13,588,774	-	2,739,921	-	16,328,695	16,022,862	305,833	1.9%
NON-OPERATING APPROPRIATIONS								
Total Interest Payments on Debt	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	-	-	-	#DIV/0!
Operations & Maintenance Reserve					-	-	-	#DIV/0!
Renewal & Replacement Reserve					-	-	-	#DIV/0!
Municipality/County Appropriation					-	-	-	#DIV/0!
Other Reserves					-	-	-	#DIV/0!
Total Non-Operating Appropriations	-	-	-	-	-	-	-	#DIV/0!
TOTAL APPROPRIATIONS	13,588,774	-	2,739,921	-	16,328,695	16,022,862	305,833	1.9%
ACCUMULATED DEFICIT	-	-	-	-	-	-	-	#DIV/0!
TOTAL APPROPRIATIONS & ACCUMULATED DEFICIT	13,588,774	-	2,739,921	-	16,328,695	16,022,862	305,833	1.9%
UNRESTRICTED NET POSITION UTILIZED								
Municipality/County Appropriation					-	-	-	#DIV/0!
Other					-	105,353	(105,353)	-100.0%
Total Unrestricted Net Position Utilized	-	-	-	-	-	105,353	(105,353)	-100.0%
TOTAL NET APPROPRIATIONS	\$ 13,588,774	\$ -	\$ 2,739,921	\$ -	\$ 16,328,695	\$ 15,917,509	\$ 411,186	2.6%

* Miscellaneous line items may not exceed 5% of total operating appropriations shown below. If amount in miscellaneous is greater than the amount shown below, then the line item must be itemized above.

5% of Total Operating Appropriations \$ 679,438.70 \$ - \$ 136,996.05 \$ - \$ 816,434.75

Prior Year Adopted Appropriations Schedule

Hoboken Housing Authority

FY 2019 Adopted Budget

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
OPERATING APPROPRIATIONS					
<i>Administration</i>					
Salary & Wages	\$ 1,275,226		\$ 44,189		\$ 1,319,415
Fringe Benefits	952,180		42,620		994,800
Legal	199,400		600		200,000
Staff Training	15,500		2,000		17,500
Travel	15,500		2,000		17,500
Accounting Fees	45,000				45,000
Auditing Fees	13,000		2,500		15,500
Miscellaneous Administration*	457,850		41,191		499,041
Total Administration	2,973,656	-	135,100	-	3,108,756
<i>Cost of Providing Services</i>					
Salary & Wages - Tenant Services	33,960				33,960
Salary & Wages - Maintenance & Operation	1,454,386				1,454,386
Salary & Wages - Protective Services					-
Salary & Wages - Utility Labor	139,188				139,188
Fringe Benefits	1,193,941				1,193,941
Tenant Services	50,000				50,000
Utilities	4,453,458				4,453,458
Maintenance & Operation	1,882,450				1,882,450
Protective Services	40,000				40,000
Insurance	1,100,000		10,000		1,110,000
Payment in Lieu of Taxes (PILOT)	93,751				93,751
Terminal Leave Payments					-
Collection Losses	56,472				56,472
Other General Expense			6,500		6,500
Rents			2,400,000		2,400,000
Extraordinary Maintenance					-
Replacement of Non-Expendible Equipment					-
Property Betterment/Additions					-
Miscellaneous COPS*					-
Total Cost of Providing Services	10,497,606	-	2,416,500	-	12,914,106
Total Principal Payments on Debt Service in Lieu of Depreciation					-
Total Operating Appropriations	13,471,262	-	2,551,600	-	16,022,862
NON-OPERATING APPROPRIATIONS					
Total Interest Payments on Debt Operations & Maintenance Reserve					-
Renewal & Replacement Reserve					-
Municipality/County Appropriation					-
Other Reserves					-
Total Non-Operating Appropriations	-	-	-	-	-
TOTAL APPROPRIATIONS	13,471,262	-	2,551,600	-	16,022,862
ACCUMULATED DEFICIT					
TOTAL APPROPRIATIONS & ACCUMULATED DEFICIT	13,471,262	-	2,551,600	-	16,022,862
UNRESTRICTED NET POSITION UTILIZED					
Municipality/County Appropriation					-
Other	105,353				105,353
Total Unrestricted Net Position Utilized	105,353	-	-	-	105,353
TOTAL NET APPROPRIATIONS	\$ 13,365,909	\$ -	\$ 2,551,600	\$ -	\$ 15,917,509

