

MINUTES OF THE 7/24/14 JULY MONTHLY MEETING OF THE BOARD OF COMMISSIONERS OF THE **WEEHAWKEN HOUSING AUTHORITY** HELD IN THE CONFERENCE ROOM OF THE "GREGORY AVENUE APARTMENTS" AT 525 GREGORY AVENUE, WEEHAWKEN, COUNTY OF HUDSON, STATE OF NEW JERSEY.

At 7:00 PM, the meeting was called to order. Chairwoman Ana Miranda read the **STATEMENT OF COMPLIANCE** and led the **FLAG SALUTE**.

Present were: Chairwoman Ana Miranda  
Commissioner Nersesian  
Commissioner Schmid  
Commissioner C. Marchetti - Absent  
Commissioner A. Orecchio - Absent  
Commissioner E. Bez  
Commissioner L. Lauricella  
Also present: R. DiVincent  
W. Katchen – Fee Accountant  
George Kallert – Ins. Consultant - Absent  
Antoinette Visaggio  
Frank Mattiace

#### **PREVIOUS MINUTES**

Motion was made by Commissioner Bez, seconded by Commissioner Schmid, to pass the 6/27/14 meeting minutes.

Ayes: 5

Absent: 2

#### **CORRESPONDENCE BIDS AND PROPOSALS RESOLUTIONS REPORTS**

**ACCOUNTANTS REPORT** – Management as of 6/30/14

Total Revenue	\$329,325
Total Expense	<u>\$391,564</u>
Net Loss	\$(62,239)

Section 8 as of 6/30/14

Total Revenue	\$116,611
Total Expense	<u>\$113,284</u>
Net Loss	\$ 3,645

**PAYMENT OF BILLS**

Motion was made by Commissioner Nersesian, seconded by Commissioner Lauricella to pay monthly bills.

Ayes:5

Motion was made by Commissioner Lauricella, seconded by Commissioner Nersesian to pay Capital Fund bills in the amount of \$9,980.04.

Ayes: 5

**INSURANCE REPORT** – Not present

**SECTION 8** – as of July 2014 we have 287 units under lease.

**INSPECTORS REPORT**- None

**EXECUTIVE DIRECTORS REPORT** – Spoke to the board on the new Capital Funding for this year.

**OLD BUSINESS**

Follow Ups

4/2013 – DiVincent – get Depository for new bank with HUD

11/21/13 Draft resolution to extend project base commitment due to unforeseen circumstances

12/18/13 – create system to rectify when failed apartments have passed.

**NEW BUSINESS**  
**REMARKS FROM CITIZENS**  
**ADJOURNEMENT**

At 7:30 PM motion was made by Commissioner Nersesian, seconded by Commissioner Schmid to adjourn meeting.

Ayes: 5

Respectfully submitted  
Antoinette Visaggio

**WEEHAWKEN HOUSING AUTHORITY**  
**JULY 24, 2014 REGULAR SCHEDULED JUNE MONTHLY MEETING**  
**PROPOSED AGENDA**

- 1) *Call to Order*
- 2) *Opening Statement/Flag Salute*
- 3) **Minutes of Previous Meeting 6/26/14** Regular scheduled monthly meeting--  
Present were: Chairwoman Miranda, Commissioner Nersesian, M. Schmid,  
E. Bez, C. Marchetti, A. Orecchio, L. Lauricella, Also present were:  
R. DiVincent, W. Katchen, A. Visaggio
- 4) **Proposals/Resolutions**
- 5) **Correspondence**  
- Thank you letter from Auditor
- 6) *Accountant's Report*
- 7) *Payment of Bills*
- 8) **Reports and Unfinished Business**
  - a. *Attorney's Report*
  - b. *Insurance Report*
  - c. *Executive Director's Report*
  - d. *Section 8 Coordinator's Report*
  - e. *Inspector's Report*
- 9) **Old Business**  
*Follow-Ups-*
- 10) *New Business*
- 11) *Remarks of Citizens*
- 12) *Executive Session*
- 13) *Adjournment*

MINUTES OF THE 6/26/14 JUNE MONTHLY MEETING OF THE BOARD OF COMMISSIONERS OF THE **WEEHAWKEN HOUSING AUTHORITY** HELD IN THE CONFERENCE ROOM OF THE "GREGORY AVENUE APARTMENTS" AT 525 GREGORY AVENUE, WEEHAWKEN, COUNTY OF HUDSON, STATE OF NEW JERSEY.

