



**REGULAR BOARD
MEETING**

January 26, 2022

Agenda



PUBLIC NOTICE OF REGULAR BOARD MEETING

The Board of Commissioners of the Housing Authority of the City of Edinburg will conduct a Regular Board Meeting at 5:15 p.m. on January 26, 2023, at the Edinburg Housing Authority Administrative Building, 910 S. Sugar Road, Edinburg, Texas 78539.

The Commissioners may conduct a closed meeting pursuant to §§551.071 and 551.072 of the Texas Government Code to seek the advice of its attorney regarding issues of law and/or to consult with its attorney on a matter in which the duty of its attorney under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Open Meetings Act.

AGENDA

1. Call Meeting to Order and Establish a Quorum – Chairman, Daniel Cantu
2. Pledge of Allegiance – Juan Guzman
3. Public Comment
4. Discuss and consider approval of Board Minutes for Regular Board Meeting of December 22, 2022
5. Administration Report:
 - a. Agency Program
 - b. Rent Roll and Vacancy Report
 - c. Financial Report
6. Discuss and Review Annual Budget for Fiscal Year 2023/2024
7. Presentation of 2022 Agency Annual Report
8. Executive Session:
 - a. Legal issues in accordance with §551.071 of the Texas Government Code.
 - b. Discussion of purchase, exchange, lease, or value of real property pursuant to §551.072 of the Texas Government Code.
9. Possible action on posted agenda items discussed in Executive Session.
10. Adjournment

WITNESS MY HAND AND SEAL OF said Housing Authority of the City of Edinburg this 23rd day of January 2023.



Dr. Martin Castillo, Jr., Executive Director
Housing Authority of the City of Edinburg

POSTED
1-23-23

4:00pm citysec.JA.

Minutes



HOUSING AUTHORITY of the CITY OF EDINBURG
910 S Sugar Road
Edinburg, TX 78539
December 22, 2022

MINUTES OF December 22, 2022 MEETING

1. Call Meeting to Order and Establish a Quorum – **Vice-Chairman, Jose Rodriguez, welcomed everyone to the meeting; established there was a quorum; and called the meeting to order at 12:34 pm.**

Board Members: Armando Barrera, Jose Rodriguez, Alexis Villarreal
Legal Counsel: Rebecca Vela
EHA Staff: Dr. Martin Castillo Jr, Richard Christian, Robert Hernandez
Guests: Rudy Molina, Mirtha Uranga

2. Pledge of Allegiance – **Alexis Villarreal**
3. Public Comment – **No public comment**
4. Discuss and consider approval of Board Minutes for Special Board Meeting of November 16, 2022 **Alexis Villarreal motioned to approve November 16, 2022 minutes and was seconded by Armando Barrera**
Carried 3-0
5. Administration Report:
 - a. Agency Program – **Dr. Castillo reported the following events: EHA Annual Toy Drive took place on December 14, 2022. Edinburg Towers' roof is pending an inspection of completion. Audit report for FYE 03.31.22 was uploaded into REAC. Code Enforcement with the City of Edinburg has been contacted due to accumulated trash and debris on adjacent properties surrounding the Lantana Apartments. Additional exterior work at Ramirez Apartments will be put out for bids. Administration will be closed December the 23rd and 26th and January 2nd for the Christmas and New Years Holidays. Due to upcoming weather conditions, tenants from all properties have been notified via flyers to use precautionary measures and they were provided with emergency contact information. Board was informed of upcoming conferences for NELROD and NAHRO. First draft of 2023 budget will be presented in January.**
 - b. Rent Roll and Vacancy Report – **Dr. Castillo provided Low Rent vacancy/rent roll collection report and Section 8 vouchers leased for the month of October 2022 and November 2022. Section 8 HAP distribution was reported for the month of October 2022 through November 30, 2022.**
 - c. Financial Report- **Rich Christian reviewed October 31, 2022 YTD financial statements, reserves in both Low Rent and Section 8 programs.**
6. Discuss and consider approval of La Posada II Construction Bids and authorize the Executive Director to enter into negotiations with the most qualified and responsive bidder as recommended by Milnet Architects and execute documents related thereto.
Milnet Architects discussed the status of bid negotiations with low bidder. Alexis Villarreal moved for Milnet Architects on behalf of EHA to counter NM Contracting's bid offer with \$4.9 million plus a contingency of \$100,000 on the plans that include value engineering. Motion was second by Armando Barrera.

Carried 3-0

Alexis Villarreal moved for Milnet Architects to negotiate with the next lowest bidder, Holchemont, in the event that NM Contractors rejected the \$4.9 million with a \$100,000

contingency offer. Motion was seconded by Armando Barrera.

Carried 3-0

Alexis Villarreal moved to authorize Dr. Castillo to execute documents related to the La Posada II construction contracts if the EHA's conditions are met. Motion was seconded by Armando Barrera.

Carried 3-0

7. Discuss and consider approval of Resolution #2022-13 Approve EHA Annual PHA Plan for Fiscal Year Beginning April 1, 2023
Alexis Villarreal motioned to approve Resolution 2022-13 and was seconded by Armando Barrera
Carried 3-0
8. Discuss and consider approval of Resolution #2022-14 Approve EHA Five Year PHA Plan for Fiscal Year Beginning April 1, 2023 to March 31, 2028.
Alexis Villarreal motioned to approve Resolution 2022-14 and was seconded by Armando Barrera
Carried 3-0
9. Discuss and consider approval of 2023 EHA Calendar.
Alexis Villarreal motioned to approve 2023 EHA Calendar and was seconded by Armando Barrera
Carried 3-0

Alexis Villarreal motioned to enter into Executive Session at 1:25 pm and was seconded by Armando Barrera
Carried 3-0

10. Executive Session:
 - a. Legal issues in accordance with §551.071 of the Texas Government Code.
 - b. Discussion of purchase, exchange, lease, or value of real property pursuant to §551.072 of the Texas Government Code.
 - c. Discussion of Personnel Matters in accordance with Texas Government Code §551.074

Armando Barrera motioned to reconvene to Open Session at 2:19 pm and was seconded Alexis Villarreal
Carried 3-0

11. Possible action on posted agenda items discussed in Executive Session.

12. Adjournment
Motion to adjourn made by Alexis Villarreal at 2:20 p.m., motion seconded by Armando Barrera
Carried 3-0

/s/ _____
Jose Rodriguez / Vice Chairman

/s/ _____
Dr. Martin Castillo Jr., Executive Director

Administration Reports



EDINBURG HOUSING AUTHORITY

LOW RENT PROGRAM

November 30, 2022

PH Applications: 675

El Jardin	\$8,858.00
Lantana	\$14,113.00
La Posada	\$14,908.00
V. Ramirez	\$15,397.00
Peridot	\$1,377.00
Towers	\$6,934.00
Liberty	\$7,724.00
TOTAL	\$69,311.00

w/o Towers & Liberty \$54,653.00

Total Collected: w/o Towers & Liberty \$54,653.00

Outstanding: w/o Towers & Liberty \$645.75

(\$394 Rent, \$45 Late, \$81.50 WO, \$125.25 Lease Violations)

Vacant Units:	El Jardin	1
	Ramirez	0
	Peridot	0
	Lantana	2
	La Posada	1
	Towers	0
	Liberty Village	0
	TOTAL	4

December 31, 2022

PH Applications: 728

El Jardin	\$9,691.00
Lantana	\$14,642.00
La Posada	\$14,484.00
V. Ramirez	\$15,047.00
Peridot	\$1,377.00
Towers	\$6,934.00
Liberty	\$7,724.00
TOTAL	\$69,899.00

w/o Towers & Liberty \$55,241.00

w/o Towers & Liberty \$55,241.00

w/o Towers & Liberty \$709.10

(\$442.00 rent, \$62.60 late fee, w.o. \$79.50, \$125.00 Lease violation)

El Jardin	3
Ramirez	0
Peridot	0
Lantana	1
La Posada	2
Towers	0
Liberty Village	0
TOTAL	6

SECTION 8 PROGRAM

11/30/2022

Regular Vouchers Leased:	926
Port- Ins/VASH	7
Port-Ins / Billing	0
Tenant Protection Vouchers:	61
Emergency Housing Vouchers:	22
TOTAL VOUCHERS LEASED:	1016
Pending Ports (Searching/we will absorb)	0
Emergency Vouchers Searching:	5
Waiting List: S8/Towers	1309/22
Vouchers Issued This Month	25
Vouchers Searching:	94
Move-Ins:	35
Move-Outs:	12
HAP:	\$442,121.00

As of 12/31/2022

	930
	7
	0
	60
	24
	1021
	0
	3
	1270/26
	22
	55
	18
	17
	\$443,762.00

EDINBURG HOUSING AUTHORITY
Board Reports
For Period Ending: 11/30/2022

Financial Completed By:
Stanley Sackman Feeacct V
Email: Stanley.Sackman@mrisoftware.com
Telephone: 501-268-5324 Ext. 706

Manager: Morgan Mays
Email: Morgan.Mays@mrisoftware.com
Telephone: 501-319-6599

Edinburg Housing Authority

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Edinburg Housing Authority
Low Rent Comparative Balance Sheet
Edinburg LR
As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Cash and Cash Equivalents			
Cash Unrestricted	3,621,142.58	3,917,577.26	(296,434.68)
Cash Tenant Security Deposit	73,928.08	73,363.01	565.07
Total Cash and Cash Equivalents	3,695,070.66	3,990,940.27	(295,869.61)
Accounts Receivable			
Accounts Receivable - HUD Other Projects	(56,226.93)	2,834.80	(59,061.73)
Accounts Receivable - Tenants	2,285.19	3,787.95	(1,502.76)
Allowance for Doubtful Acct - Tenants	(285.45)	(1,615.96)	1,330.51
Intercompany Due From	0.00	18,550.76	(18,550.76)
Total Accounts Receivable	(54,227.19)	23,557.55	(77,784.74)
Prepaid Expenses and Other Assets			
Prepaid Expenses and Other Assets	26,564.68	19,028.68	7,536.00
Inventories	76,831.63	86,496.17	(9,664.54)
Allowance for Obsolete Inventory	(19,208.00)	(21,624.04)	2,416.04
Total Prepaid Expenses and Other Assets	84,188.31	83,900.81	287.50
Fixed Assets			
Land	1,094,045.17	1,094,045.17	0.00
Buildings	25,771,012.08	25,124,580.43	646,431.65
Furniture, Equipment, and Mach - Dwellings	27,860.84	27,860.84	0.00
Furniture, Equipment and Mach - Admin	302,793.02	536,344.39	(233,551.37)
Leasehold Improvements	977,177.99	968,495.24	8,682.75
Accumulated Depreciation	(22,962,449.82)	(22,737,338.31)	(225,111.51)
Construction in Progress	573,904.75	1,081,942.95	(508,038.20)
Total Fixed Assets	5,784,344.03	6,095,930.71	(311,586.68)
Memo Accounts			
Cumulative Soft Grant Costs	130,393.00	289,216.50	(158,823.50)
Cumulative Soft Grant Costs (Contra)	(130,393.00)	(289,216.50)	158,823.50
Total Memo Accounts	0.00	0.00	0.00
Non Current Assets			
Other Assets	34,596.84	18,962.94	15,633.90
Total Non Current Assets	34,596.84	18,962.94	15,633.90
Deferred Outflows of Resources			
Deferred Outflows of Resources	256,379.00	157,627.00	98,752.00
Total Deferred Outflows of Resources	256,379.00	157,627.00	98,752.00
Total Assets	9,800,351.65	10,370,919.28	(570,567.63)
Liabilities			
Current Liabilities			
Accounts Payable less than 90 Days	21,787.49	57,645.92	(35,858.43)
Accrued Wage/Payroll Taxes Payable	7,848.03	6,812.60	1,035.43
Accrued Compensated Abs - Current Portion	6,183.68	4,584.64	1,599.04
Tenant Security Deposit	78,617.64	73,313.07	5,304.57
Other Current Liabilities	96,332.45	184,018.54	(87,686.09)
Total Current Liabilities	210,769.29	326,374.77	(115,605.48)
Non Current Liabilities			
Accrued Compensated ABs - Non Current	55,653.04	41,261.74	14,391.30
Total Non Current Liabilities	55,653.04	41,261.74	14,391.30
Deferred Inflow of Resources			
Deferred Inflow of Resources	141,499.00	88,956.00	52,543.00
Total Deferred Inflow of Resources	141,499.00	88,956.00	52,543.00

Report Criteria PHA: 1 Project: '01','02','02J','03','04','05','06','07','08','95'
Include UnApproved: False Include Zero Balance: False

Prepared by Lindsey and Company, Inc.

