

Regular Meeting of the Board of
Commissioners
Thursday, September 28, 2017 8:30 AM
1805 Harney St, Omaha, Nebraska 68102
1823 Harney Street
Omaha , NE 68102

1. ROLL CALL
2. ANNOUNCEMENT OF OPEN MEETINGS LAW
3. PUBLIC COMMENTS
4. REPORT OF CHIEF EXECUTIVE OFFICER
5. CONSENT AGENDA
 - 5.1. Minutes of Previous Regular Board Meeting
 - 5.2. Resolution 2017-74 Vacant Tenant Write Offs
 - 5.3. Resolution 2017-75 2017 Five Year Action Plan
 - 5.4. Resolution 2017-76 2018 Five Year Action Plan
 - 5.5. Resolution 2017-77 2018 Annual Plan
 - 5.6. Resolution 2017-79 Approval Amended Restated By-Laws
6. Additional Items for Approval
 - 6.1. Resolution 2017-78 Continuum of Care
7. INFORMATION ITEMS
 - 7.1. ACOP Chapter 2 Fair Housing
 - 7.2. ACOP Chapter 3 Denial of Admission
 - 7.3. ACOP Chapter 4 Application Waiting List and Tenant Selection
 - 7.4. ACOP Chapter 5 Occupancy

7.5. ACOP Chapter 10 Pets

7.6. ACOP Chapter 11 Community Service

7.7. ACOP Chapter 14 Grievances

8. BUDGET AND FINANCES

8.1. Program Financials

OMAHA HOUSING AUTHORITY

Finance Report

August 31, 2017

Public Housing

	August 2016	August 2017	Budget August 2017	YTD 2017	YTD Budget 2,017	YTD Budget Variance
Revenues	\$1,147,398	\$1,116,822	\$1,146,014	\$8,963,150	\$9,168,112	(\$204,962)
Expenses	\$1,056,598	\$1,164,499	\$1,128,529	\$9,064,135	\$9,028,233	(\$35,902)
Net Transfers Between Programs	(\$39,301)	(\$34,140)	\$17,403	(\$267,994)	\$139,221	(\$407,215)
Net Income Before Non Cash Items	\$51,499	(\$81,817)	\$34,888	(\$368,979)	\$279,100	(\$648,079)

Major YTD Budget Variances

Security and Monitoring	67k Unfavorable	Annual/UPCS inspections
HUD Grants and Subsidy Revenue	139k Unfavorable	
Other Administrative Expenses	76k Unfavorable	(See public housing admin expense breakout)
Tenant Revenues	63k Unfavorable	
Net Transfers	407k Unfavorable	(20% ops portion Cap Funds & T.C. Subsidy)
Resident Front Line Service Fees	72k Favorable	Fam Serv, Intake, Field Ops, Elderly Serv

Section 8 Operating

	August 2016	August 2017	Budget August 2017	YTD 2017	YTD Budget 2,017	YTD Budget Variance
Revenues	\$2,453,556	\$2,499,091	\$2,614,639	\$20,355,494	\$20,917,114	(\$561,620)
Expenses	\$2,491,993	\$2,595,749	\$2,614,138	\$20,718,937	\$20,913,100	\$194,163
Net Income	(\$38,437)	(\$96,658)	\$502	(\$363,443)	\$4,014	(\$367,457)

Major YTD Budget Variances

HAP expense	200k Favorable
Grants and Subsidy	597k Unfavorable

Section 8 Admin

	August 2016	August 2017	Budget August 2017	YTD 2017	YTD Budget 2,017	YTD Budget Variance
Revenues	\$223,575	\$222,777	\$232,888	\$1,784,382	\$1,863,105	(\$78,723)
Expenses	\$254,625	\$149,737	\$218,940	\$1,467,763	\$1,751,521	\$283,758
Net Income	(\$31,050)	\$73,040	\$13,948	\$316,619	\$111,584	\$205,035