At 7:00 PM, the meeting was called to order. Chairwoman Ana Miranda read the **STATEMENT OF COMPLIANCE** and led the **FLAG SALUTE**.

Present were: Chairwoman Ana Miranda  
Commissioner Nersesian  
Commissioner Schmid  
Commissioner C. Marchetti  
Commissioner A. Orecchio  
Commissioner E. Bez  
Commissioner L. Lauricella  
Also present: R. DiVincent  
W. Katchen – Fee Accountant  
George Kallert – Ins. Consultant - Aabsent  
Antoinette Visaggio  
Frank Mattiace - Absent

#### **PREVIOUS MINUTES**

Motion was made by Commissioner Nersesian, seconded by Commissioner Miranda, to pass the 5/22/14 meeting minutes.

Ayes: 5

Abstention: 2

#### **CORRESPONDENCE BIDS AND PROPOSALS RESOLUTIONS**

Motion was made by Commissioner Nersesian seconded by Commissioner C. Marchetti, pass resolution to accept GRC Mechanical Svcs. To repair compressor at \$9,980.04.

Ayes: 7

Motion was made by Commissioner Schmid, seconded by Commissioner Nersesian to pass resolution to accept Triad Securities to repair main computer and complete pull cord system test on security system.

Ayes: 7

#### **REPORTS**

**ACCOUNTANTS REPORT** – Management as of 5/31/14

Total Revenue	\$275,176
Total Expense	<u>\$344,207</u>
Net Loss	\$69,031)

Section 8 as of 5/31/14

Total Revenue	\$92,898
Total Expense	<u>\$95,176</u>
Net Loss	(\$ 2,278)

**PAYMENT OF BILLS**

Motion was made by Commissioner C. Marchetti, seconded Commissioner Schmid to pay monthly bills as long as money is available.

Ayes: 7

**INSURANCE REPORT** -- Not present

**SECTION 8** -- as of June 2014 we have 290 units under lease.

**INSPECTORS REPORT**- None

**EXECUTIVE DIRECTORS REPORT** -- Spoke to the board on the new Capital Funding for this year.

**OLD BUSINESS**

Follow Ups

4/2013 -- DiVincent -- get Depository for new bank with HUD

11/21/13 Draft resolution to extend project base commitment due to unforeseen circumstances

12/18/13 -- create system to rectify when failed apartments have passed.

**NEW BUSINESS**

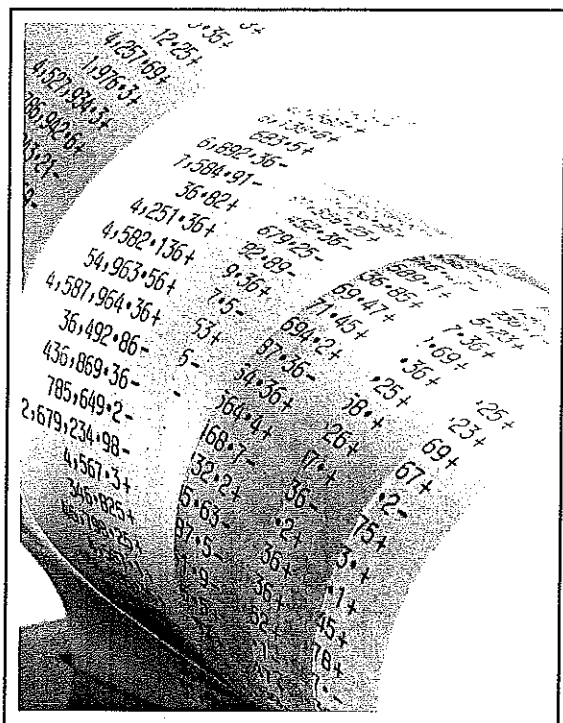
**REMARKS FROM CITIZENS**

**ADJOURNEMENT**

At 7:20 PM motion was made by Commissioner M. Schmid, seconded by Commissioner Nersesian to adjourn meeting.