Edinburg Housing Authority
Low Rent Comparative Balance Sheet
 Edinburg LR
 As of Date: 11/30/2022

	<u>11/30/2022</u>	<u>11/30/2021</u>	<u>Variance</u>
Total Liabilities	407,921.33	456,592.51	(48,671.18)
	Owner's Equity		
Net Position			
Net Investment in Capital Assets	5,734,953.67	5,894,597.94	(159,644.27)
Unrestricted Net Position	3,732,945.29	1,972,447.87	1,760,497.42
Total Net Position	9,467,898.96	7,867,045.81	1,600,853.15
Net Income (Loss)	(75,468.64)	2,047,280.96	(2,122,749.60)
Total Owner's Equity	9,392,430.32	9,914,326.77	(521,896.45)
Total Liabilities and Owner's Equity	9,800,351.65	10,370,919.28	(570,567.63)
			0.00

Edinburg Housing Authority
Low Rent Comparative Income Statement
Edinburg LR

	Start: 04/01/2022 End: 11/30/2022	Start: 04/01/2021 End: 11/30/2021	Variance
Operating Revenue			
Tenant Revenue			
Net Tenant Revenue	424,478.00	386,129.00	38,349.00
Tenant Revenue Other	29,133.75	30,826.69	(1,692.94)
Total Tenant Revenue	453,611.75	416,955.69	36,656.06
Operating Subsidy			
HUD PHA Operating Grants	861,779.00	879,113.00	(17,334.00)
Total Operating Subsidy	861,779.00	879,113.00	(17,334.00)
Other Operating Revenue			
Other Government Grants	0.00	90,605.55	(90,605.55)
Investment Income - Unrestricted	79.00	515.06	(436.06)
Other Revenue	268,676.10	360,647.00	(91,970.90)
Gain or Loss on Sale of Capital Assets	0.00	1,842,000.64	(1,842,000.64)
Total Other Operating Revenue	268,755.10	2,293,768.25	(2,025,013.15)
Total Operating Revenue	1,584,145.85	3,589,836.94	(2,005,691.09)
Operating Expenses			
Administrative Expense			
Administrative Salaries	236,556.79	296,492.85	59,936.06
Auditing Fees	0.00	6,600.00	6,600.00
Advertising and Marketing	5,419.16	2,033.74	(3,385.42)
Employee Benefit Contribution - Admin	101,173.77	96,201.91	(4,971.86)
Office Expenses	84,242.07	78,155.01	(6,087.06)
Legal Expense	19,220.00	33,825.00	14,605.00
Travel	37,709.59	16,230.18	(21,479.41)
Other Administration Expenses	44,148.06	44,867.36	719.30
Total Administrative Expense	528,469.44	574,406.05	45,936.61
Tenant Services			
Employee Benefit Contributions - Tena	69.33	0.00	(69.33)
Tenant Services - Other	3,395.66	2,168.67	(1,226.99)
Total Tenant Services	3,464.99	2,168.67	(1,296.32)
Utilities Expense			
Water	3,256.01	3,234.11	(21.90)
Electricity	29,271.35	30,224.25	952.90
Gas	3,892.49	3,138.53	(753.96)
Sewer	982.37	1,000.88	18.51
Total Utilities Expense	37,402.22	37,597.77	195.55
Ordinary Maintenance and Operation			
Ord Maint and Operations - Labor	220,025.73	180,804.23	(39,221.50)
Ord Maint and Operations - Materials	204,703.10	137,375.85	(67,327.25)
Ord Maint and Operations - Other Cont	304,465.23	278,453.60	(26,011.63)
Employee Benefit Contributions - Maint	73,660.89	61,423.64	(12,237.25)
Extra - Ordinary Maint	9,811.00	16,620.88	6,809.88
Total Ordinary Maintenance and Operation	812,665.95	674,678.20	(137,987.75)
Protective Services			
Protective Services - Contract Costs	1,110.00	775.00	(335.00)
Total Protective Services	1,110.00	775.00	(335.00)
General Expense			
Property Insurance	52,080.75	43,601.64	(8,479.11)
Liability Insurance	9,347.78	8,376.89	(970.89)
Workmen's Compensation	15,529.36	10,690.23	(4,839.13)
All Other Insurance	5,352.97	5,150.81	(202.16)
Other General Expenses	28,334.66	37,507.24	9,172.58
Payment in Lieu of Taxes	42,942.67	43,102.65	159.98

Report Criteria PHA: 1 Project: '01','02','02J','03','04','05','06','07','08','95'
Include Unapproved: False Include Zero Balance: False

Edinburg Housing Authority
Low Rent Comparative Income Statement
 Edinburg LR

	Start: 04/01/2022 End: 11/30/2022	Start: 04/01/2021 End: 11/30/2021	Variance
Bad Debt - Tenants Rents	(123.75)	113.00	236.75
Other General Expense	31,095.45	18,619.83	(12,475.62)
Total General Expense	184,559.89	167,162.29	(17,397.60)
Total Operating Expenses	(1,567,672.49)	(1,456,787.98)	(110,884.51)
Operating Income (Loss)	16,473.36	2,133,048.96	(2,116,575.60)
Other Financing Sources (Uses)			
Other Financing Sources (Uses)			
Operating Transfer Out	(91,942.00)	(85,768.00)	(6,174.00)
Total Other Financing Sources (Uses)	(91,942.00)	(85,768.00)	(6,174.00)
Total Other Financing Sources (Uses)	(91,942.00)	(85,768.00)	(6,174.00)
Net Income (Loss)	(75,468.64)	2,047,280.96	(2,122,749.60)

Edinburg Housing Authority
Low Rent CARES Act Comparative Balance Sheet
 Edinburg LR
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Fixed Assets			
1 01 1509.1 CR Cares Act - Computers	3,917.88	3,917.88	0.00
Total Fixed Assets	3,917.88	3,917.88	0.00
Non Current Assets			
1 01 1400.CR 0 Cares Act Soft Cost - Contra	(163,652.38)	(64,037.89)	(99,614.49)
1 01 1509 CR CARES Act Expenses	163,652.38	64,037.89	99,614.49
1 01 1509.2 CR CARES Act Vehicle Purchases	34,596.84	34,596.84	0.00
Total Non Current Assets	34,596.84	34,596.84	0.00
Total Assets	38,514.72	38,514.72	0.00
Owner's Equity			
Net Position			
1 01 2701.01 CR CARES Act Net Capital Assets	38,514.72	1,154.46	37,360.26
1 01 99220 CR CARES Act Advances	234,502.00	234,502.00	0.00
1 01 99390 CR CARES Act - Advances - Contra	(234,502.00)	(234,502.00)	0.00
Total Net Position	38,514.72	1,154.46	37,360.26
Net Income (Loss)	0.00	38,514.72	(38,514.72)
Total Owner's Equity	38,514.72	39,669.18	(1,154.46)
Total and Owner's Equity	38,514.72	39,669.18	(1,154.46)
Variance		(1,154.46)	1,154.46

Edinburg Housing Authority
Low Rent Cares Act Comparative Income Statement
 Edinburg LR

					Start: 04/01/2022	Start: 04/01/2021	
					End: 11/30/2022	End: 11/30/2021	Variance
Operating Revenue							
Other Operating Revenue							
CARES Act Revenue	1	01	8029.3	CR	0.00	90,605.55	(90,605.55)
Total Other Operating Revenue					<u>0.00</u>	<u>90,605.55</u>	<u>(90,605.55)</u>
Total Operating Revenue					<u>0.00</u>	<u>90,605.55</u>	<u>(90,605.55)</u>
Operating Expenses							
Administrative Expense							
Cares Act Admin Salaries	1	01	4110	CR	0.00	(6,235.61)	(6,235.61)
Employee Benefit Contributions	1	01	4182	CR	0.00	(455.81)	(455.81)
CARES Act Office Supplies	1	01	4190.17	CR	0.00	8,196.98	8,196.98
Total Administrative Expense					<u>0.00</u>	<u>1,505.56</u>	<u>1,505.56</u>
Ordinary Maintenance and Operation							
CARES Act Maint Labor	1	01	4410	CR	0.00	(4,101.18)	(4,101.18)
CARES Act Materials	1	01	4420	CR	0.00	19,270.99	19,270.99
Contract Cost - Office Repairs	1	01	4430.06	CR	0.00	5,000.00	5,000.00
CARES Act Landscaping Services	1	01	4430.19	CR	0.00	30,717.92	30,717.92
Employee Benefit Cont.-Ordinar	1	01	4433	CR	0.00	(302.46)	(302.46)
Total Ordinary Maintenance and Operation					<u>0.00</u>	<u>50,585.27</u>	<u>50,585.27</u>
Total Operating Expenses					<u>0.00</u>	<u>(52,090.83)</u>	<u>52,090.83</u>
Net Income (Loss)					<u>0.00</u>	<u>38,514.72</u>	<u>(38,514.72)</u>

Edinburg Housing Authority
Low Rent Comparative Balance Sheet (PHA Only)
 Edinburg LR
 As of Date: 11/30/2022