Major YTD Budget Variances

Sec 8 admin fee revenue	78k Unfavorable	
Other Admin Expenses	284k Favorable	May - Aug mgmt and bookeeping fees not booked

Central Office

	August 2016	August 2017	Budget August 2017	YTD 2017	YTD Budget 2,017	YTD Budget Variance
Revenues	\$320,548	\$221,727	\$327,201	\$2,111,240	\$2,617,604	(\$506,364)
Expenses	\$290,597	\$287,712	\$294,094	\$2,224,141	\$2,352,755	\$128,614
Net Transfers Between Programs	\$0	\$0	\$28,333	\$0	\$226,667	(\$226,667)
Net Income Before Non Cash Items	\$29,951	(\$65,985)	\$61,439	(\$112,901)	\$491,516	(\$604,417)

Major YTD Budget Variances

Other Govt Grants/Donations	108k Unfavorable	(Ross grants to be moved out of COCC)
Fee Revenue	401k Unfavorable	May - Aug Sec 8 mgmt and bookkeeping fees not booked
Admin Salaries	120k Favorable	
Resident Services Salaries	46k Favorable	
Other Admin Expenses	54k Unfavorable	Training/Travel - 25k, Prior IRS penalties - 33k
Transfers In	227k Unfavorable	(10% management improvement portion of Cap Funds)

HIO, Inc.

	August 2016	August 2017	Budget August 2017	YTD 2017	YTD Budget 2,017	YTD Budget Variance
Revenues	\$134,262	\$79,259	\$117,666	\$828,378	\$941,325	(\$112,947)
Expenses	\$152,357	\$170,247	\$163,406	\$1,428,451	\$1,307,250	(\$121,201)
Net Transfers Between Programs	\$39,301	\$34,140	\$39,265	\$267,994	\$314,121	(\$46,127)
Net Income Before Non Cash Items	\$21,206	(\$56,848)	(\$6,475)	(\$332,079)	(\$51,803)	(\$280,276)

Major YTD Budget Variances

See HIO breakout on last page

Property Tax Information

Total to be paid in 2017 - Housing \$107,235

Total to be paid in 2017 - Commercial and lots \$27,872

Expense booked to date - \$90,402

Public Housing Other Administrative Expenses Breakout (76k Unfavorable)

	Budget Variance
Network Connections	40k U
Legal Services	38k U
Training/Travel	32k U
Audit Expense	26k F
Telephone	10k U
Mgmt/Bookkeep Fee	16k F
Emp Benefits	14k F
Computer Equipment	10k U
Net of All Other	< 2k U
TOTAL	<u>76K U</u>

HIO Major Budget Variance Breakout

	Budget Variance
Subsidy (HIO 56)	98k U
Tax Credit Operating Subsidy	46k U
Admin Salaries	31k U
Maintenance Salaries	32k U
Other Admin Expenses - 48k U	
Audit Expense	6k U
Admin Employee Benefits	37k U
Network Connections	12k U
Monitoring Fees	14k F
Legal Services	10k U
Property Tax	6k F
Consulting	5k U
Net of All Other	2k F
Total Other Admin Expenses	<u>48k U</u>

Actual Training Expenses - YTD

	Sec 8	HIO	Public Housing	COCC	Pd by Grant	Agency
Training	13,924	3,996	30,098	38,364	2,899	89,281
Travel	6,004	679	8,626	32,051	0	47,360
TOTAL	19,928	4,675	38,724	70,415	2,899	136,641
	15%	3%	28%	52%	2%	100%

Public Housing (7pubhsg)
Statement of Activities
For the Period Ended: August 31, 2017