* Miscellaneous line items may not exceed 5% of total operating appropriations shown below. If amount in miscellaneous is greater than the amount shown below, then the line item must be itemized above.

5% of Total Operating Appropriations \$ 673,563.10 \$ - \$ 127,580.00 \$ - \$ 801,143.10

Debt Service Schedule - Principal

Hoboken Housing Authority

If Authority has no debt X this box

	<i>Fiscal Year Ending in</i>							Total Principal Outstanding	
	Adopted Budget Year 2019	Proposed Budget Year 2020	2021	2022	2023	2024	2025		Thereafter
CFP Leveraging Loan	\$ 600,000	\$ 630,000	\$ 660,000	\$ 690,000	\$ 730,000	\$ 760,000	\$ 395,000	-	\$ 3,865,000
Type in Issue Name									
Type in Issue Name									
TOTAL PRINCIPAL	600,000	630,000	660,000	690,000	730,000	760,000	395,000	-	3,865,000
LESS: HUD SUBSIDY	600,000	630,000	660,000	690,000	730,000	760,000	395,000	-	3,865,000
NET PRINCIPAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

<i>Indicate the Authority's most recent bond rating and the year of the rating by ratings service.</i>		
	<i>Fitch</i>	<i>Standard & Poors</i>
Bond Rating	N/A	N/A
Year of Last Rating		
if no Rating type in Not Applicable		

Debt Service Schedule - Interest

Hoboken Housing Authority

If Authority has no debt X this box

Fiscal Year Ending in

	Adopted Budget Year 2019	Proposed Budget Year 2020	2021	2022	2023	2024	2025	Thereafter	Total Interest Payments Outstanding
CFP Leveraging Loan	202,443	174,370	144,408	113,035	80,136	45,473	9,283	-	566,705
Type in Issue Name									
Type in Issue Name									
Type in Issue Name									
TOTAL INTEREST	202,443	174,370	144,408	113,035	80,136	45,473	9,283	-	566,705
LESS: HUD SUBSIDY	202,443	174,370	144,408	113,035	80,136	45,473	9,283	-	566,705
NET INTEREST	-	-	-	-	-	-	-	-	-
	\$	\$	\$	\$	\$	\$	\$	\$	\$

Net Position Reconciliation

Hoboken Housing Authority
 For the Period October 1, 2020 to September 30, 2021

FY 2020 Proposed Budget

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
TOTAL NET POSITION BEGINNING OF CURRENT YEAR (1)	\$ (11,117,828)	\$ -	\$ 12,679	\$ 2,524,327	\$ (8,580,822)
Less: Invested in Capital Assets, Net of Related Debt (1)	9,803,817	-	-	2,524,327	12,328,144
Less: Restricted for Debt Service Reserve (1)					-
Less: Other Restricted Net Position (1)			52,375		52,375
Total Unrestricted Net Position (1)	(20,921,645)	-	(39,696)	-	(20,961,341)
Less: Designated for Non-Operating Improvements & Repairs					-
Less: Designated for Rate Stabilization					-
Less: Other Designated by Resolution					-
Plus: Accrued Unfunded Pension Liability (1)	12,697,002		166,462		12,863,464
Plus: Accrued Unfunded Other Post-Employment Benefit Liability (1)	11,356,298		140,650		11,496,948
Plus: Estimated Income (Loss) on Current Year Operations (2)	(105,353)		-		(105,353)
Plus: Other Adjustments (attach schedule)					-
UNRESTRICTED NET POSITION AVAILABLE FOR USE IN PROPOSED BUDGET	3,026,302	-	267,416	-	3,293,718
Unrestricted Net Position Utilized to Balance Proposed Budget	-	-	-	-	-
Unrestricted Net Position Utilized in Proposed Capital Budget	-	-	-	-	-
Appropriation to Municipality/County (3)	-	-	-	-	-
Total Unrestricted Net Position Utilized in Proposed Budget	-	-	-	-	-
PROJECTED UNRESTRICTED UNDESIGNATED NET POSITION AT END OF YEAR	\$ 3,026,302	\$ -	\$ 267,416	\$ -	\$ 3,293,718