				11/30/2022	11/30/2021	Variance
Assets						
Cash and Cash Equivalents						
1	01	1111.11	0 General Fund 0842	1,833,475.44	2,039,647.45	(206,172.01)
1	01	1111.11R	0 SecDep Restricted Funds-Contra	(73,928.07)	(73,363.00)	(565.07)
1	01	1111.12	0 CASH EHA Sweep Acct 3801	0.00	1,861,286.89	(1,861,286.89)
1	01	1111.13	0 Misc. Income Acct - #5396	0.00	90,005.92	(90,005.92)
1	01	1111.25	0 La Posada 2020 5203	1,861,595.21	0.00	1,861,595.21
1	01	1111.14R	0 SecDep Restricted Funds	73,928.07	73,363.00	565.07
1	01	1111.16	0 50112 CFP Acct XXXXX6651	0.01	0.01	0.00
Total Cash and Cash Equivalents				3,695,070.66	3,990,940.27	(295,869.61)
Accounts Receivable						
1	01	1125.1ZT	0 Accounts Receivable - HUD 2019 CFP	(56,226.93)	2,834.80	(59,061.73)
1	01	1690.1	0 Clearing A/C - Cash Receipts	(10.00)	0.00	(10.00)
1	02	1122	0 Accounts Receivable - Tenants	596.89	1,804.92	(1,208.03)
1	02	1690.1	0 Clearing A/C - Cash Receipts	125.00	930.00	(805.00)
1	03	1122	0 Accounts Receivable - Tenants	(111.50)	25.64	(137.14)
1	03	1690.1	0 Clearing A/C - Cash Receipts	684.00	(114.00)	798.00
1	04	1122	0 Accounts Receivable - Tenants	(288.19)	(258.61)	(29.58)
1	04	1690.1	0 Clearing A/C - Cash Receipts	235.00	751.00	(516.00)
1	05	1122	0 Accounts Receivable - Tenants	(10.00)	22.00	(32.00)
1	06	1122	0 Accounts Receivable - Tenants	767.99	527.00	240.99
1	06	1690.1	0 Clearing A/C - Cash Receipts	482.00	100.00	382.00
1	08	1122	0 Accounts Receivable - Tenants	(186.00)	0.00	(186.00)
1	01	1122.1	0 Allowance for doubtful accounts-ten	0.00	(551.00)	551.00
1	02	1122.1	0 Allowance for doubtful accounts-ten	(124.36)	(54.31)	(70.05)
1	03	1122.1	0 Allowance for doubtful accounts-ten	(64.83)	(960.45)	895.62
1	04	1122.1	0 Allowance for doubtful accounts-ten	(41.40)	(15.00)	(26.40)
1	06	1122.1	0 Allowance for doubtful accounts-ten	(54.86)	(13.40)	(41.46)
1	08	1122.1	0 Accounts Receivable - Allowance for	0.00	(21.80)	21.80
1	01	1129.07	0 A/R - Voucher	0.00	18,550.76	(18,550.76)
Total Accounts Receivable				(54,227.19)	23,557.55	(77,784.74)
Prepaid Expenses and Other Assets						
1	01	1211	0 Prepaid Insurance	26,564.68	19,028.68	7,536.00
1	01	1260	0 Deferred Charges - Materials Invent	76,831.63	86,496.17	(9,664.54)
1	01	1275	0 Allowance for Obsolete Inventories	(19,208.00)	(21,624.04)	2,416.04
Total Prepaid Expenses and Other Assets				84,188.31	83,900.81	287.50
Fixed Assets						
1	01	1440	4 Site Acquisition	1,083,045.17	1,083,045.17	0.00
1	02	1450	4 Site Improvements Asset	11,000.00	11,000.00	0.00
1	01	1460	4 Dwelling Structures	25,167,208.79	24,520,777.14	646,431.65
1	01	1470	4 Non Dwelling Structures	9,025.00	9,025.00	0.00
1	02	1460	4 Dwelling Structure Asset	71,615.24	71,615.24	0.00
1	03	1460	4 Dwelling Structure Asset	283,809.37	283,809.37	0.00
1	04	1460	4 Dwelling Structures	53,407.41	53,407.41	0.00
1	06	1460	4 Dwelling Structure Asset	185,946.27	185,946.27	0.00
1	01	1465.1	4 Dwelling Equipment - Nonexpendable	27,860.84	27,860.84	0.00
1	01	1475.1	4 Office Furniture & Equipment	163,286.75	303,737.69	(140,450.94)
1	01	1475.2	4 Maintenance Equipment	22,138.46	22,138.46	0.00
1	01	1475.3	4 Community Space Equipment	8,225.50	8,225.50	0.00
1	01	1475.7	4 Automotive Equipment	105,224.43	198,234.86	(93,100.43)
1	01	1450	4 Site Improvement	882,238.40	873,555.65	8,682.75
1	03	1450	4 Site Improvements Asset	86,689.59	86,689.59	0.00
1	06	1450	4 Site Improvement	8,250.00	8,250.00	0.00
1	01	1400.5	4 Acc. Depreciation-Structures & Equi	(22,489,705.00)	(22,310,412.96)	(179,292.04)
1	02	1400.5	4 Accumulated Depreciation	(57,087.73)	(51,643.64)	(5,444.09)
1	03	1400.5	4 Accumulated Depreciation	(282,570.89)	(256,146.54)	(26,424.35)
1	04	1400.5	4 Accumulated Depreciation	(23,922.07)	(21,251.70)	(2,670.37)
1	06	1400.5	4 Accumulated Depreciation	(109,164.13)	(97,883.47)	(11,280.66)
Total Fixed Assets				5,206,521.40	5,010,069.88	196,451.52

Report Criteria PHA: 1 Project: '01','02','02J','03','04','05','06','07','08','95'

Include UnApproved: False Include Zero Balance: False User Define 1:

User Define 2:

User Define 3: PHA

Edinburg Housing Authority
Low Rent Comparative Balance Sheet (PHA Only)
 Edinburg LR
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Deferred Outflows of Resources			
1 01 1290.5 0 Pension Deferred Outflows	112,436.00	146,868.00	(34,432.00)
1 01 1290.6 0 Deferred Outflows Subsequent Paymen	11,487.50	9,411.50	2,076.00
1 01 1290.9 0 Pension Asset	132,455.50	1,347.50	131,108.00
Total Deferred Outflows of Resources	256,379.00	157,627.00	98,752.00
Total Assets	9,187,932.18	9,266,095.51	(78,163.33)
Liabilities			
Current Liabilities			
1 01 2111 0 Accounts Payable - Vendors	21,787.49	57,645.92	(35,858.43)
1 01 2117.4 0 Hospitalization Withheld	736.34	2,345.84	(1,609.50)
1 01 2117.42 0 Dental & Vision Withholding	1,081.92	689.63	392.29
1 01 2117.5 0 Retirement Withheld	5,641.15	3,734.20	1,906.95
1 01 2117.94 0 Community Loan	0.00	42.93	(42.93)
1 01 2117.95 0 Child Support	388.62	0.00	388.62
1 01 2135.1A 0 Compensated Absences-Short Term-Adm	5,635.76	4,314.34	1,321.42
1 01 2135.1M 0 Compensated Absences-Short Term-Mai	547.92	270.30	277.62
1 02 2114 0 Tenant Security Deposits	13,945.57	12,420.25	1,525.32
1 03 2114 0 Tenant Security Deposits	26,784.07	24,360.57	2,423.50
1 04 2114 0 Tenant Security Deposits	23,813.00	23,079.50	733.50
1 05 2114 0 Tenant Security Deposits	720.00	720.00	0.00
1 06 2114 0 Tenant Security Deposits	13,355.00	12,732.75	622.25
1 01 2137.21 0 Accrued Liabilities - PILOT FYE 03.	0.00	52,396.46	(52,396.46)
1 01 2137.22 0 Accrued Liabilities - PILOT FYE 3.3	53,389.78	43,102.65	10,287.13
1 01 2137.23 0 Accrued Liabilities - PILOT FYE 202	42,942.67	0.00	42,942.67
1 01 2290.CR 0 CARES Act Deferred	0.00	88,519.43	(88,519.43)
Total Current Liabilities	210,769.29	326,374.77	(115,605.48)
Non Current Liabilities			
1 01 2135.2A 0 Compensated Absences-Long Term-Admi	50,721.81	38,829.01	11,892.80
1 01 2135.2M 0 Compensated Absences-Long Term-Main	4,931.23	2,432.73	2,498.50
Total Non Current Liabilities	55,653.04	41,261.74	14,391.30
Deferred Inflow of Resources			
1 01 2290.5 0 Deferred Inflows of Resources Pensi	141,499.00	88,956.00	52,543.00
Total Deferred Inflow of Resources	141,499.00	88,956.00	52,543.00
Total Liabilities	407,921.33	456,592.51	(48,671.18)
Owner's Equity			
Net Position			
1 01 2701 0 Net Capital Assets	4,944,997.34	4,705,546.35	239,450.99
1 02 2701 0 Net Capital Assets	25,527.51	30,971.60	(5,444.09)
1 03 2701 0 Net Capital Assets	87,928.07	114,352.42	(26,424.35)
1 04 2701 0 Net Capital Assets	29,485.34	32,155.71	(2,670.37)
1 06 2701 0 Net Capital Assets	85,032.14	96,312.80	(11,280.66)
1 01 2841 0 Net Assets - Unrestricted	(1,794,572.68)	(2,078,383.86)	283,811.18
1 02 2841 0 Net Assets - Unrestricted	405,004.16	307,036.62	97,967.54
1 03 2841 0 Net Assets - Unrestricted	1,605,218.94	1,144,395.36	460,823.58
1 04 2841 0 Net Assets - Unrestricted	1,583,373.65	1,150,705.01	432,668.64
1 05 2841 0 Net Assets - Unrestricted	121,459.38	96,367.97	25,091.41
1 06 2841 0 Net Assets - Unrestricted	1,580,484.22	1,192,957.27	387,526.95
1 07 2841 0 Net Assets - Unrestricted	149,187.47	103,313.47	45,874.00
1 08 2841 0 Net Assets - Unrestricted	82,790.15	56,056.03	26,734.12
Total Net Position	8,905,915.69	6,951,786.75	1,954,128.94
Net Income (Loss)	(125,904.84)	1,856,561.79	(1,982,466.63)
Total Owner's Equity	8,780,010.85	8,808,348.54	(28,337.69)
Total Liabilities and Owner's Equity	9,187,932.18	9,264,941.05	(77,008.87)

Edinburg Housing Authority
Low Rent Comparative Balance Sheet (PHA Only)
Edinburg LR
As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Variance		1,154.46	(1,154.46)

**Edinburg Housing Authority
Low Rent Comparative Income (PHA Only)
Edinburg LR**

					Start: 04/01/2022	Start: 04/01/2021	
					End: 11/30/2022	End: 11/30/2021	Variance
Operating Revenue							
Tenant Revenue							
Dwelling Rental	1	01	3110	5	0.00	246.00	(246.00)
Dwelling Rental-Fraud Recovery	1	01	3110.1	5	14,794.50	9,087.25	5,707.25
Other Income -Tenant	1	01	3690	5	0.00	(227.00)	227.00
Dwelling Rental	1	02	3110	5	71,445.00	65,089.00	6,356.00
Other Income -Tenant	1	02	3690	5	3,101.25	4,142.64	(1,041.39)
Dwelling Rental	1	03	3110	5	110,456.00	101,125.00	9,331.00
Dwelling Rental-Fraud Recovery	1	03	3110.1	5	0.00	326.00	(326.00)
Other Income -Tenant	1	03	3690	5	4,897.25	8,440.10	(3,542.85)
Dwelling Rental	1	04	3110	5	110,476.00	94,329.00	16,147.00
Other Income -Tenant	1	04	3690	5	3,963.50	5,154.03	(1,190.53)
Dwelling Rental	1	05	3110	5	10,660.00	9,960.00	700.00
Other Income -Tenant	1	05	3690	5	12.00	64.00	(52.00)
Dwelling Rental	1	06	3110	5	121,537.00	115,742.00	5,795.00
Other Income -Tenant	1	06	3690	5	2,365.25	3,839.67	(1,474.42)
Dwelling Rent	1	08	3110	5	(96.00)	(362.00)	266.00
Total Tenant Revenue					453,611.75	416,955.69	36,656.06
Operating Subsidy							
Operating Subsidy - Current Ye	1	01	8020	0	5,226.00	156,427.00	(151,201.00)
Operating Subsidy - Current Ye	1	02	8020	0	104,572.00	103,149.00	1,423.00
Operating Subsidy - Current Ye	1	03	8020	0	235,304.00	202,310.00	32,994.00
Operating Subsidy - Current Ye	1	04	8020	0	229,114.00	196,988.00	32,126.00
Operating Subsidy - Current Ye	1	05	8020	0	8,169.00	6,954.00	1,215.00
Operating Subsidy - Current Ye	1	06	8020	0	144,311.00	151,119.00	(6,808.00)
Operating Subsidy - Current Ye	1	07	8020	0	86,711.00	29,652.00	57,059.00
Operating Subsidy - Current Ye	1	08	8020	0	48,372.00	32,514.00	15,858.00
Total Operating Subsidy					861,779.00	879,113.00	(17,334.00)
Other Operating Revenue							
Nondwelling Rental	1	01	3190	5	1,490.00	900.00	590.00
Interest Earned on Gen Fund In	1	01	3610	5	79.00	515.06	(436.06)
Other Income - Misc. Income	1	01	3690.1	5	9,414.90	9,137.65	277.25
Other Income - Head Start	1	01	3690.3	5	2,980.00	0.00	2,980.00
Other Income - Collection Loss	1	01	3690.70	5	5,546.00	0.00	5,546.00
Other Income - Gain/Loss on Sa	1	01	3690.88	5	0.00	1,842,000.64	(1,842,000.64)
Transfer(s) In From CFP	1	01	3690.99	5	91,942.00	85,768.00	6,174.00
Total Other Operating Revenue					111,451.90	1,938,321.35	(1,826,869.45)
Total Operating Revenue					1,426,842.65	3,234,390.04	(1,807,547.39)
Operating Expenses							
Administrative Expense							
Administrative Salaries	1	01	4110	5	236,556.79	302,728.46	66,171.67
Legal Expense	1	01	4130	5	19,220.00	33,825.00	14,605.00
Staff Training	1	01	4140	5	22,127.00	6,817.85	(15,309.15)
Travel	1	01	4150	5	37,275.09	16,230.18	(21,044.91)
Accounting Fees	1	01	4170	5	7,241.64	5,309.75	(1,931.89)
Audit Fees	1	01	4171	5	0.00	6,600.00	6,600.00
Employee Benefit Contributions	1	01	4182	5	87,504.62	83,000.12	(4,504.50)
Employee Benefit Contrib-Admin	1	01	4182.5	5	13,669.15	13,657.60	(11.55)
Postage/FedEx/UPS	1	01	4190.03	5	958.98	937.92	(21.06)
Advertising	1	01	4190.08	5	5,419.16	2,033.74	(3,385.42)
Membership Dues and Fees	1	01	4190.12	5	2,021.60	4,488.08	2,466.48
Telephone/Cellphone/Internet	1	01	4190.13	5	52,353.74	51,437.44	(916.30)
Forms & Office Supplies	1	01	4190.17	5	5,531.75	6,276.74	744.99
Misc Sundry Expense	1	01	4190.18	5	4,078.87	9,121.28	5,042.41
Administrative Contracts	1	01	4190.19	5	18,066.64	18,476.14	409.50
Admin. Contracts IT Hardware/S	1	01	4190.21	5	10,892.23	8,265.45	(2,626.78)
Administrative Contract Softwa	1	01	4190.22	5	3,868.68	0.00	(3,868.68)
Administrative Contracts Non C	1	01	4190.25	5	0.00	3,694.74	3,694.74
Staff Training	1	02	4140	5	450.00	0.00	(450.00)