	Aug 2016	Aug 2017	YTD 2017	YTD Budget 2017	YTD Budget Variance
REVENUES					
Tenant Revenues	\$502,126	\$481,927	\$3,970,328	\$4,033,553	-\$63,225
Hud Grants And Subsidy	\$618,851	\$612,405	\$4,807,298	\$4,946,303	-\$139,005
Other Fees (Fee For Service)	\$0	\$0	\$0	\$0	\$0
Investment Income	\$33	\$34	\$276	\$247	\$29
Other Income	\$26,389	\$22,457	\$185,249	\$188,008	-\$2,759
TOTAL REVENUES	\$1,147,398	\$1,116,822	\$8,963,150	\$9,168,112	-\$204,962
EXPENSES					
OPERATING EXPENSES					
ADMINISTRATIVE EXPENSES					
Administrative Salaries	\$72,862	\$76,758	\$612,837	\$588,719	\$24,118.00
Other Administrative Expenses	\$193,089	\$188,335	\$1,551,786	\$1,475,919	\$75,867.00
Front Line Service Fees	\$8,417	\$8,700	\$60,537	\$66,562	-\$6,025.00
Fee For Service	\$5,038	\$5,038	\$40,429	\$39,505	\$924.00
TOTAL ADMINISTRATIVE EXPENSES	\$279,406	\$278,832	\$2,265,588	\$2,170,705	\$94,883.00
RESIDENT SERVICE EXPENSES					
Resident Services Salaries	\$0	\$0	\$0	\$0	\$0
Other Resident Services	\$46,928	\$43,059	\$369,856	\$441,770	-\$71,914
TOTAL RESIDENT SERVICE EXPENSES	\$46,928	\$43,059	\$369,856	\$441,770	-\$71,914
UTILITY EXPENSES	\$217,028	\$208,896	\$1,735,643	\$1,736,362	-\$719
MAINTENANCE EXPENSES					
Maintenance Salaries	\$191,972	\$210,771	\$1,440,794	\$1,471,061	-\$30,267
Maintenance Materials	\$68,259	\$53,469	\$452,022	\$466,690	-\$14,668
Maintenance Services And Contracts	\$124,275	\$157,772	\$1,141,059	\$1,140,890	\$169
Maintenance Employee Benefits	\$77,123	\$80,760	\$619,073	\$618,651	\$422
TOTAL MAINTENANCE EXPENSES	\$461,629	\$502,772	\$3,652,949	\$3,697,293	-\$44,344
PROTECTIVE SERVICE EXPENSES					
Front Line Service Fees	\$23,585	\$23,060	\$182,728	\$180,322	\$2,406
Guards - Contracted Security	\$0	\$0	\$0	\$0	\$0
Security & Monitoring	\$3,679	\$1,794	\$91,512	\$24,548	\$66,964
Security Equipment & Materials	\$6,887	\$857	\$10,058	\$7,966	\$2,092
Security Employee Benefits	\$0	\$0	\$0	\$0	\$0
TOTAL PROTECT SERVICE EXPENSES	\$34,151	\$25,710	\$284,297	\$212,836	\$71,461
GENERAL EXPENSES					
Insurance Expenses	\$63,234	\$60,277	\$492,185	\$489,344	\$2,841
Other General	\$128	\$0	\$0	\$3,109	-\$3,109
Bad Debt Expense	\$44,274	\$15,126	\$121,006	\$121,006	\$0
TOTAL GENERAL EXPENSES	\$107,635	\$75,402	\$613,191	\$613,459	-\$268
OTHER EXPENSES					
Casualty Loss	-\$106,865	\$11,100	\$4,330	\$0	\$4,330
TOTAL OPERATING EXPENSES	\$1,039,914	\$1,145,771	\$8,925,854	\$8,872,425	\$53,429
NON-OPERATING EXPENSES					
HAP Expenses	\$16,685	\$18,728	\$138,282	\$155,808	-\$17,526
TOTAL NON-OPERATING EXPENSES	\$16,685	\$18,728	\$138,282	\$155,808	-\$17,526
TOTAL EXPENSES	\$1,056,598	\$1,164,499	\$9,064,135	\$9,028,233	\$35,902
Transfers Bet Programs & Projects - In	\$0	\$0	\$0	\$453,341	-\$453,341
Transfers Bet Programs & Projects - Out	\$39,301	\$34,140	\$267,994	\$314,120	-\$46,126
NET INCOME BEFORE NON-CASH ITEMS	\$51,499	-\$81,817	-\$368,979	\$279,100	-\$648,079
PLUS NON-CASH REVENUES					
Investment Income (Interest on HIO Loans)	\$32,074	\$33,173	\$265,725		
LESS NON-CASH EXPENSES/LOSSES					
Depreciation and Amortization	\$0	\$0	\$0		
NET INCOME AFTER NON-CASH ITEMS	\$83,573	-\$48,644	-\$103,254		