(1) Total of all operations for this line item must agree to audited financial statements.

(2) Include budgeted and unbudgeted use of unrestricted net position in the current year's operations.

(3) Amount may not exceed 5% of total operating appropriations. See calculation below.

Maximum Allowable Appropriation to Municipality/County \$ 679,439 \$ - \$ 136,996 \$ - \$ 816,435

(4) If Authority is projecting a deficit for any operation at the end of the budget period, the Authority must attach a statement explaining its plan to reduce the deficit, including the timeline for elimination of the deficit, if not already detailed in the budget narrative section.

2020 (2020-2021)

HOBOKEN
HOUSING
AUTHORITY

(Name)

HOUSING
AUTHORITY
CAPITAL
BUDGET/
PROGRAM

2020 (2020-2021) CERTIFICATION OF HOUSING AUTHORITY CAPITAL BUDGET/PROGRAM

HOBOKEN HOUSING AUTHORITY
(Name)

FISCAL YEAR: FROM:10/1/2020 TO:9/30/2021

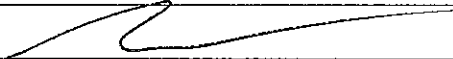
enter X to the left if this paragraph is applicable

It is hereby certified that the Housing Authority Capital Budget/Program annexed hereto is a true copy of the Capital Budget/Program approved, pursuant to N.J.A.C. 5:31-2.2, along with the Annual Budget, by the governing body of the Hoboken Housing Authority, on the 16 day of July, 2020.

OR

enter X to the left if this paragraph is applicable

It is hereby certified that the governing body of the _____ Housing Authority have elected **NOT** to adopt a Capital Budget /Program for the aforesaid fiscal year, pursuant to N.J.A.C. 5:31-2.2 for the following reason(s): _____

Officer's Signature:			
Name:	Marc Recko		
Title:	Executive Director		
Address:	400 Harrison Street, Hoboken, NJ 07030		
Phone Number:	201-798-0370	Fax Number:	201-798-0164
E-mail address	mrecko@hhanj.com		

2020 (2020-2021) CAPITAL BUDGET/PROGRAM MESSAGE

Hoboken Housing Authority

(Name)

FISCAL
YEAR:

FROM:10/1/2020

TO:9/30/2021

This section is included in the Capital Budget pursuant to N.J.A.C. 5:31-2. It does not in itself confer any authorization to raise or expend funds. Rather, it is a document used as part of the Housing Authority's planning and management system. Specific authorization to spend funds for purposes described in this section must be granted elsewhere, by a separate financing agreement, security agreement, by resolution appropriating funds from the Renewal and Replacement Reserve, or other lawful means.

1. Has each municipality or county affected by the actions of the authority participated in the development of the capital plan and reviewed or approved the plans or projects included within the Capital Budget/Program (This may include the governing body or certain officials such as planning boards, Construction Code Officials) as to these Projects?

Yes.

2. Has each capital project/project financing been developed from a specific plan or report and have the full life cycle costs of each been calculated?

Yes.