Report Criteria PHA: 1 Project: '01','02','02J','03','04','05','06','07','08','95'

Include Unapproved: False Include Zero Balance: False Custom 1:

Custom 2:

Custom 3: PHA

Edinburg Housing Authority
Low Rent Comparative Income (PHA Only)
 Edinburg LR

					Start: 04/01/2022	Start: 04/01/2021	
					End: 11/30/2022	End: 11/30/2021	Variance
Travel	1	02	4150	5	434.50	0.00	(434.50)
Membership Dues and Fees	1	02	4190.12	5	799.00	0.00	(799.00)
Total Administrative Expense					528,469.44	572,900.49	44,431.05
Tenant Services							
Ten Services - Recreation, Pub	1	01	4220	5	2,989.71	1,800.40	(1,189.31)
Ten Services - Family Sponsore	1	01	4220.20	5	405.95	368.27	(37.68)
Employee Benefit Contribution-	1	01	4222	5	69.33	0.00	(69.33)
Total Tenant Services					3,464.99	2,168.67	(1,296.32)
Utilities Expense							
Water	1	01	4310	5	0.00	109.67	109.67
Electricity	1	01	4320	5	0.00	2,127.88	2,127.88
Sewer	1	01	4390	5	0.00	66.63	66.63
Water	1	02	4310	5	476.62	500.78	24.16
Electricity	1	02	4320	5	4,074.13	3,855.43	(218.70)
Sewer	1	02	4390	5	128.80	148.93	20.13
Water	1	03	4310	5	723.52	713.31	(10.21)
Electricity	1	03	4320	5	8,344.07	7,641.76	(702.31)
Gas	1	03	4330	5	1,285.99	904.14	(381.85)
Sewer	1	03	4390	5	306.57	300.29	(6.28)
Water	1	04	4310	5	1,001.47	791.25	(210.22)
Electricity	1	04	4320	5	12,976.46	11,786.74	(1,189.72)
Gas	1	04	4330	5	1,494.22	1,554.78	60.56
Sewer	1	04	4390	5	351.77	240.16	(111.61)
Water	1	05	4310	5	107.28	107.28	0.00
Electricity	1	05	4320	5	113.90	153.30	39.40
Water	1	06	4310	5	947.12	1,011.82	64.70
Electricity	1	06	4320	5	3,762.79	4,659.14	896.35
Gas	1	06	4330	5	1,112.28	679.61	(432.67)
Sewer	1	06	4390	5	195.23	244.87	49.64
Total Utilities Expense					37,402.22	37,597.77	195.55
Ordinary Maintenance and Operation							
Labor	1	01	4410	5	220,025.73	184,905.41	(35,120.32)
Materials	1	01	4420	5	198,508.10	106,869.86	(91,638.24)
Contract Costs - Extermination	1	01	4430.01	5	14,434.96	6,434.00	(8,000.96)
Contract Costs - Elevator	1	01	4430.02	5	2,830.76	2,740.86	(89.90)
Contract Costs - Other Repairs	1	01	4430.03	5	4,733.00	3,550.00	(1,183.00)
Contract Costs-Auto/Truck Main	1	01	4430.08	5	2,288.48	542.32	(1,746.16)
Contract Costs - Professional	1	01	4430.09	5	3,565.00	3,430.00	(135.00)
Contract Costs - Uniforms/Clea	1	01	4430.11	5	1,870.33	3,452.11	1,581.78
Contract Costs - Temp Labor/Pr	1	01	4430.13	5	43,843.48	54,847.90	11,004.42
Contract Costs-Heating &Coolin	1	01	4430.17	5	57,293.51	47,037.44	(10,256.07)
Contract Costs - Landscape & G	1	01	4430.19	5	10,392.68	21,140.34	10,747.66
Contract Costs - Turnaround Co	1	01	4430.20	5	96,175.00	63,695.00	(32,480.00)
Contract Costs - Electrical Co	1	01	4430.21	5	5,202.73	3,200.00	(2,002.73)
Contract Costs - Plumbing Cont	1	01	4430.22	5	36,551.22	25,675.00	(10,876.22)
Garbage and Trash Collection	1	01	4431	5	3,875.09	4,644.00	768.91
Employee Benefit Cont.-Ordinar	1	01	4433	5	56,715.16	48,771.75	(7,943.41)
Employee Benefit Cont-Maint-Re	1	01	4433.5	5	16,945.73	12,954.35	(3,991.38)
Replacement of Nonexp Equipmen	1	01	7520	5	32,415.00	29,595.00	(2,820.00)
Replacement of Nondepreciable	1	01	7520.9	5	1,081.00	986.98	(94.02)
Operating Exp for Property - C	1	01	7590	5	(32,415.00)	(29,595.00)	2,820.00
Contract Costs - Other	1	02	4430.13	5	0.00	418.11	418.11
Contract Costs - Landscape & G	1	02	4430.19	5	3,888.12	0.00	(3,888.12)
Garbage and Trash Collection	1	02	4431	5	287.43	321.43	34.00
Contract Costs - Landscape & G	1	03	4430.19	5	4,516.64	0.00	(4,516.64)
Garbage and Trash Collection	1	03	4431	5	96.64	96.64	0.00
Contract Costs - Other	1	04	4430.13	5	0.00	456.00	456.00
Contract Costs - Landscape & G	1	04	4430.19	5	4,543.28	0.00	(4,543.28)
Garbage and Trash Collection	1	04	4431	5	175.71	96.64	(79.07)
Contract Costs - Landscape & G	1	05	4430.19	5	510.00	0.00	(510.00)
Garbage and Trash Collection	1	05	4431	5	323.84	323.84	0.00
Contract Costs - Landscape & G	1	06	4430.19	5	6,656.64	0.00	(6,656.64)
Garbage and Trash Collection	1	06	4431	5	410.69	484.05	73.36

Report Criteria PHA: 1 Project: '01','02','02J','03','04','05','06','07','08','95'

Include Unapproved: False Include Zero Balance: False Custom 1:

Custom 2:

Custom 3: PHA

Edinburg Housing Authority
Low Rent Comparative Income (PHA Only)
 Edinburg LR

					Start: 04/01/2022	Start: 04/01/2021	
					End: 11/30/2022	End: 11/30/2021	Variance
Contract Costs-Auto/Truck Allo	1	08	4430.08	5	0.00	150.00	150.00
Total Ordinary Maintenance and Operation					797,740.95	597,224.03	(200,516.92)
Protective Services							
Protective Services - Contract	1	01	4480	5	1,110.00	775.00	(335.00)
Total Protective Services					1,110.00	775.00	(335.00)
General Expense							
Edinburg Senior Towers OP Expe	1	01	4190.16	5	28,334.66	37,507.24	9,172.58
Insurance - F&EC	1	01	4510.01	5	52,080.75	43,601.64	(8,479.11)
Insurance - OL&T/Comprehensive	1	01	4510.02	5	2,926.71	2,495.80	(430.91)
Insurance - Automobile	1	01	4510.03	5	4,312.68	4,956.78	644.10
Insurance - Workmans Comp	1	01	4510.04	5	15,529.36	10,690.23	(4,839.13)
Insurance - Public Officials L	1	01	4510.05	5	6,421.07	5,881.09	(539.98)
Insurance - Fidelity Bond	1	01	4510.09	5	1,040.29	194.03	(846.26)
Payments in Lieu of Taxes	1	01	4520	5	42,942.67	43,102.65	159.98
Bad Debt	1	03	4570	5	0.00	113.00	113.00
Bad Debt	1	06	4570	5	(123.75)	0.00	123.75
Liberty Village Operating Expe	1	08	4190.16	5	31,095.45	18,619.83	(12,475.62)
Total General Expense					184,559.89	167,162.29	(17,397.60)
Total Operating Expenses					(1,552,747.49)	(1,377,828.25)	(174,919.24)
Net Income (Loss)					(125,904.84)	1,856,561.79	(1,982,466.63)

Edinburg Housing Authority
Low Rent Comparative Balance Sheet (CFP Only)
 Edinburg LR
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Fixed Assets			
1 01 1450 ZS Site Improvement	0.00	8,682.75	(8,682.75)
1 01 1460 ZS CF-18 Dwelling Structures	0.00	646,431.65	(646,431.65)
1 01 1430 ZT CF-19 A & E FEES	17,086.94	13,086.94	4,000.00
1 01 1460 ZT CF-19 Dwelling Structures	556,817.81	413,741.61	143,076.20
Total Fixed Assets	573,904.75	1,081,942.95	(508,038.20)
Memo Accounts			
1 01 1400.ZU 0 2020 Capital Fund Program Soft Cost	(91,942.00)	0.00	(91,942.00)
1 01 1406 ZS CF-18 Operations	0.00	165,145.00	(165,145.00)
1 01 1465.99 ZS CF-18 Dwelling Equipment Soft Cost	0.00	5,474.60	(5,474.60)
1 01 1406 ZT CF-19 Operations	85,768.00	85,768.00	0.00
1 01 1465.99 ZT CF-19 Dwelling Equipment Soft Cost	44,625.00	32,828.90	11,796.10
1 01 1406 ZU CF-20 Operations	91,942.00	0.00	91,942.00
1 01 1400.ZS 0 2018 Capital fund Grant Soft Costs	0.00	(170,619.60)	170,619.60
1 01 1400.ZT 0 2019 Capital Fund Program Soft Cost	(130,393.00)	(118,596.90)	(11,796.10)
Total Memo Accounts	0.00	0.00	0.00
Non Current Assets			
1 01 1480 ZT CF-19 General Capital Activity	0.00	(15,633.90)	15,633.90
Total Non Current Assets	0.00	(15,633.90)	15,633.90
Total Assets	573,904.75	1,066,309.05	(492,404.30)
Owner's Equity			
Net Position			
1 01 2701.01 0 Net Capital Assets - CFP	523,468.55	914,104.60	(390,636.05)
1 01 99220 ZS CF-18 Advances	0.00	825,734.00	(825,734.00)
1 01 99390 ZS CF-18 Advances - Contra	0.00	(825,734.00)	825,734.00
1 01 99220 ZT CF-19 Advances	760,524.68	526,956.75	233,567.93
1 01 99390 ZT CF-19 Advances - Contra	(760,524.68)	(441,188.75)	(319,335.93)
1 01 99220 ZU CF-20 Advances	91,942.00	0.00	91,942.00
1 01 99390 ZU CF-20 Advances - Contra	(91,942.00)	0.00	(91,942.00)
1 03 99390 ZT CF-19 Advances - Contra	0.00	(85,768.00)	85,768.00
Total Net Position	523,468.55	914,104.60	(390,636.05)
Net Income (Loss)	50,436.20	152,204.45	(101,768.25)
Total Owner's Equity	573,904.75	1,066,309.05	(492,404.30)
Total and Owner's Equity	573,904.75	1,066,309.05	(492,404.30)
			0.00

Edinburg Housing Authority
Low Rent Comparative Income Statement (CFP Only)
 Edinburg LR