**Section 8 Operating
Statement of Activities
For the Period Ended: August 31, 2017**

	Aug 2016	Aug 2017	YTD 2017	YTD Budget 2017	YTD Budget Variance
REVENUES					
TENANT REVENUES	\$65	\$444	\$2,751	\$4,013	-\$1,262
HUD GRANTS AND SUBSIDY	\$2,421,917	\$2,467,822	\$20,142,753	\$20,739,428	-\$596,675
Other Government Grants	\$29,479	\$30,793	\$209,750	\$173,673	\$36,077
OTHER INCOME	\$2,095	\$32	\$240	\$0	\$240
TOTAL REVENUES	\$2,453,556	\$2,499,091	\$20,355,494	\$20,917,114	-\$561,620
EXPENSES					
OPERATING EXPENSES					
ADMINISTRATIVE EXPENSES					
Administrative Salaries	\$3,711	\$0	\$0	\$0	\$0
Other Administrative Expenses	\$12,049	\$2,865	\$23,144	\$17,079	\$6,065
Fee For Service	\$0	\$0	\$0	\$0	\$0
TOTAL ADMINISTRATIVE EXPENSES	\$15,760	\$2,865	\$23,144	\$17,079	\$6,065
GENERAL EXPENSES					
Insurance Expenses	\$206	\$0	\$0	\$0	\$0
Other General	\$0	\$0	\$0	\$0	\$0
TOTAL GENERAL EXPENSES	\$206	\$0	\$0	\$0	\$0
TOTAL OPERATING EXPENSES	\$15,966	\$2,865	\$23,144	\$17,079	\$6,065
NON-OPERATING EXPENSES					
HAP Expenses	\$2,476,027	\$2,592,884	\$20,695,793	\$20,896,021	-\$200,228
TOTAL EXPENSES	\$2,491,993	\$2,595,749	\$20,718,937	\$20,913,100	-\$194,163
NET OPERATING INCOME (LOSS)	-\$38,437	-\$96,658	-\$363,443	\$4,014	-\$367,457

Section 8 Admin (7fin8adm)
Statement of Activities
For the Period Ended: August 31, 2017