Ayes: 7

Respectfully submitted  
Antoinette Visaggio



**THANK YOU**  
*for your business*

*It has been a pleasure serving you, and we want you to know we appreciate your business. We will always do everything possible to merit the confidence you have shown in us.*

*Again, thank you.*

*Sincerely,  
Tony and the Staff at  
Hymanson, Parnes & Giampaolo*

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD ENDED JUNE 30, 2014

MANAGEMENT PROGRAM REVENUE  
 AND EXPENSE REPORT

<u>REVENUE</u>	<u>Budgeted Amount 12/31/2014</u>	<u>Income Expense 6/30/2014</u>	<u>Percent Incurred 6/30/2014</u>
Dwelling Rent	348,190	171,538	49.27%
Interest Income	2,200	-	0.00%
Other Income	24,000	11,371	47.38%
HUD Operating Subsidy	280,287	146,416	52.24%
<b>Total Revenue</b>	<b>654,677</b>	<b>329,325</b>	<b>50.30%</b>
 <u>EXPENSE</u>			
<u>ADMINISTRATIVE</u>			
Administration -Salaries	94,570	43,723	46.23%
Travel	3,450		0.00%
Training	3,000	800	26.67%
Accounting	21,150	10,575	50.00%
Legal	11,250	139	1.24%
Sundry	60,000	40,800	68.00%
IPA Audit	12,500		0.00%
<b>Total Administration</b>	<b>205,920</b>	<b>96,037</b>	<b>46.64%</b>
 <u>TENANT SERVICES</u>			
Tenant Services - Contract Cost	7,500	303	4.04%
<b>Total Tenant Services</b>	<b>7,500</b>	<b>303</b>	<b>4.04%</b>
 <u>UTILITIES</u>			
Water and Sewer	50,010	24,600	49.19%
Electric	74,490	40,077	53.80%
<b>Total Utilities</b>	<b>124,500</b>	<b>64,676</b>	<b>51.95%</b>

The percentage factor through June is 50.00%

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD ENDED JUNE 30, 2014

MANAGEMENT PROGRAM REVENUE  
AND EXPENSE

	<u>Budgeted Amount 12/31/2014</u>	<u>Income Expense 6/30/2014</u>	<u>Percent Incurred 6/30/2014</u>
<u>MAINTENANCE</u>			
Labor	73,240	37,314	50.95%
Materials	15,000	6,741	44.94%
Contract Cost	56,000	20,575	36.74%
Total Maintenance	<u>144,240</u>	<u>64,630</u>	<u>44.81%</u>
<u>GENERAL EXPENSE</u>			
Employee Benefits	112,420	133,127	118.42%
Insurance	36,400	16,885	46.39%
PILOT	22,370	10,686	47.77%
Collection Loss	1,200	-	
Total General Expense	<u>172,390</u>	<u>160,698</u>	<u>93.22%</u>
TOTAL ROUTINE EXPENSES	<u>654,550</u>	<u>386,344</u>	<u>59.02%</u>
<u>NON-ROUTINE</u>			
Replacement of Equipment	<u>10,000</u>	<u>5,220</u>	<u>52.20%</u>
Total Non-Routine	<u>10,000</u>	<u>5,220</u>	<u>52.20%</u>
<u>TOTAL OPERATING EXPENSES</u>	<u>664,550</u>	<u>391,564</u>	<u>58.92%</u>
Net Revenue or (Expenses) at 06/30/14	<u>(9,873)</u>	<u>(62,239)</u>	

The percentage factor through June is 50.00%



WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD ENDED JUNE 30, 2014

MANAGEMENT PROGRAM BALANCE SHEET

ASSETS

Cash General Fund	300,435
Cash-Tenant Security Deposits	29,622
Cash Leveraging	137,750
Accounts Receivable - Tenant	32
Accounts Receivable - Voucher	4,284
Petty Cash	200
Accounts Receivable- Management Fees	6,741
Accounts Receivable- Voucher	4,284
Prepaid Insurance	16,885
Capital Assets Net	<u>3,503,240</u>
TOTAL	<u>4,003,473</u>

LIABILITIES AND EQUITY

Tenants Security Deposits	27,984
Prepaid Rents	15
Accounts Payable - Vendor	8,754
Accounts Payable-Pilot	8,503
Accounts Payable - Audit	18,275
Accrued Interest Payable	3,022
Leveraging Loan Payable	360,000
Accrued Pension and OPEB Liabilities	113,213
Accrued Compensated Absences Payable	<u>40,522</u>
	580,288
Unrestricted Net Assets - January 1, 2014	201,576
Net Revenue or (Expenses) June 30, 2014	<u>(62,239)</u>
Unrestricted Net Assets - June 30, 2014	139,337
Invested in Net Assets	3,146,102
Restricted	<u>137,746</u>
	<u>3,423,185</u>
TOTAL	<u>4,003,473</u>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD  
 ENDED June 30, 2014