				Start: 04/01/2022	Start: 04/01/2021		
				End: 11/30/2022	End: 11/30/2021	Variance	Variance %
Operating Revenue							
Other Operating Revenue							
MOD Grants Received - Cur Year	1	01	8029.2 0	157,303.20	264,841.35	(107,538.15)	-40.60 %
Total Other Operating Revenue				<u>157,303.20</u>	<u>264,841.35</u>	<u>(107,538.15)</u>	<u>-40.60 %</u>
Total Operating Revenue				<u>157,303.20</u>	<u>264,841.35</u>	<u>(107,538.15)</u>	<u>-40.60 %</u>
Operating Expenses							
Ordinary Maintenance and Operation							
Materials - CFP	1	01	4420.CFP 5	6,195.00	11,235.00	5,040.00	44.86 %
Repl Of NonDepr Equipment - CF	1	01	7520.CFP 5	8,730.00	15,633.90	6,903.90	44.16 %
Total Ordinary Maintenance and Operation				<u>14,925.00</u>	<u>26,868.90</u>	<u>11,943.90</u>	<u>44.45 %</u>
Total Operating Expenses				<u>(14,925.00)</u>	<u>(26,868.90)</u>	<u>11,943.90</u>	<u>-44.45 %</u>
Operating Income (Loss)				<u>142,378.20</u>	<u>237,972.45</u>	<u>(95,594.25)</u>	<u>-43.07 %</u>
Other Financing Sources (Uses)							
Other Financing Sources (Uses)							
Transfer(s) Out to PHA	1	01	3690.98 5	(91,942.00)	(85,768.00)	(6,174.00)	7.20 %
Total Other Financing Sources (Uses)				<u>(91,942.00)</u>	<u>(85,768.00)</u>	<u>(6,174.00)</u>	<u>7.20 %</u>
Total Other Financing Sources (Uses)				<u>(91,942.00)</u>	<u>(85,768.00)</u>	<u>(6,174.00)</u>	<u>7.20 %</u>
Net Income (Loss)				<u>50,436.20</u>	<u>152,204.45</u>	<u>(101,768.25)</u>	<u>-62.81 %</u>

Edinburg Housing Authority
Section 8 Comparative Balance Sheet (NRP only)
 Edinburg S8V Housing Auth
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Cash and Cash Equivalents			
Cash Other Restricted	(194,531.74)	(121,726.67)	(72,805.07)
Total Cash and Cash Equivalents	(194,531.74)	(121,726.67)	(72,805.07)
Total Assets	(194,531.74)	(121,726.67)	(72,805.07)
Owner's Equity			
Net Position			
Net Restricted Position	0.00	55,609.42	(55,609.42)
Total Net Position	0.00	55,609.42	(55,609.42)
Net Income (Loss)	(194,531.74)	(177,336.09)	(17,195.65)
Total Owner's Equity	(194,531.74)	(121,726.67)	(72,805.07)
Total and Owner's Equity	(194,531.74)	(121,726.67)	(72,805.07)
			0.00

Edinburg Housing Authority
Section 8 Comparative Balance Sheet (UNP only)
 Edinburg S8V Housing Auth
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Cash and Cash Equivalents			
Cash Unrestricted	769,251.79	1,005,287.84	(236,036.05)
Cash Other Restricted	(38,021.89)	(147,446.00)	109,424.11
Total Cash and Cash Equivalents	<u>731,229.90</u>	<u>857,841.84</u>	<u>(126,611.94)</u>
Accounts Receivable			
Accounts Receivable -Misc	23,281.67	24,830.49	(1,548.82)
Accounts Receivable - Tenants	(22,470.67)	(24,353.75)	1,883.08
Total Accounts Receivable	<u>811.00</u>	<u>476.74</u>	<u>334.26</u>
Fixed Assets			
Furniture, Equipment and Mach - Admin	152,685.49	212,644.49	(59,959.00)
Accumulated Depreciation	(155,945.59)	(211,072.17)	55,126.58
Total Fixed Assets	<u>(3,260.10)</u>	<u>1,572.32</u>	<u>(4,832.42)</u>
Deferred Outflows of Resources			
Deferred Outflows of Resources	128,356.00	100,779.00	27,577.00
Total Deferred Outflows of Resources	<u>128,356.00</u>	<u>100,779.00</u>	<u>27,577.00</u>
Total Assets	<u>857,136.80</u>	<u>960,669.90</u>	<u>(103,533.10)</u>
Liabilities			
Current Liabilities			
Accounts Payable less than 90 Days	798.08	6,446.77	(5,648.69)
Accrued Wage/Payroll Taxes Payable	3,407.77	3,407.77	0.00
Accrued Compensated Abs - Current Portion	3,377.40	1,782.02	1,595.38
Accounts Payable - PHA Projects	0.00	15,677.00	(15,677.00)
Inter Program Due To	(6,677.88)	18,550.76	(25,228.64)
Total Current Liabilities	<u>905.37</u>	<u>45,864.32</u>	<u>(44,958.95)</u>
Non Current Liabilities			
Accrued Compensated ABs - Non Current	30,396.57	16,038.13	14,358.44
Total Non Current Liabilities	<u>30,396.57</u>	<u>16,038.13</u>	<u>14,358.44</u>
Deferred Inflow of Resources			
Deferred Inflow of Resources	62,891.00	56,874.00	6,017.00
Total Deferred Inflow of Resources	<u>62,891.00</u>	<u>56,874.00</u>	<u>6,017.00</u>
Total Liabilities	<u>94,192.94</u>	<u>118,776.45</u>	<u>(24,583.51)</u>
Owner's Equity			
Net Position			
Net Investment in Capital Assets	(3,442.08)	1,572.32	(5,014.40)
Unrestricted Net Position	765,404.08	668,315.02	97,089.06
Total Net Position	<u>761,962.00</u>	<u>669,887.34</u>	<u>92,074.66</u>
Net Income (Loss)	<u>981.86</u>	<u>172,006.11</u>	<u>(171,024.25)</u>
Total Owner's Equity	<u>762,943.86</u>	<u>841,893.45</u>	<u>(78,949.59)</u>
Total Liabilities and Owner's Equity	<u>857,136.80</u>	<u>960,669.90</u>	<u>(103,533.10)</u>
			0.00

Edinburg Housing Authority
Section 8 Comparative Income Statement (NRP only)
Edinburg S8V Housing Auth

	Start: 04/01/2022 End: 11/30/2022	Start: 04/01/2021 End: 11/30/2021	Variance
Operating Revenue			
Operating Subsidy			
HUD PHA Operating Grants	3,111,019.33	2,767,532.00	343,487.33
Total Operating Subsidy	<u>3,111,019.33</u>	<u>2,767,532.00</u>	<u>343,487.33</u>
Other Operating Revenue			
Fraud Recovery Revenue	17,138.24	28,004.75	(10,866.51)
Total Other Operating Revenue	<u>17,138.24</u>	<u>28,004.75</u>	<u>(10,866.51)</u>
Total Operating Revenue	<u>3,128,157.57</u>	<u>2,795,536.75</u>	<u>332,620.82</u>
Operating Expenses			
Housing Assistance Payments			
Housing Assistance Payments	3,322,689.31	2,972,872.84	(349,816.47)
Total Housing Assistance Payments	<u>3,322,689.31</u>	<u>2,972,872.84</u>	<u>(349,816.47)</u>
Total Operating Expenses	<u>(3,322,689.31)</u>	<u>(2,972,872.84)</u>	<u>(349,816.47)</u>
Net Income (Loss)	<u>(194,531.74)</u>	<u>(177,336.09)</u>	<u>(17,195.65)</u>

Report Criteria PHA: 7 Project: '01','02','03','04','153','154','155','156','157','158','159','160','161','162','163','164','165','166','167','168','A70','A71','A72','A73','A74','P11','R11','R12'
Include Unapproved: False Include Zero Balance: False Custom 1: Custom 2: Custom 3: NRP

Edinburg Housing Authority
Section 8 Comparative Income Statement (UNP only)
Edinburg S8V Housing Auth

	Start: 04/01/2022 End: 11/30/2022	Start: 04/01/2021 End: 11/30/2021	Variance
Operating Revenue			
Operating Subsidy			
HUD PHA Operating Grants	442,632.00	357,263.00	85,369.00
Total Operating Subsidy	442,632.00	357,263.00	85,369.00
Other Operating Revenue			
Investment Income - Unrestricted	0.00	0.22	(0.22)
Fraud Recovery Revenue	17,138.24	28,004.77	(10,866.53)
Other Revenue	22,889.67	27,313.53	(4,423.86)
Total Other Operating Revenue	40,027.91	55,318.52	(15,290.61)
Total Operating Revenue	482,659.91	412,581.52	70,078.39
Operating Expenses			
Administrative Expense			
Administrative Salaries	292,774.25	141,659.81	(151,114.44)
Auditing Fees	0.00	6,425.00	6,425.00
Employee Benefit Contribution - Admin	108,858.70	47,105.51	(61,753.19)
Office Expenses	10,932.79	3,210.58	(7,722.21)
Travel	1,483.50	427.00	(1,056.50)
Other Administration Expenses	26,829.51	8,691.75	(18,137.76)
Total Administrative Expense	440,878.75	207,519.65	(233,359.10)
Ordinary Maintenance and Operation			
Ord Maint and Operations - Materials	110.99	613.90	502.91
Total Ordinary Maintenance and Operation	110.99	613.90	502.91
General Expense			
Property Insurance	17,360.25	4,844.63	(12,515.62)
Liability Insurance	975.57	485.40	(490.17)
Workmen's Compensation	0.00	380.16	380.16
All Other Insurance	1,502.25	572.31	(929.94)
Other General Expenses	224.24	898.36	674.12
HAP Portability In	20,626.00	25,261.00	4,635.00
Total General Expense	40,688.31	32,441.86	(8,246.45)
Total Operating Expenses	(481,678.05)	(240,575.41)	(241,102.64)
Net Income (Loss)	981.86	172,006.11	(171,024.25)

Edinburg Housing Authority
S8V CARES Act Comparative Balance Sheet
 Edinburg S8V Housing Auth
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Fixed Assets			
7 01 1509.1 CR CARES Act Computer Systems	5,876.82	5,876.82	0.00
Total Fixed Assets	5,876.82	5,876.82	0.00
Non Current Assets			
7 01 1400.CR 0 CARES Act Soft Costs Contra	(212,893.32)	(212,893.32)	0.00
7 01 1509 CR CARES Act Expenses	212,893.32	212,893.32	0.00
7 01 1509.2 CR CARES Act Vehcile Purchased	22,317.86	22,317.86	0.00
Total Non Current Assets	22,317.86	22,317.86	0.00
Total Assets	28,194.68	28,194.68	0.00
Owner's Equity			
Net Position			
7 01 2701.01 CR CARES Act Net Capital Assets S8V	28,194.68	0.00	28,194.68
7 01 99220 CR CARES Act Advances	241,088.00	241,088.00	0.00
7 01 99390 CR CARES Act - Advances - Contra	(241,088.00)	(241,088.00)	0.00
Total Net Position	28,194.68	0.00	28,194.68
Net Income (Loss)	0.00	28,194.68	(28,194.68)
Total Owner's Equity	28,194.68	28,194.68	0.00
Total and Owner's Equity	28,194.68	28,194.68	0.00

Edinburg Housing Authority
S8V CARES Act Comparative Income Statement
 Edinburg S8V Housing Auth

