



CITY OF LONG BEACH

DEPARTMENT OF HEALTH AND HUMAN SERVICES

4

HOUSING AUTHORITY
of the City of Long Beach

521 E. 4TH STREET • LONG BEACH, CALIFORNIA 90802 • (562) 570-6985 • FAX: (562) 499-1052

October 13, 2020

HONORABLE HOUSING AUTHORITY COMMISSION
City of Long Beach
California

RECOMMENDATION:

Receive and file the Housing Authority Financial and Operational Performance Reports for July 2020. (Citywide)

DISCUSSION

The Housing Authority receives funds from the U.S. Department of Housing and Urban Development (HUD) to provide subsidies for low-income individuals and families so they can afford to obtain decent, safe, and sanitary housing.

Attached are the Financial and Operational Performance Reports for the Housing Authority for July 2020.

This matter was reviewed by Revenue Management Officer Geraldine Alejo on September 24, 2020.

TIMING CONSIDERATIONS

Action on this matter is not time critical.

FISCAL IMPACT

There is no fiscal or local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,

KELLY COLOPY
ASSISTANT EXECUTIVE DIRECTOR

APPROVED:

THOMAS B. MODICA
EXECUTIVE DIRECTOR

FINANCIAL PERFORMANCE FOR THE PERIOD ENDING JULY 31, 2020

<u>HAP INCOME/(EXPENSE)</u>	JULY	
	<u>Month</u>	<u>Year-to-Date</u>
Housing Assistance Payments (HAP) Expended	\$ (8,184,630)	\$ (79,953,992)
HAP Due from HUD	7,650,567	75,967,485
HAP Due from Other Housing Authorities	345,818	2,433,069
Net HAP	\$ (188,245)	\$ (1,553,438)
<u>OPERATING INCOME/(EXPENSE)</u>		
Administrative Fee Income	\$ 694,802	\$ 7,174,901
FSS Coordinator Grant	14,697	205,030
Miscellaneous Revenue	18,551	228,818
Operating Expense	(370,511)	(4,781,457)
Net Operating Income/(Loss)	\$ 357,539	\$ 2,827,292
<u>NON-OPERATING INCOME/(EXPENSE)</u>		
Interest Income Total	11,269	126,039
Interest on HUD Advances	-	-
Total Non-Operating Income	\$ 11,269	\$ 126,039
<u>TOTAL INCOME</u>	\$ 180,563	\$ 1,399,893
<u>AVAILABLE FUND BALANCE</u> ¹		
Operating Reserves Beginning of the Period-Admin	\$ 16,232,078	\$ 13,647,555
Operating Reserves Beginning of the Period-HAP	(1,365,193)	-
Total Income/(Loss) Admin Fee Reserves	368,808	2,953,331
Total Income Reserved for HAP	(188,245)	(1,553,438)
Balance in Reserve End of Period	\$ 15,047,448	\$ 15,047,448

¹ The unrestricted admin fee operating reserve at 7/31/20 is \$16,600,886. There is net income for the current year in the amount of \$1,399,893, which is comprised of a decrease in HAP funding of (\$1,553,438) and administrative fee net income of \$2,953,331. Administrative fee net income is calculated by subtracting administrative expenses from the total administrative fees earned by HUD. The net HAP restricted fund balance at 7/31/20 is (\$1,553,438). It is HUD's policy that the Housing Authority may use the restricted HAP reserves to pay for any excess HAP expenses over and above the amount of HAP subsidy received from HUD. Since the Housing Authority has a deficit in HAP reserves, a request of funds can be made to HUD to cover the difference from the program reserve. The program reserve balance is \$846,357. These are funds that belong to the Housing Authority, but are held by HUD. The total HAP HUD funds currently available for use is (\$707,082) which is the total of the restricted fund balance and program reserve. See note below for information relating to this decrease in HAP funds and HUD covering the deficit with short-fall funding.

Note: Currently, the Housing Authority is experiencing higher HAP costs than the funding provided by HUD. The CY2020 renewal funding is based off CY2019 HAP expenses, so there may be a gap between the funding available and the HAP expenses incurred since the Housing Authority is still able to lease the project-based and VASH vouchers. We are working with the shortfall prevention team at HUD to fund any deficits.

HONORABLE HOUSING AUTHORITY COMMISSION

October 13, 2020

Page 3

OPERATIONAL PERFORMANCE FOR PERIOD ENDING JULY 31, 2020

- Leasing Performance
 - Total Households Authorized7,637
 - Total Households Served.....6,817
- Voucher Program
 - Total Authorized.....6,713
 - Total Households Served.....6,112
- Shelter Plus Care Performance
 - Total Households Authorized94
 - Total Households Served.....78
- VASH – Veterans’ Affairs Supportive Housing ¹
 - Total Households Authorized830
 - Total Households Served.....627
- Portability Program ²
 - Port-In Households Served126
 - Port-Out Households Served by Other Jurisdictions.....122
- Housing Opportunities for Persons with AIDS (HOPWA)
Program Leasing Performance
 - Total Households Served.....63

1 Program between HUD & Veterans’ Affairs (VA) Administration effective 5/08. Referrals for assistance come thru VA case management.

2 Incoming Portabilities are households moving into the City of Long Beach from another Public Housing Authority and Outgoing Portabilities are households holding City of Long Beach vouchers or certificates who are moving to another city.