	Aug 2016	Aug 2017	YTD 2017	YTD Budget 2017	YTD Budget Variance
REVENUES					
Tenant Revenues	\$65	\$444	\$2,751	\$3,968	-\$1,217
HUD Grants And Subsidy	\$214,538	\$220,525	\$1,762,703	\$1,840,807	-\$78,104
Other Government Grants	\$0	\$1,808	\$1,808	\$0	\$1,808
Other Fees (Fee For Service)	\$8,879	\$0	\$0	\$0	\$0
Investment Income	\$32	\$0	\$0	\$186	-\$186
Other Income (Admin Fees)	\$61	\$0	\$17,121	\$18,144	-\$1,023
TOTAL REVENUES	\$223,575	\$222,777	\$1,784,382	\$1,863,105	-\$78,723
EXPENSES					
OPERATING EXPENSES					
ADMINISTRATIVE EXPENSES					
Administrative Salaries	\$79,457	\$72,536	\$554,280	\$542,191	\$12,089
Other Administrative Expenses	\$145,450	\$49,781	\$705,958	\$989,579	-\$283,621
Front Line Service Fees	\$0	\$0	\$0	\$0	\$0
Fee For Service	\$0	\$0	\$0	\$0	\$0
TOTAL ADMINISTRATIVE EXPENSES	\$224,907	\$122,317	\$1,260,239	\$1,531,770	-\$271,531
RESIDENT SERVICE EXPENSES					
Resident Services Salaries	\$0	\$0	\$0	\$0	\$0
Other Resident Services	\$0	\$90	\$436	\$0	\$436
TOTAL RESIDENT SERVICE EXPENSES	\$0	\$90	\$436	\$0	\$436
UTILITY EXPENSES					
TOTAL UTILITY EXPENSES	\$1,865	\$1,639	\$7,378	\$0	\$7,378
TOTAL MAINTENANCE					
Maintenance Salaries	\$15,736	\$15,533	\$118,185	\$127,887	-\$9,702
Maintenance Materials	\$192	\$261	\$783	\$25	\$758
Maintenance Services And Contracts	\$73	\$107	\$1,333	\$3,639	-\$2,306
Maintenance Employee Benefits	\$5,996	\$6,143	\$46,070	\$51,329	-\$5,259
TOTAL MAINTENANCE EXPENSES	\$21,996	\$22,045	\$166,371	\$182,880	-\$16,509
PROTECTIVE SERVICE EXPENSES					
Front Line Service Fees	\$0	\$0	\$0	\$0	\$0
Security & Monitoring	\$72	\$72	\$260	\$0	\$260
TOTAL PROTECT SERVICE EXPENSES	\$72	\$72	\$260	\$0	\$260
GENERAL EXPENSES					
Insurance Expenses	\$5,237	\$3,575	\$33,080	\$36,871	-\$3,791
Other General	\$548	\$0	\$0	\$0	\$0
TOTAL GENERAL EXPENSES	\$5,785	\$3,575	\$33,080	\$36,871	-\$3,791
TOTAL OPERATING EXPENSES	\$254,625	\$149,737	\$1,467,763	\$1,751,521	-\$283,758
NON OPERATING EXPENSES					
Depreciation	\$0	\$0	\$0	\$0	\$0
NET OPERATING INCOME (LOSS)	-\$31,050	\$73,040	\$316,619	\$111,584	\$205,035

COCC (Cocc/Foundation)
Statement of Activities
For the Period Ended: August 31, 2017