					Start: 04/01/2022	Start: 04/01/2021		
					End: 11/30/2022	End: 11/30/2021	Variance	Variance %
Operating Revenue								
Other Operating Revenue								
CARES Act Revenue	7	01	8029.3	CR	0.00	236,856.96	(236,856.96)	-100.00 %
Total Other Operating Revenue					0.00	236,856.96	(236,856.96)	-100.00 %
Total Operating Revenue					0.00	236,856.96	(236,856.96)	-100.00 %
Operating Expenses								
Administrative Expense								
CARES Act Admin Salaries	7	01	4110	CR	0.00	86,261.62	86,261.62	100.00 %
CARES Act Training	7	01	4140	CR	0.00	800.00	800.00	100.00 %
CARES Act Accounting Fees	7	01	4170	CR	0.00	4,356.25	4,356.25	100.00 %
CARES Act Employee Benefits	7	01	4182	CR	0.00	38,521.43	38,521.43	100.00 %
CARES Act - Emp Benefit Retire	7	01	4182.5	CR	0.00	6,637.39	6,637.39	100.00 %
CARES Act Office Supplies	7	01	4190.17	CR	0.00	3,674.74	3,674.74	100.00 %
CARES Act Office Expenses	7	01	4190.19	CR	0.00	17,269.61	17,269.61	100.00 %
Total Administrative Expense					0.00	157,521.04	157,521.04	100.00 %
Ordinary Maintenance and Operation								
CARES Act Maintenance & Operat	7	01	4400	CR	0.00	37,987.99	37,987.99	100.00 %
Total Ordinary Maintenance and Operation					0.00	37,987.99	37,987.99	100.00 %
General Expense								
CARES Act Insurance Expense	7	01	4510	CR	0.00	13,153.25	13,153.25	100.00 %
Total General Expense					0.00	13,153.25	13,153.25	100.00 %
Total Operating Expenses					0.00	(208,662.28)	208,662.28	-100.00 %
Net Income (Loss)					0.00	28,194.68	(28,194.68)	-146.65 %

Edinburg Housing Authority
Section 8 Comparative Balance Sheet (EHV Only)
 Edinburg S8V Housing Auth
 As of Date: 11/30/2022

	11/30/2022	11/30/2021	Variance
Assets			
Cash and Cash Equivalents			
7 04 1111.11H 0 Relcassed to Restricted	65,778.00	(62,708.00)	128,486.00
7 04 1111.11P 0 Pooled Cash EHV	38,021.89	147,446.00	(109,424.11)
7 04 1111.11S 0 Restricted Cash Service Fees	(46,642.40)	0.00	(46,642.40)
7 04 1114.11H 0 Restricted HAP Funds EHV	(65,778.00)	62,708.00	(128,486.00)
7 04 1114.11S 0 Restricted Service Fee Cash	46,642.40	0.00	46,642.40
Total Cash and Cash Equivalents	38,021.89	147,446.00	(109,424.11)
Accounts Receivable			
7 04 1129 0 Intercompany Receivables	0.00	15,677.00	(15,677.00)
Total Accounts Receivable	0.00	15,677.00	(15,677.00)
Total Assets	38,021.89	163,123.00	(125,101.11)
Liabilities			
Current Liabilities			
7 04 2290.4 0 Deferred Credits - Service Fee EHV	49,740.20	0.00	49,740.20
Total Current Liabilities	49,740.20	0.00	49,740.20
Total Liabilities	49,740.20	0.00	49,740.20
Owner's Equity			
Net Position			
7 04 2841.1 0 Restricted HAP Equity EVH	64,959.00	0.00	64,959.00
7 04 2826.1 0 Operating Reserve - Sec 8 Voucher A	976.00	0.00	976.00
Total Net Position	65,935.00	0.00	65,935.00
Net Income (Loss)	(77,653.31)	163,123.00	(240,776.31)
Total Owner's Equity	(11,718.31)	163,123.00	(174,841.31)
Total Liabilities and Owner's Equity	38,021.89	163,123.00	(125,101.11)
			0.00

Edinburg Housing Authority
Section 8 Comparative Income Statement (EHV Only)
 Edinburg S8V Housing Auth

				Start: 04/01/2022	Start: 04/01/2021			
				End: 11/30/2022	End: 11/30/2021	Variance	Variance %	
Operating Revenue								
Operating Subsidy								
Administrative Fees Earned EHV	7	04	3112	5	3,863.00	7,116.00	(3,253.00)	-45.71 %
HAP Earned Income	7	04	4902	5	16,933.00	62,708.00	(45,775.00)	-73.00 %
Total Operating Subsidy					20,796.00	69,824.00	(49,028.00)	-70.22 %
Other Operating Revenue								
EHV Placement Fees	7	04	3112.3	5	1,800.00	2,372.00	(572.00)	-24.11 %
Preliminary Fees EHV	7	04	3113.2	5	0.00	29,677.00	(29,677.00)	-100.00 %
Service Fee Disbursement EHV	7	04	3113.4	5	3,097.80	61,250.00	(58,152.20)	-94.94 %
Total Other Operating Revenue					4,897.80	93,299.00	(88,401.20)	-94.75 %
Total Operating Revenue					25,693.80	163,123.00	(137,429.20)	-84.25 %
Operating Expenses								
Administrative Expense								
Administrative Salaries	7	04	4110	5	16,361.72	0.00	(16,361.72)	0.00 %
Employee Benefit Contributions	7	04	4182	5	1,176.59	0.00	(1,176.59)	0.00 %
Total Administrative Expense					17,538.31	0.00	(17,538.31)	0.00 %
Tenant Services								
Security/Utility Deposits	7	04	4221	5	1,732.00	0.00	(1,732.00)	0.00 %
Owner - Relate Uses	7	04	4224	5	1,365.80	0.00	(1,365.80)	0.00 %
Total Tenant Services					3,097.80	0.00	(3,097.80)	0.00 %
Housing Assistance Payments								
HAP Payments - Rents	7	04	4715.1	5	81,792.00	0.00	(81,792.00)	0.00 %
HAP Payments - Utilities	7	04	4715.4	5	919.00	0.00	(919.00)	0.00 %
Total Housing Assistance Payments					82,711.00	0.00	(82,711.00)	0.00 %
Total Operating Expenses					(103,347.11)	0.00	(103,347.11)	0.00 %
Net Income (Loss)					(77,653.31)	163,123.00	(240,776.31)	-147.04 %

Item #7

2022 Agency Annual Report

EDINBURG HOUSING AUTHORITY 2022 ANNUAL REPORT

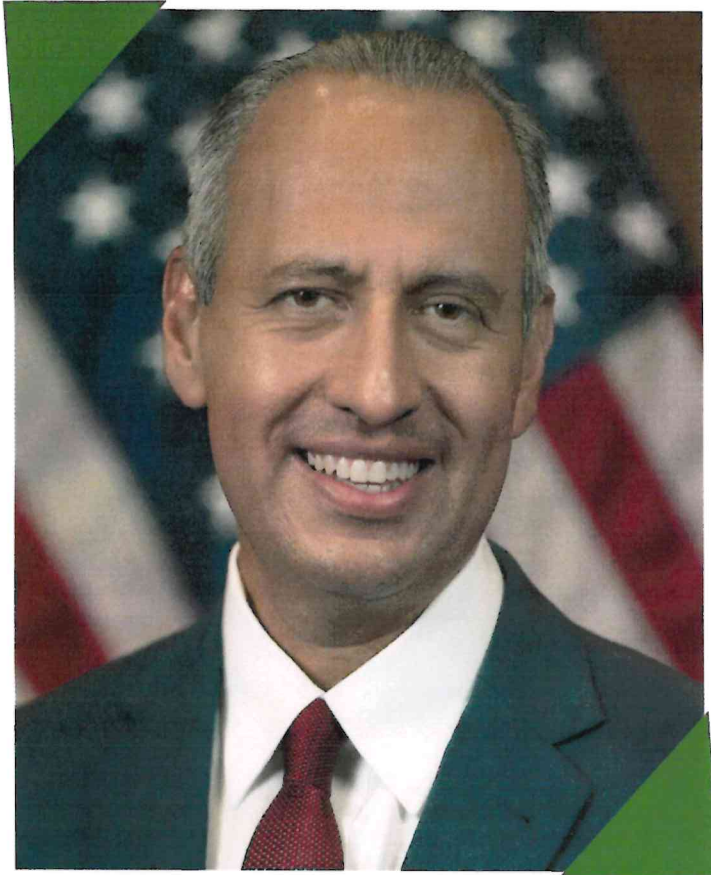
• A GREAT WAY TO LIVE •



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ABOUT OUR MAYOR



BORN AND RAISED IN THE RIO GRANDE VALLEY, RAMIRO GARZA, JR. FIRST MOVED TO EDINBURG OVER TWENTY YEARS AGO. HE HAS WORKED ALONGSIDE CITY OFFICIALS, SERVING AS THE EXECUTIVE DIRECTOR OF THE EDC AND AS WELL AS EDINBURG CITY MANAGER FOR NEARLY 16 YEARS, LEVERAGING THE CITY'S STRENGTHS AND GROWING THE LOCAL ECONOMY. MAYOR GARZA RAN ON A PLATFORM OF TRANSPARENCY / ACCOUNTABILITY, INITIATING A 2040 VISION PLAN AND INVESTING IN INFRASTRUCTURE TO IMPROVE THE QUALITY OF LIFE IN OUR COMMUNITY. UNDER HIS LEADERSHIP AS MAYOR, THE CITY HAS BROUGHT BACK TRANSPARENCY TO CITY MEETINGS, INITIATED THE EDINBURG 2040 VISION, AND STARTED WORKING ON IMPROVEMENTS IN ALL PARTS OF THE CITY. HE HAS RECEIVED NUMEROUS HONORS FOR HIS WORK AND INVOLVEMENT IN THE COMMUNITY. HE WAS RECOGNIZED AS THE 2017 BOYS & GIRLS CLUB OF EDINBURG RGV HONORARY CHAIR FOR THE ANNUAL BENEFIT EVENT; INDUCTED TO THE RIO GRANDE VALLEY WALK OF FAME IN 2015 BY THE CITY OF EDINBURG; AND WAS A RECIPIENT OF VICE PRESIDENT AL GORE'S *HAMMER AWARD*, NATIONAL PARTNERSHIP FOR REINVENTING GOVERNMENT IN 1999. MAYOR GARZA IS A PROUD GRADUATE OF THE ECONOMIC DEVELOPMENT INSTITUTE AT THE UNIVERSITY OF OKLAHOMA AND COMPLETED HIS EDUCATION AT THE UNIVERSITY OF TEXAS AT BROWNSVILLE, WHERE HE OBTAINED A BACHELOR OF BUSINESS ADMINISTRATION IN FINANCE AND A MASTER'S IN BUSINESS ADMINISTRATION. GARZA WAS ELECTED MAYOR OF EDINBURG IN 2021.

A MESSAGE FROM OUR MAYOR

"THE EDINBURG HOUSING AUTHORITY'S IMPACT IN OUR CITY IS UNMATCHED. THEIR COMMITMENT TO ENSURING THAT OUR RESIDENTS NOT ONLY HAVE SAFE AND AFFORDABLE HOUSING, BUT A PLACE THEY CAN CALL HOME, HAS HELPED IMPROVE THE QUALITY OF LIFE FOR SO MANY HERE IN EDINBURG. EVERY YEAR, EHA WORKS TO EXPAND THE PROGRAMS THEY HAVE AVAILABLE TO THE COMMUNITY, MAKES EFFORTS TO CONNECT WITH THEIR RESIDENTS THROUGH HOLIDAY DISTRIBUTIONS AND MORE, AND DEDICATES THEIR TIME TO IMPROVING EVERY FACET OF THEIR ORGANIZATION. 2022 WAS A REMARKABLE YEAR, AND WE THANK THEM FOR THEIR HARD WORK AND THEIR VALUED PRESENCE IN OUR CITY."

— MAYOR RAMIRO GARZA JR.

A MESSAGE FROM OUR EXECUTIVE DIRECTOR



"I WANT TO TAKE THIS OPPORTUNIT TO THANK EVERYONE AT THE EDINBURG HOUSING FOR HELPING US CONCLUDE ANOTHER GREAT YEAR. DAY AFTER DAY I SEE THE INMENSE AMOUNT OF WORK AND DEDICATION COMING FROM EACH OF THE STAFF, ALL WORKING TOWARD SERVING OUR CLIENTS AND COMMUNITY TO ENSURE WE CONTINUE TO PROVIDE PROFICIENT HOUSING. I WOULD ALSO LIKE TO THANK ALL OF OUR INCREDIBLE PARTNERS AND SPONSORS WHO ARE ALWAYS WILLING TO LEND A HELPING HAND TO OUR AGENCY AND MOST IMPORTANTLY OUR FAMILIES.

THIS IS AGENCY IS SUCCESSFUL BECAUSE OF THOSE WHO ARE WITHIN IT, THOSE WHO WORK TIRELESSLY TO UPHOLD OUR VALUES AND CONTINUE TO PROVIDE SAFE, DECENT, AND SANATARY HOUSING.