SECTION 8 REVENUE AND EXPENSE REPORT

<u>REVENUES</u>	Budget 12/31/2014	Actual 6/30/2014	Percentage Incurred 6/30/2014
Administrative Fee Earned	224,000	116,611	52.06%
Interest Income - Rehab	1,000	-	0.00%
Other Income	1,500	318	0.00%
<u>Total Revenues</u>	<u>226,500</u>	<u>116,929</u>	<u>51.62%</u>
<u>EXPENSES</u>			
Salaries	94,390	45,227	47.91%
Travel	1,050	-	0.00%
Training	1,000	-	0.00%
Legal Expense	3,750	-	0.00%
Accounting	7,050	3,525	50.00%
Audit	2,500	-	0.00%
Administrative Sundry	25,000	10,214	40.85%
Port Out Fees	25,000	13,496	53.98%
Insurance	6,600	1,955	29.62%
Employee Benefits Contribution	62,000	38,869	62.69%
<u>Total Expenses</u>	<u>228,340</u>	<u>113,284</u>	<u>49.61%</u>
	<u>(1,840)</u>	<u>3,645</u>	

Net Revenue or (Expenses) June 30, 2014

The percentage factor through June is 50.00%

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD  
 ENDED June 30, 2014

HAP Reserve	
Beginning Balance as of 01/01/2014	46,066
Recovery 50 %	-
Interest Income 95 %	
Actual HAP Expense from 01/01/13 to 6/30/2014	1,262,586
HUD Advances from 01/01/13 to 6/30/2014	(1,306,459)
Ending Balance as of 6/30/2014	<u>2,193</u>

ASSETS

Cash-General Fund	159,818
Cash FSS Savings	18,282
Accounts Receivable - Rehab Interest	18,324
Accounts Receivable - Rehab Salary	9,780
Accounts Receivable - 2-4 Potter Salary	8,690
Prepaid Insurance	1,943
Total Assets	<u>216,837</u>

LIABILITIES AND EQUITY

Accounts Payable HUD	105,862
Deferred Credit- FSS Escrow	18,282
Due to Management	4,284
Accrued Pension and OPEB Liabilities	71,840
Accrued Compensated Absences	7,582
Total Liabilities	<u>207,850</u>
Equity:	
Restricted Net Assets - Housing Assistance Payments (HAP)	2,193
Unrestricted Net Assets - Retained Earnings January 1, 2014	3,149
Net Revenue or (Expenses) June 30, 2014	3,645
Unrestricted Net Assets - Retained Earnings June 30, 2014	<u>6,794</u>
Total Equity June 30, 2014	<u>8,987</u>
Total Liabilities and Equity	<u>216,837</u>

WEEHAWKEN HOUSING AUTHORITY (PROJECT 1)

ANALYSIS OF ACCOUNTS RECEIVABLES TENANTS JUNE 30,2014

TENANT	AMOUNT
FRANCIS METZGER	2
ANTIGUA ROJAS	15
KENIA SANTANA	10
ELSA FERNANDEZ	5
	<hr/>
	32
	<hr/> <hr/>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD  
 ENDED June 30, 2014

June 30, 2014  
 MANAGEMENT PROGRAM - CAPITAL FUNDING

		Budget	Obligated	Expended	Based on Expended Balance (Over) and Under
<b>CAPITAL FUNDING 2010</b>					
<b>A/C #</b>					
1405	Operations	11,291.00	11,291.00	11,291.00	0.00
1410	Administration	8,310.00	8,310.00	8,310.00	0.00
1430	Fees and Cost	8,000.00	8,000.00	8,000.00	0.00
1460	Dwelling Structure	55,500.00	55,500.00	55,500.00	0.00
6001	Bond Debt Obligation	38,491.10	38,491.10	38,491.10	0.00
<b>Total</b>		<b>121,593.00</b>	<b>121,593.00</b>	<b>121,593.00</b>	<b>0.00</b>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD  
 ENDED April 30, 2014