3. Has a long-term (5 years or more) infrastructure needs and other capital items (Vehicles, Equipment) needs assessment been prepared?

No.

4. If amounts are on Page CB-3 in the column Debt Authorizations. Indicate the primary source of funding the debt service for the Debt Authorizations (Example HUD Funding or Other sources)

NJHMFA loan to grant funding.

5. Have the current capital projects been reviewed and approved by HUD?

Yes.

Add additional sheets if necessary.

Proposed Capital Budget

Hoboken Housing Authority

For the Period October 1, 2020 to September 30, 2021

	Estimated Total Cost	Funding Sources				
		Unrestricted Net Position Utilized	Renewal & Replacement Reserve	Debt Authorization	Capital Grants	Other Sources
<i>Public Housing Management</i>						
Fees and Costs	\$ 75,000				\$ 75,000	
Various Capital Projects	10,750,000			10,000,000	750,000	
Type In Description	-					
Type In Description	-					
Total	10,825,000	-	-	10,000,000	825,000	-
<i>Section 8</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
<i>Housing Voucher</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
<i>Other Programs</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
TOTAL PROPOSED CAPITAL BUDGET	\$ 10,825,000	\$ -	\$ -	\$ 10,000,000	\$ 825,000	\$ -

Enter brief description of up to four projects for each operation above. For operations with more than four budgeted projects, please attach additional schedules. Input total amount of all projects for the operation on single line and enter "See Attached Schedule" instead of project description.

5 Year Capital Improvement Plan

Hoboken Housing Authority
For the Period October 1, 2020 to September 30, 2021

Fiscal Year Beginning In

	Estimated Total Cost	Current Budget					2025
		Year 2020	2021	2022	2023	2024	
Public Housing Management							
Fees and Costs	\$ 450,000	\$ 75,000	\$ 75,000	\$ 75,000	\$ 75,000	\$ 75,000	\$ 75,000
Various Capital Projects	14,500,000	10,750,000	750,000	750,000	750,000	750,000	750,000
Type In Description	-	-					
Type In Description	-	-					
Total	14,950,000	10,825,000	825,000	825,000	825,000	825,000	825,000
Section 8							
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Total	-	-	-	-	-	-	-
Housing Voucher							
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Total	-	-	-	-	-	-	-
Other Programs							
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Type In Description	-	-					
Total	-	-	-	-	-	-	-
TOTAL	\$ 14,950,000	\$ 10,825,000	\$ 825,000	\$ 825,000	\$ 825,000	\$ 825,000	\$ 825,000

Project descriptions entered on Page CB-3 will carry forward to Pages CB-4 and CB-5. No need to re-enter project descriptions above.

5 Year Capital Improvement Plan Funding Sources

Hoboken Housing Authority
For the Period October 1, 2020 to September 30, 2021

	Estimated Total Cost	<i>Funding Sources</i>				
		Unrestricted Net Position Utilized	Renewal & Replacement Reserve	Debt Authorization	Capital Grants	Other Sources
<i>Public Housing Management</i>						
Fees and Costs	\$ 450,000				\$ 450,000	
Various Capital Projects	14,500,000			10,000,000	4,500,000	
Type In Description	-					
Type In Description	-					
Total	14,950,000	-	-	10,000,000	4,950,000	-
<i>Section 8</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
<i>Housing Voucher</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
<i>Other Programs</i>						
Type In Description	-					
Type In Description	-					
Type In Description	-					
Type In Description	-					
Total	-	-	-	-	-	-
TOTAL	\$ 14,950,000	\$ -	\$ -	\$ 10,000,000	\$ 4,950,000	\$ -
Total 5 Year Plan per CB-4	<u>\$ 14,950,000</u>					
Balance check		- If amount is other than zero, verify that projects listed above match projects listed on CB-4.				

Project descriptions entered on Page CB-3 will carry forward to Pages CB-4 and CB-5. No need to re-enter project descriptions above.