AGAIN, THANK YOU FOR ANOTHER GREAT YEAR!"

— DR. MARTIN CASTILLO



THE EDINBURG HOUSING AUTHORITY WAS FIRST ESTABLISHED IN 1949. IT IS A GOVERNMENT HOUSING AGENCY DIRECTLY SUPERVISED AND FUNDED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD).

VISION

WE WANT TO ENSURE AFFORDABLE, EQUAL OPPORTUNITY HOUSING AND PROVIDE A SAFE, SUITABLE LIVING ENVIRONMENT FOR EVERY RESIDENT OF THE CITY OF EDINBURG.

AT THE EDINBURG HOUSING AUTHORITY, WE TAKE GREAT PRIDE IN SERVING THE NEEDS OF LOW INCOME FAMILIES AND DO OUR BEST TO:

- * INCREASE THE AVAILABILITY OF DECENT, SAFE & AFFORDABLE HOUSING;
- * CREATE PARTNERSHIPS TO MAXIMIZE AVAILABLE COMMUNITY RESOURCES TO OUR RESIDENTS;
- * ENSURE EQUAL OPPORTUNITY IN HOUSING;
- * PROMOTE SELF-SUFFICIENCY & VALUABLE DEVELOPMENT; &
- * IMPROVE COMMUNITY QUALITY OF LIFE & ECONOMIC GROWTH.

HOUSING ACT OF 1937

U.S. HOUSING ACT OF 1937, SOMETIMES CALLED THE WAGNER-STEAGALL ACT, CALLING FOR "DECENT, SAFE, AND SANITARY HOUSING" FOR ALL AMERICANS, PROVIDES FOR LOW-INCOME HOUSING SUBSIDIES AND THE CREATION OF PHAS. UNDER THIS ACT, THE ROOSEVELT ADMINISTRATION IMPLEMENTED THE CONSTRUCTION OF NEW PUBLIC HOUSING UNITS TO BE MATCHED BY THE REMOVAL OF AN EQUAL NUMBER OF SUBSTANDARD DWELLINGS KNOWN AS 'SLUMS' FROM THE LOCAL HOUSING SUPPLY. THE GOAL OF THE FEDERAL HOUSING PROGRAM WAS TO INCREASE THE QUALITY OF HOUSING WITHOUT INCREASING THE QUANTITY.

BOARD OF COMMISSIONERS



DANIEL CANTU

CHAIRMAN



JOE RODRIGUEZ

VICE- CHAIRMAN



ALEXIS VILLARREAL

COMMISSIONER



ARMANDO BARRERA

COMMISSIONER



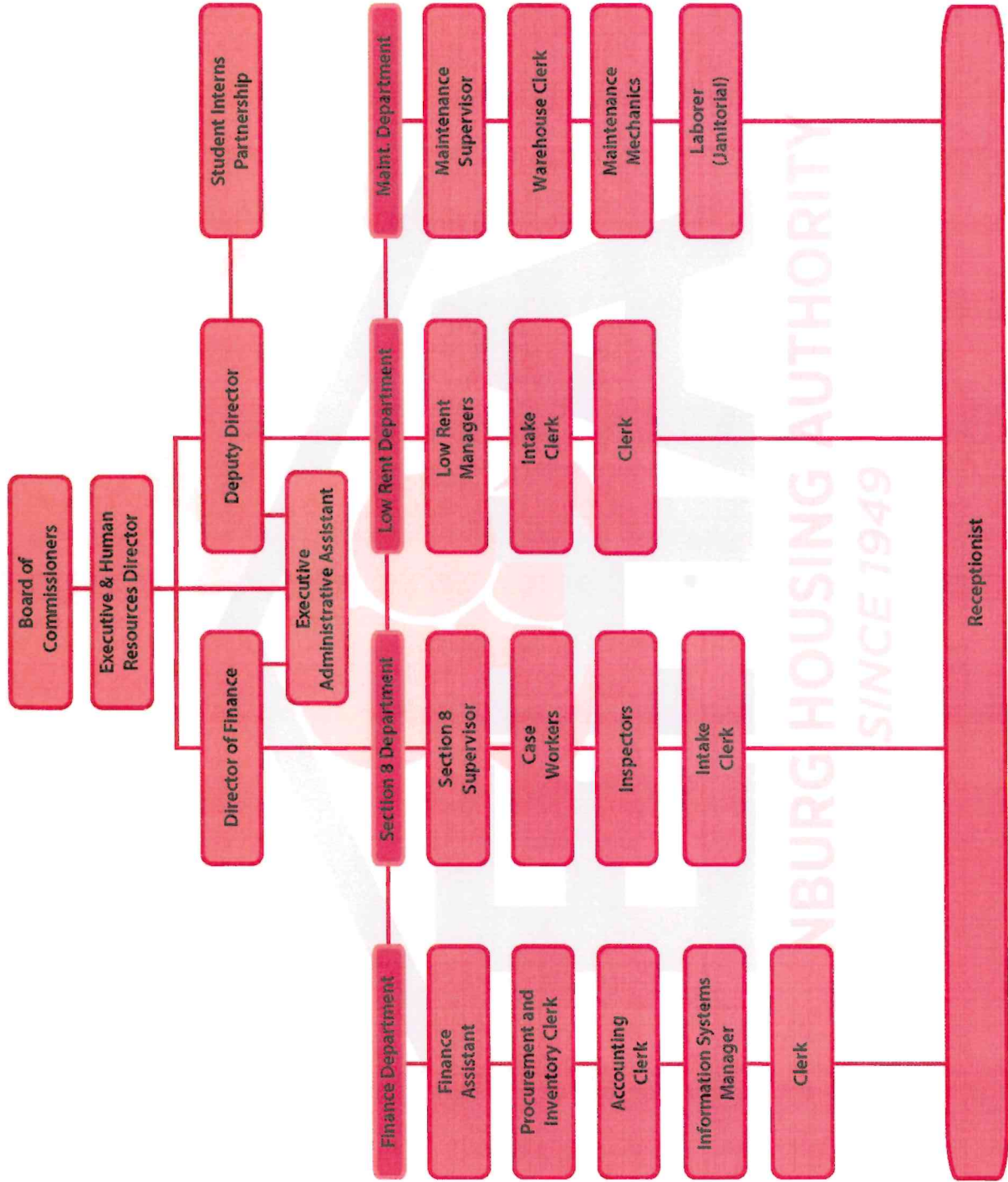
JUAN GUZMAN

RESIDENT COMMISSIONER

EHA TEAM



GENERAL ORGANIZATIONAL CHART





PUBLIC HOUSING PROPERTIES

EL JARDIN- 50 UNITS

LANTANA- 76 UNITS

LA POSADA- 74 UNITS

VIVIENDAS RAMIREZ- 69 UNITS

PERIDOT-6 UNITS



PUBLIC HOUSING PROJECT - COMING SOON

LA POSADA II

HOUSING CHOICE VOUCHER

(SECTION 8)

1,020 ACTIVE RENTAL VOUCHERS

(MAX OF 1,082)

325 ACTIVE LANDLORDS

HCV HOME OWNERSHIP PROGRAM

1 ACTIVE FAMILY

TAX CREDIT PROPERTIES

EDINBURG TOWERS

25 PUBLIC HOUSING UNITS

75 HOUSING CHOICE VOUCHER
UNITS (S8)

LIBERTY VILLAGE

25 PUBLIC HOUSING UNITS

50 HOUSING CHOICE VOUCHER
UNITS (S8)

PUBLIC HOUSING IMPROVEMENTS

INTERIOR REHABILITATION OF
LA POSADA & EL JARDIN COMMUNITY
CENTERS



TILE REPLACEMENT AT ALL
PROPERTIES UPON VACANCY



TRIMMING & REMOVAL OF TREES
AT ALL PROPERTIES



SURVEILLANCE CAMERA
UPGRADE AT MULTIPLE PROPERTIES



EXTERIOR REHABILITATION OF
VIVIENDAS M. RAMIREZ SOFFIT,
STORAGE ROOMS & WATER HEATER
ROOMS AT LANTANA & LA POSADA

EL JARDIN

504 N. 22ND ST. EDINBURG, TX

—ESTABLISHED IN 1966—

AMENITIES

- PLAYGROUND
- LAUNDRY FACILITY
- COMMUNITY CENTER WITH A FULLY EQUIPPED LIBRARY
- COMPUTER LAB



HOUSES UP
TO 50
FAMILIES



BEDROOM SIZE SPLIT COUNT:

- 16 – 0 BEDROOM
- 6 – 1 BEDROOM
- 0 – 2 BEDROOM
- 20 – 3 BEDROOM
- 8 – 4 BEDROOM

STATISTICS

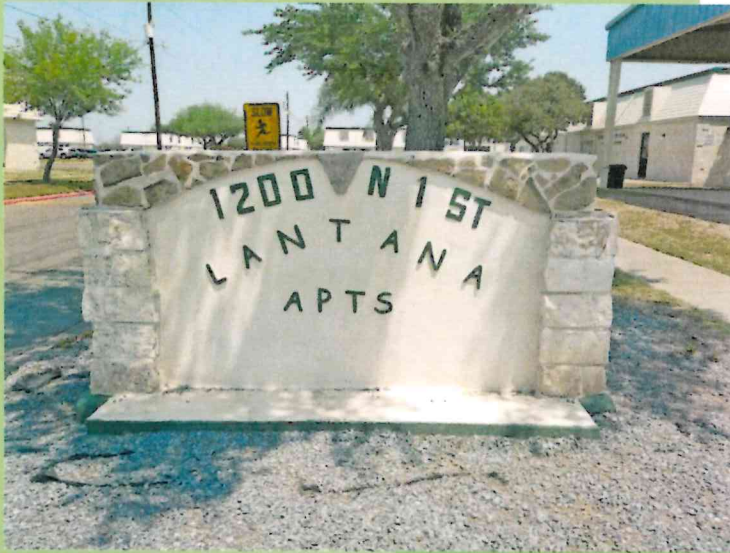
55% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17

33% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-64

12% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99

AVERAGE INCOME PER HOUSEHOLD IS 12,229 / YEAR

AVERAGE STAY AT PROPERTY IS 6-7 YEARS.



**BEDROOM SIZE
SPLIT COUNT:**

- 10 – 1 BEDROOM
- 24 – 2 BEDROOM
- 32 – 3 BEDROOM
- 10 – 4 BEDROOM



**HOUSES UP
TO 76
FAMILIES**

AMENITIES

- PAVILION W/
BASKETBALL HOOPS
- SOCCER FIELD
- LAUNDRY FACILITIES
- EMERGENCY HOUSE

STATISTICS

- 59% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17
- 39% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-61
- 2% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99

LANTANA

1200 N. 1ST AVE. EDINBURG, TX

-ESTABLISHED IN 1974-

LA POSADA

900 S. SUGAR RD. EDINBURG, TX

—ESTABLISHED IN 1973—

HOUSES
UP TO 74
FAMILIES

BEDROOM SIZE

SPLIT COUNT:

10 - 1 BEDROOM

26 - 2 BEDROOM

28 - 3 BEDROOM

10 - 4 BEDROOM



STATISTICS

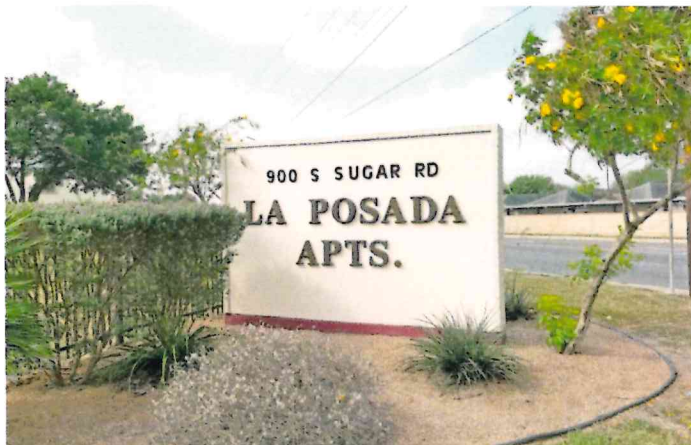
54% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17

43% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-61

3% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99

AMENITIES

- PAVILION W/ BASKETBALL HOOPS
- SOCCER FIELD
- LAUNDRY FACILITIES
- COMMUNITY CENTER W. LIBRARY AND COMPUTER LAB
- JOGGING TRAILS



VIVIENDAS RAMIREZ

900 S. VETERANS BLVD, EDINBURG, TX

-ESTABLISHED IN 1982-

AMENITIES

- COMMUNITY CENTER
W/ LIBRARY AND
COMPUTER ACCESS
- BASKETBALL COURT
- LAUNDRY FACILITIES

STATISTICS

- 30% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17
- 30% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-61
- 40% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99



HOUSES UP
TO 69
FAMILIES

BEDROOM SIZE
SPLIT COUNT:

- 42- 1 BEDROOM
- 18- 2 BEDROOM
- 6- 3 BEDROOM
- 3 - 4 BEDROOM

PERIDOT

2102 PERIDOT ST. EDINBURG, TX

-ACQUIRED IN 2015-

HOUSES UP TO 6 FAMILIES



STATISTICS

0% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17

67% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-61

33% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99

AVERAGE INCOME PER HOUSEHOLD IS \$13,330/YR

BEDROOM SIZE

SPLIT COUNT:

6- 1 BEDROOM

AMENITIES

- PRIVATE PATIO
- APPLIANCES
- COVERED PARKING



LIBERTY VILLAGE

4710 S. VETERANS BLVD, EDINBURG, TX

-ESTABLISHED IN 2019-



AMENITIES

- COMMUNITY CENTER W/ KITCHEN, LIVING ROOM, AND BUSINESS OFFICES
- RECREATIONAL CENTER
- LIBRARY
- OUTDOOR BASKETBALL COURT AND INDOOR FITNESS CENTER
- PAVILION
- LAUNDRY FACILITIES

STATISTICS

50% OF HOUSEHOLD MEMBERS ARE CHILDREN AGES 0-17

44% OF HOUSEHOLD MEMBERS ARE ADULTS AGES 18-61

6% OF HOUSEHOLD MEMBERS ARE ELDERLY AGES 62-99

AVERAGE INCOME PER HOUSEHOLD IS \$14,555 / YR

BEDROOM SIZE SPLIT COUNT:

2- 1 BEDROOM

11- 2 BEDROOM

12- 3 BEDROOM

=25 PUBLIC HOUSING UNITS



**BEDROOM SIZE SPLIT
COUNT:**

12- 0 BEDROOM

13- 1 BEDROOM

=25 PUBLIC HOUSING UNITS

AMENITIES

- ELEVATOR ACCESS
- GAZEBO
- COMMUNITY CENTER
- LAUNDRY FACILITIES
- DINING AND KITCHEN AREA
- PRIVATE PATIO
- UTILITIES INCLUDED IN RENT

STATISTICS

100% OF HOUSEHOLD MEMBERS ARE AGES 55-99

AVERAGE INCOME PER HOUSEHOLD IS \$11,593/ YR

AVERAGE STAY AT PROPERTY IS 6-8 YEARS

TOWERS ONLY HOUSES INDIVIDUALS 55+



201 N. 13TH AVE. EDINBURG, TX

-ESTABLISHED IN 1973-

THE TOWERS

SECTION 8

TOTAL ACTIVE SECTION 8 FAMILIES: 1,020
INCLUDING 35 EMERGENCY VOUCHERS

STATISTICS

47% OF HOUSEHOLD MEMBERS ARE AGES 0-17

53% OF HOUSEHOLD MEMBERS ARE AGES 18-99

AVERAGE INCOME PER HOUSEHOLD IS \$10,935/ YR

AVERAGE PARTICIPATION IN PROGRAM IS 6-7 YRS

SECTION 8 HOMEOWNERSHIP PROGRAM

TOTAL ACTIVE HOMEOWNERSHIP PARTICIPANTS: 1

THE EDINBURG HOUSING AUTHORITY HOSTS DIFFERENT FINANCIAL ADVISORS AND LOCAL BANKS TO COVER HOMEOWNERSHIP AND ALL OF ITS ASPECTS.

EHA STAFF ACTIVELY ENCOURGE CLIENTELE TO SEEK SELF-SUFFICIENCY AND MAKE SURE WE PROVIDE ALL THOSE RESOURCES AND MORE.

PARTNERSHIPS

EDINBURG FIRE DEPARTMENT

FIRE PREVENTION TRAINING FOR STAFF, ASSISTED IN NUMEROUS RESIDENT ACTIVITIES, HALLOWEEN PARADE

EDINBURG POLICE DEPARTMENT

BACK TO SCHOOL SUPPLIES, PROVIDED EXTRA PATROL AROUND EHA PROPERTIES, DONATED TO TOY DRIVE & ASSISTED IN MULTIPLE RESIDENT ACTIVITIES

REGION ONE

ESL / GED CLASSES FOR RESIDENTS

UNIVERSITY OF TEXAS RIO GRANDE VALLEY

SOCIAL WORK STUDENT INTERNSHIP— 20 STUDENT INTERNS COMPLETED 8,640 HOURS OF INTERNSHIP COMBINED

BOYS AND GIRLS CLUB

AFTER SCHOOL PROGRAMS FOR YOUTH

RGV FOOD BANK

MONTHLY CANNED GOODS DISTRIBUTION, DONATED TURKEYS FOR 100% OF HOUSEHOLDS

STATE REPRESENTATIVE TERRY CANALES

BACK TO SCHOOL SUPPLIES & BACKPACKS DONATION, SPONSORS ANNUAL EASTER EGG HUNT

SUPERIOR HEALTH PLAN

GRANT AWARD FOR SIMONA 'S CARE CLOSET & OTHER RESIDENT ACTIVITIES

SPONSORED SHIRTS FOR BREAST CANCER AWARENESS WALK

EDINBURG CISD & SOUTH TEXAS ISD

PROMOTION OF SCHOLARSHIPS FOR HIGH SCHOOL SENIORS

HIDALGO COUNTY HEAD START

CENTER AT LANTANA PROPERTY FOR THE CONVIENCE OF RESIDENTS.

BEHAVIORAL HEALTH SOLUTIONS OF SOUTH TEXAS

PROVIDED SUBSTANCE ABUSE, PREVENTION, INTERVENTION AND TREATMENT COUNSELING

LOCAL SPONSORS THAT CONTRIBUTED TO EHA EVENTS AND PROGRAMS

CITY OF EDINBURG— ONGOING SUPPORT AND INVITES TO THEIR COMMUNITY EVENTS.

PLAINS CAPITAL BANK AND OTHER LOCAL BANKS— ASSISTED IN PROMOTING HOME OWNERSHIP.

LA CABAÑA POLLOS ASADOS AND OTHER LOCAL RESTAURANTS DONATED GIFT CERTIFICATES AS INCENTIVES FOR RESIDENT PARTICIPATION.

LOCAL BUSINESSES DONATED CANDIES AND EGGS FOR ANNUAL EASTER EGG HUNT



2022 AGENCY PERFORMANCE

PUBLIC HOUSING ASSESSMENT SYSTEM – HIGH PERFORMER

SECTION 8 MANAGEMENT ASSESSMENT PROGRAM – STANDARD PERFORMER

EHA WAS FEATURED ON NAHRO'S WEBSITE AND SOCIAL MEDIA OUTLETS

EHA WAS NAMED FINALIST FOR THE NANMCKAY RESIDENT AWARD

LANTANA YOUTH PLACED 3RD AT THE DUSTIN SEKULA PUBLIC LIBRARY FALL WRITING CONTEST

THE EDINBURG HOUSING AUTHORITY WAS RECOGNIZED AT THE TEXAS NAHRO ANNUAL CONFERENCE IN MAY 2022 AND RECEIVED MULTIPLE AWARDS SPANNING FROM 2020-2022 THOSE INCLUDE...

2020

OTHER AGENCY PUBLICATIONS – MEDIUM AGENCY

2021

BEST ANNUAL REPORT – MEDIUM AGENCY

BEST NEWSLETTER – MEDIUM AGENCY

OTHER AGENCY PUBLICATIONS – MEDIUM AGENCY

MEDIA RECOGNITION AWARD CLASSIFICATION: B (GRANT ARTICLE)

MAINTENANCE PERSON OF THE YEAR

COMMISSIONER OF THE YEAR

ADMINISTRATIVE PERSON OF THE YEAR

MANAGEMENT PERSON OF THE YEAR

COMMUNITY SERVICE AWARD – CITY OF EDINBURG FIRE DEPT.

2022

OTHER AGENCY PUBLICATIONS – MEDIUM AGENCY CATEGORY IV – MEDIA RECOGNITION

ADMINISTRATIVE PERSON OF THE YEAR

WAY TO GO EHA!

CONDENSED STATEMENT OF REVENUES AND EXPENSES FOR THE YEAR ENDING MARCH 31, 2022

OPERATING REVENUES

TENANT REVENUE	\$588,165
GAIN – SALE OF PROPERTY	\$1,842,001
GRANTS – FEDERAL & SUBSIDY	\$7,084,961
OTHER REVENUE	\$299,157
TOTAL OPERATING REVENUE	\$9,814,284

OPERATING EXPENSES

ADMINISTRATIVE EXPENSES	\$1,515,035
ORDINARY MAINTENANCE & OPERATIONS	\$1,132,934
HOUSING ASSISTANCE PAYMENTS	\$4,512,563
PROTECTIVE SERVICES	\$0
TENANT SERVICES	\$24,017
UTILITIES	\$54,268
GENERAL EXPENSES	\$294,926
TOTAL OPERATING EXPENSES	\$7,533,743

OPERATING INCOME (LOSS)

\$2,280,541

INTEREST EXPENSE

\$0

DEPRECIATION EXPENSE (NON-CASH)

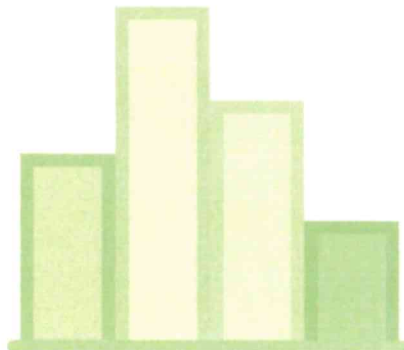
\$496,660

PRIOR PERIOD ADJUSTMENT

\$35,987

EXCESS (DEFICIENCY) OF OPERATING REVENUE

\$1,747,894



CONDENSED STATEMENT OF NET ASSETS FOR THE YEAR ENDING MARCH 31, 2022

ASSETS

CURRENT ASSETS	\$5,079,937
CAPITAL ASSETS (NET)	\$5,773,194
DEFERRED OUTFLOW (PENSION PLAN)	\$621,750
TOTAL ASSETS	<u>\$11,474,881</u>

LIABILITIES AND NET ASSETS

CURRENT LIABILITIES	\$272,027
NONCURRENT LIABILITIES	\$125,350
DEFERRED INFLOW (PENSION & CARES ACT)	\$289,371
TOTAL LIABILITIES	<u>\$686,748</u>

NET ASSETS

INVESTED IN CAPITAL ASSETS, NET OF RELATED DEBT	\$5,773,195
RESTRICTED NET ASSETS	\$64,859
UNRESTRICTED NET ASSETS	\$4,949,979
TOTAL NET ASSETS	<u>\$10,788,133</u>
TOTAL LIABILITIES AND NET ASSETS	<u>\$11,474,881</u>



STAY CONNECTED

THE EDINBURG HOUSING AUTHORITY IS AVAILABLE TO THE COMMUNITY AND OUR RESIDENTS THROUGH VARIOUS FORMS OF COMMUNICATION. RANGING FROM OUR WEBSITE TO SOCIAL MEDIA TO OUR NOTIFICATION SYSTEM: TEXT EXPRESS. WE BELIEVE IT IS IMPORTANT TO CONNECT WITH THE COMMUNITY AS IT IS THE SAME COMMUNITY THAT WE DIRECTLY SERVICE. BEING ABLE TO HEAR THEIR INPUT HELPS US CONTINUE TO PROVIDE THE BEST POSSIBLE SERVICES.



WWW.EDINBURGHA.ORG