June 30, 2014  
 MANAGEMENT PROGRAM - CAPITAL FUNDING

		Budget	Obligated	Expended	Based on Expended Balance (Over) and Under
<b>CAPITAL FUNDING 2011</b>					
<i>A/C #</i>					
1406	Operations	5,000.00	5,000.00	5,000.00	0.00
1410	Administration	6,652.50	6,652.50	6,652.50	0.00
1430	Fees and Cost	10,000.00	10,000.00	10,000.00	0.00
1450	Site Improvements	1,550.00	1,550.00	1,550.00	0.00
1460	Dwelling Structure	41,179.00	41,179.00	41,179.00	0.00
1465	Dwelling Equipment	1,000.00	1,000.00	1,000.00	0.00
1475	Non-dwelling Equipment	2,000.00	2,000.00	2,000.00	0.00
9001	Bond Debt Obligation	37,635.50	37,635.50	29,055.88	8,579.62
<b>Total</b>		<b>105,017.00</b>	<b>105,017.00</b>	<b>95,437.38</b>	<b>8,579.62</b>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD

June 30, 2014  
 MANAGEMENT PROGRAM - CAPITAL FUNDING

		Budget	Obligated	Expended	Based on Expended Balance (Over) and Under
<b>CAPITAL FUNDING 2012</b>					
A/C #					
1406	Operations	5,000.00	5,000.00	5,000.00	0.00
1430	Fees and Cost	4,000.00	4,000.00	4,000.00	0.00
1450	Site Improvements	2,000.00	0.00	0.00	2,000.00
1460	Dwelling Structure	38,283.54	38,283.54	37,817.04	466.50
1465	Dwelling Equipment	1,000.00	1,000.00	1,000.00	0.00
8001	Bond Debt Obligation	36,763.46	36,763.46	0.00	36,763.46
<b>Total</b>		<b>87,047.00</b>	<b>85,047.00</b>	<b>47,817.04</b>	<b>39,229.96</b>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD

June 30, 2014  
 MANAGEMENT PROGRAM - CAPITAL FUNDING

		Budget	Obligated	Expended	Based on Expended Balance (Over) and Under
<b>CAPITAL FUNDING 2013</b>					
<b>A/C #</b>					
1405	Operations	2,937.03	2,937.03	0.00	2,937.03
1408	Management Improvements	3,000.00	3,000.00	0.00	3,000.00
1410	Administration	7,000.00	7,000.00	0.00	7,000.00
1430	Fees and Cost	7,000.00	0.00	0.00	7,000.00
1450	Site Improvements	2,000.00	0.00	0.00	2,000.00
1460	Dwelling Structure	21,411.00	0.00	0.00	21,411.00
1465	Dwelling Equipment	2,000.00	0.00	0.00	2,000.00
1475	Non-Dwelling Equipment	2,000.00	0.00	0.00	2,000.00
9001	Bond Debt Obligation	35,879.97	35,879.97	0.00	35,879.97
<b>Total</b>		<b>83,228.00</b>	<b>46,817.00</b>	<b>0.00</b>	<b>83,228.00</b>



WEEHAWKEN HOUSING AUTHORITY  
FINANCIAL REPORT FOR PERIOD

June 30, 2014  
MANAGEMENT PROGRAM - CAPITAL FUNDING

		Budget	Obligated	Expended	Based on Expended Balance (Over) and Under
CAPITAL FUNDING 2014					
A/C #					
1405	Operations	3,900.03	3,900.03	319.97	3,580.06
1400	Management Improvements	4,000.00	4,000.00	2,550.00	1,450.00
1410	Administration	8,000.00	8,000.00	0.00	8,000.00
1430	Fees and Cost	4,000.00	0.00	0.00	4,000.00
1450	Site Improvements	3,000.00	0.00	0.00	3,000.00
1460	Dwelling Structure	34,710.87	0.00	3,315.87	31,394.80
1465	Dwelling Equipment	1,000.00	0.00	1,000.00	0.00
1475	Non-Dwelling Equipment	2,000.00	0.00	0.00	2,000.00
6001	Bond Debt Obligation	35,045.30	35,045.30	0.00	35,045.30
<b>Total</b>		<b>95,688.00</b>	<b>50,945.33</b>	<b>7,185.84</b>	<b>88,470.16</b>