	Aug 2016	Aug 2017	YTD 2017	YTD Budget 2017	YTD Budget Variance
REVENUES					
Tenant Revenues	\$400	\$545	\$4,070	\$1,025	\$3,045
Fee Revenue	\$305,118	\$215,996	\$2,075,207	\$2,475,930	-\$400,723
Other Government Grants/Donations	\$12,520	\$0	\$0	\$107,963	-\$107,963
Investment Income	\$2	\$0	\$0	\$15	-\$15
Other Income	\$2,509	\$5,186	\$31,963	\$32,671	-\$708
TOTAL REVENUES	\$320,548	\$221,727	\$2,111,240	\$2,617,604	-\$506,364
EXPENSES					
OPERATING EXPENSES					
ADMINISTRATIVE EXPENSES					
Administrative Salaries	\$128,577	\$138,609	\$1,062,277	\$1,181,917	-\$119,640
Other Administrative Expenses	\$88,375	\$95,938	\$726,418	\$671,926	\$54,492
TOTAL ADMINISTRATIVE EXPENSES	\$216,952	\$234,547	\$1,788,695	\$1,853,842	-\$65,147
RESIDENT SERVICE EXPENSES					
Resident Services Salaries	\$11,438	\$3,948	\$38,032	\$84,435	-\$46,403
Other Resident Services	\$11,280	\$8,986	\$57,854	\$57,923	-\$69
TOTAL RESIDENT SERVICE EXPENSES	\$22,717	\$12,934	\$95,887	\$142,358	-\$46,471
UTILITY EXPENSES					
	\$8,124	\$8,212	\$60,602	\$54,532	\$6,070
MAINTENANCE EXPENSES					
Maintenance Salaries	\$20	\$35	\$264	\$7,990	-\$7,726
Maintenance Materials	\$1,011	\$1,589	\$6,350	\$8,089	-\$1,739
Maintenance Services And Contracts	\$14,460	\$4,790	\$62,275	\$53,305	\$8,970
Maintenance Employee Benefits	\$132	\$141	\$2,061	\$6,287	-\$4,226
TOTAL MAINTENANCE EXPENSES	\$15,623	\$6,555	\$70,951	\$75,671	-\$4,720
PROTECTIVE SERVICE EXPENSES					
Protective Service Salaries	\$9,059	\$8,266	\$66,249	\$68,849	-\$2,600
Guards - Contracted Security	\$0	\$0	\$0	\$0	\$0
Security & Monitoring	\$321	\$563	\$7,920	\$3,091	\$4,829
Security Equipment & Materials	\$15	\$0	\$15	\$9,527	-\$9,512
Security Employee Benefits	\$744	\$655	\$5,833	\$6,109	-\$276
TOTAL PROTECT SERVICE EXPENSES	\$10,139	\$9,485	\$80,017	\$87,576	-\$7,559
GENERAL EXPENSES					
Insurance Expenses	\$11,116	\$8,962	\$78,923	\$88,119	-\$9,196
Mortgage Interest	\$5,926	\$7,018	\$49,067	\$50,657	-\$1,590
Other General	\$0	\$0	\$0	\$0	\$0
TOTAL GENERAL EXPENSES	\$17,043	\$15,980	\$127,990	\$138,775	-\$10,785
NET CASUALTY LOSS	\$0	\$0	\$0	\$0	\$0
TOTAL OPERATING EXPENSES	\$290,597	\$287,712	\$2,224,141	\$2,352,755	-\$128,614
Transfers Bet Programs & Projects - In	\$0	\$0	\$0	\$226,667	-\$226,667
NET TRANSFERS	\$0	\$0	\$0	\$226,667	-\$226,667
Depreciation Expense	\$0	\$0	\$0		
NET OPERATING INCOME (LOSS)	\$29,951	-\$65,985	-\$112,901	\$491,516	-\$604,417

HIO, Inc. (7hioinc)
Statement of Activities
For the Period Ended: August 31, 2017