WEEHAWKEN HOUSING AUTHORITY  
 FINANCIAL REPORT FOR PERIOD  
 ENDED June 30, 2014

June 30, 2014  
 CFFP - LEVERAGING

		Budget	Revised Budget	Expended	Based on Expended Balance (Over) and Under
<b>CFFP- LEVERAGING</b>					
<b>A/C #</b>					
1430	Replace Roof- A/E Fees	20,053.93	23,484.43	27,814.65	(4,150.22)
1480	Replace Roof- Contractor	208,335.00	208,335.00	208,335.00	0.00
1480	Security System	0.00	50,000.00	60,979.48	(10,979.48)
1480	Apartment Painting	85,800.00	50,800.00	0.00	50,800.00
1480	Carpet- Apartments	48,865.00	37,811.07	0.00	37,811.07
1460	Heating Plant Upgrade	42,435.00	46,107.22	0.00	46,107.22
1460	Site Lighting	7,000.00	7,000.00	0.00	7,000.00
1480	Landscaping	10,000.00	10,000.00	7,463.60	2,536.40
9001	Bond Issuance Fees	23,565.00	16,482.28	16,482.28	0.00
<b>Total</b>		<b>448,053.93</b>	<b>450,000.00</b>	<b>320,875.01</b>	<b>129,124.99</b>

MONTHLY BILLS TO BE APPROVED - JULY 2014

MANAGEMENT

SECTION 8

W.N.Y. HOUSING AUTH. (MGMT AGREEMENT)	\$	2,400.00	
STATE OF NJ (HEALTH BENEFITS /PRESCRIPTION)			\$ 13,946.64
STATE OF NJ ( RETIREMENT HEALTH BENEFITS)			\$ 486.32
HORIZON BLUE CROSS/BLUE SHIELD PRESCRIPTION (IN			
DELTA DENTAL (IN.2014-07-01-03161)	\$	95.80	
STATE OF N.J. CATASTROPHIC ILLNESS FUND (IN.0-221-971-087)	\$	24.00	
ADP (PAYROLL DEDUCTION 6/27-7/18)			404.16
AT&T (IN. 0304562858001)		50.37	
ATLANTIC DELAGE (COPIER LEASE IN.42015093)	\$	378.70	
CABLEVISION (IN.6/23/13-7/22/13)	\$	225.52	
LINDSEY SOFTWARE (IN.564792)	\$	315.00	
LINE SYSTEMS (In.73106140715)	\$	671.69	
PACIFIC TELEPHONE(IN.662481)	\$	91.28	
PSEG (OFFICE JUNE )	\$	21.87	
PSEG (COMMON AREA)JUNE	\$	2,035.42	
DIRECT ENERGY (COMMON AREA - IN.141840021501379)	\$	21.31	
DIRECT ENERGY (OFFICE IN.141840021501377)	\$	2,917.04	
UNITED WATER (IN. 06/16/14-07/15/14)	\$	1,824.73	
VERIZON ( PHONE & ALARMS MAINT 201330180814350Y)	\$	40.28	
VERIZON (PHONE AND ALARMS 201863390573028Y)	\$	332.84	
VERIZON WIRELESS (IN.9728457070070	\$	300.88	
D&G (IN.36724 JUNE))	\$	325.00	
EDIBLE ARRANGEMENTS(IN.SO927029898)	\$	85.99	
GEORGES MAINTENANCE(IN.7/10/14)	\$	90.00	
J&R REFRIGERATION(IN.5225)	\$	490.00	
J&R REFRIGERATION(IN.12721)	\$	47.83	
JAD (IN.1352423)	\$	62.98	
PINO (IN.6934/0981/4806/9179/1685/7430	\$	1,101.37	
PITNEY BOWES (IN.2681394-JY14)	\$	207.00	
PURCHASE POWER (IN.00923317002)	\$	253.96	
POLAND SPRING (14FOO17482027)	\$	22.08	
REINER (IN.0425154)	\$	54.00	
ROJO (IN.8506)	\$	28.86	
S&W LOCK (IN.81781/81845)	\$	210.00	
SAFE-SHRED (IN.29274)	\$	35.00	
ANTOINETTE VISAGGIO (IN.7/18/2014)	\$	100.67	
NORMA BURRELL (REFRESHMENTS FOR SENIOR SOCIAL)	\$	46.63	
METROPOLITAN CAFE (REFRESHMENTS FOR MONTHLY MEETING JUNE)	\$	192.15	
<b>TOTAL</b>	<b>\$</b>	<b>15,100.25</b>	<b>\$ 14,837.12</b>

ALL GOODS PRESENTED ON THIS BILL LIST HAVE BEEN RECEIVED  
AND ALL SERVICES HAVE BEEN COMPLETED SATISFACTORILY

**MONTHLY CONTRACTS TO BE PAID  
JULY 2014**

**MANAGEMENT**

**SECTION 8**

LEANZA & AGRIPIDIS (LEGAL SERVICE)	\$	240.00	\$	240.00
WILLIAM KATCHEN	\$	2,350.00		
USA MOBILITY (BEEPERS)	\$	3.30		
KONE (ELEVATOR)IN.221511813)	\$	381.78		
PARAMOUNT (IN.231906/231907)	\$	145.00		
<b>TOTAL</b>	<b>\$</b>	<b>3,120.08</b>	<b>\$</b>	<b>240.00</b>
<b>GRAND TOTAL</b>	<b>\$</b>	<b>18,220.33</b>	<b>\$</b>	<b>15,077.12</b>

**ALL GOODS PRESENTED ON THIS BILL LIST  
HAVE BEEN RECEIVED  
AND ALL SERVICES HAVE BEEN COMPLETED  
SATISFACTORILY**

**CAPITAL FUNDING SERVICES JULY 2014**

G.R.C. MECHANICAL (IN.97220 REPLACED COMPRESSOR)	\$ 9,980.04
<b>TOTAL</b>	<b>\$ 9,980.04</b>

W.H.A BANK BALANCES	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER
2014												
VOUCHER												
WELLS FARGO												
BANK BALANCE	\$ 175,568.32	\$ 175,481.44	\$ 155,392.99		\$ 155,234.55	\$ 155,160.26	\$ 156,343.78					
BOOK BALANCE	\$ 175,449.98	\$ 175,536.86	\$ 195,274.65		\$ 155,189.07	\$ 155,041.92	\$ 156,305.92					
BANK OF N.J.												
BANK BALANCE	\$ 31,371.38	\$ 14,133.75	\$ 24,551.25	\$ 24,223.90	\$ (3,287.21)	\$ (7,363.44)	\$ 1,534.63					
BOOK BALANCE	\$ (11,657.61)	\$ (32,431.25)	\$ (7,907.34)	\$ 4,243.36	\$ (4,098.93)	\$ (15,350.33)	\$ (7,000.43)					
MANAGEMENT												
WELLS FARGO												
BANK BALANCE	\$ 238,381.11	\$ 238,381.11	\$ 56,486.76		\$ 105,303.76	\$ 140,617.60	\$ 140,617.60					
BOOK BALANCE	\$ 238,381.41	\$ 238,381.41	\$ 56,487.06		\$ 105,304.06	\$ 140,617.90	\$ 140,617.90					
BANK OF N.J.												
BANK BALANCE	\$ 253,033.84	\$ 156,014.00	\$ 347,754.72	\$ 345,410.35	\$ 303,316.56	\$ 246,329.62	\$ 174,494.21					
BOOK BALANCE	\$ 212,482.61	\$ 161,187.73	\$ 348,979.35	\$ 296,437.23	\$ 264,130.60	\$ 221,500.29	\$ 170,895.90					

**WEEHAWKEN HOUSING AUTHORITY  
SECTION 8 VOUCHER PROGRAM**

**MONTH: JULY 2014**

<b>BEDROOMS: EFF.</b>	<b>ONE BEDROOM</b>	<b>TWO BEDROOMS</b>	<b>THREE BEDROOMS</b>	<b>FOUR BEDROOMS</b>
<b>ELDERLY:</b>	1	58	10	4
<b>FAMILY:</b>	55	94	64	1
<b>TOTALS:</b>	1	113	104	68

	<b>DEC. 2013</b>	<b>JAN.</b>	<b>FEB.</b>	<b>MAR.</b>	<b>APR.</b>	<b>MAY</b>	<b>JUN.</b>	<b>JUL.</b>	<b>AUG.</b>	<b>SEPT.</b>	<b>OCT.</b>	<b>NOV.</b>	<b>DEC.</b>
<b>NEW:</b>	0	0	0	0	0	0	0	0					
<b>REMOVALS:</b>	0	2	0	0	2	0	2	1					
<b>TOTAL UNITS UNDER LEASE:</b>	294	292	292	292	290	290	288	287					
<b>TOTALS ELDERLY UNITS:</b>	78	76	76	76	74	74	73	73					
<b>TOTAL FAMILY UNITS:</b>	216	216	216	216	216	216	215	214					