	Aug 2016	Aug 2017	YTD 2017	YTD Budget 2017	YTD Budget Variance
REVENUES					
Tenant Revenues	\$99,489	\$78,729	\$640,298	\$656,297	-\$15,999
Hud Grants And Subsidy	\$34,374	\$0	\$182,852	\$280,772	-\$97,920
Interest Income - Restricted Funds	\$99	\$290	\$1,996	\$1,277	\$719
Other Income	\$300	\$240	\$3,233	\$2,979	\$254
TOTAL REVENUES	\$134,262	\$79,259	\$828,378	\$941,325	-\$112,946
EXPENSES					
OPERATING EXPENSES					
ADMINISTRATIVE EXPENSES					
Administrative Salaries	\$14,829	\$16,586	\$135,118	\$104,311	\$30,807
Other Administrative Expenses	\$39,880	\$37,864	\$338,389	\$290,739	\$47,650
Front Line Service Fees	\$640	\$661	\$4,600	\$5,306	-\$706
Fee For Service	\$376	\$376	\$3,008	\$3,008	\$0
TOTAL ADMINISTRATIVE EXPENSES	\$55,725	\$55,488	\$481,115	\$403,364	\$77,751
RESIDENT SERVICE EXPENSES					
Resident Services	\$0	\$0	\$0	\$0	\$0
Front Line Service Fee	\$3,068	\$3,221	\$25,651	\$29,437	-\$3,786
TOTAL RESIDENT SERVICE EXPENSES	\$3,068	\$3,221	\$25,651	\$29,437	-\$3,786
UTILITY EXPENSES					
	\$16,987	\$12,026	\$110,186	\$95,172	\$15,014
MAINTENANCE EXPENSES					
Maintenance Salaries	\$23,605	\$36,636	\$268,794	\$237,213	\$31,581
Maintenance Materials	\$6,052	\$6,364	\$73,887	\$82,704	-\$8,817
Maintenance Services And Contracts	\$7,944	\$21,111	\$164,661	\$148,553	\$16,108
Maintenance Employee Benefits	\$10,499	\$12,153	\$99,976	\$102,493	-\$2,517
TOTAL MAINTENANCE EXPENSES	\$48,099	\$76,264	\$607,318	\$570,964	\$36,355
PROTECTIVE SERVICE EXPENSES					
Front Line Service Fees	\$0	\$0	\$0	\$0	\$0
Security & Monitoring	\$531	\$381	\$9,851	\$2,324	\$7,527
Security Equipment & Materials	\$973	\$0	\$991	\$858	\$133
TOTAL PROTECT SERVICE EXPENSES	\$1,503	\$381	\$10,842	\$3,182	\$7,660
GENERAL EXPENSES					
Insurance Expenses	\$11,852	\$11,966	\$98,345	\$97,073	\$1,272
Mortgage Interest	\$0	\$0	\$0	\$0	\$0
Interest Exp-TIF Loan	\$0	\$0	\$0	\$0	\$0
Other General	\$0	\$0	-\$1,480	\$0	-\$1,480
Bad Debt Expense	\$8,971	\$7,377	\$59,016	\$59,016	\$0
TOTAL GENERAL EXPENSES	\$20,822	\$19,343	\$155,882	\$156,089	-\$207
OTHER EXPENSES					
Casualty Loss Proceeds	\$0	\$0	-\$850	\$0	-\$850
TOTAL OPERATING EXPENSES	\$146,204	\$166,723	\$1,390,144	\$1,258,208	\$131,936
NON-OPERATING EXPENSES					
Hap Expenses	\$6,153	\$3,524	\$38,307	\$49,041	-\$10,734
TOTAL NON-OPERATING EXPENSES	\$6,153	\$3,524	\$38,307	\$49,041	-\$10,734
TOTAL EXPENSES	\$152,357	\$170,247	\$1,428,451	\$1,307,250	\$121,201
Transfers Bet Programs & Projects - In	\$39,301	\$34,140	\$267,994	\$314,121	-\$46,127
NET OPERATING INCOME (LOSS) BEFORE NON-CASH ITEMS	\$21,206	-\$56,848	-\$332,079	-\$51,803	-\$280,276
NON-CASH REVENUES					
Investment Income (Interest on Taxop Loans)	\$3,991	\$3,991	\$32,114		
NON-CASH EXPENSES					
Interest Exp-Bridge X	\$0	\$0	\$0		
Interest Exp-Bridge XI	\$0	\$0	\$0		
Interest Exp-H.I.O.	\$3,991	\$3,991	\$32,114		
Interest Exp-OHA Loan	\$32,074	\$33,173	\$265,725		
Interest Exp - CDBG	\$1,299	\$1,338	\$10,704		
Depreciation Expense	\$77,250	\$64,221	\$513,768		
Amortization Expense	\$0	\$0	\$0		
TOTAL NON-CASH EXPENSES	\$114,614	\$102,723	\$822,311		
NET OPERATING INCOME (LOSS) AFTER NON-CASH EXPENSES	-\$89,417	-\$155,580	-\$1,122,276		

- 8.2. Agency Wide Balance Sheet
- 8.3. Vendor Payables
- 9. ASSET MANAGEMENT
 - 9.1. Omaha Housing Authority
 - 9.2. Housing In Omaha
- 10. HOUSING CHOICE VOUCHER PROGRAM
- 11. HOUSING IN OMAHA, INC. (HIO)
- 12. SUPPORT DEPARTMENT REPORTS
 - 12.1. Development
 - 12.2. Procurement/Contracting/Capital Budgets
 - 12.3. Human Resources
 - 12.4. Family and Community Services
 - 12.5. Public Safety
 - 12.6. Legal
- 13. NEW BUSINESS
 - 13.1. Bronner Strategic Plan Presentation
 - 13.2. Discussion & Approval Repayment Agreement Resolution 2017-80
- 14. EXECUTIVE SESSION
- 15. Adjournment