

*Authority Budget of:* **ADOPTED COPY**

*North Bergen Housing Authority*

State Filing Year **2020**

*For the Period:*

*July 1, 2020 to June 30, 2021*

[www.northbergenhousing.com](http://www.northbergenhousing.com)

Authority Web Address

**APPROVED COPY**



*Division of Local Government Services*



**2020 (2020-2021) HOUSING AUTHORITY BUDGET**

**Certification Section**

2020 (2020-2021)

**NORTH BERGEN**

(Name)

**HOUSING AUTHORITY BUDGET**

FISCAL YEAR: FROM JULY 1, 2020 TO JUNE 30, 2021

**For Division Use Only**

**CERTIFICATION OF APPROVED BUDGET**

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

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

By: Paul D. Cwert CPA, RMA Date: 8/5/2020

**CERTIFICATION OF ADOPTED BUDGET**

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

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

By: Paul D. Cwert CPA, RMA Date: 9/2/2020

# 2020 (2020-2021) PREPARER'S CERTIFICATION

## NORTH BERGEN


(Name)

### HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

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

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

Preparer's Signature:			
Name:	THOMAS FURLONG, CPA		
Title:	FEE ACCOUNTANT		
Address:	47 HIGHWAY 79, SUITE 2 MORGANVILLE, NJ 07757		
Phone Number:	732-591-2300	Fax Number:	732-591-2525
E-mail address	thomasfurlongcpa@gmail.com		

# 2020 (2020-2021) APPROVAL CERTIFICATION

## NORTH BERGEN


(Name)

### HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

It is hereby certified that the Housing Authority Budget, including all schedules appended hereto, are a true copy of the Annual Budget and Capital Budget/Program approved by resolution by the governing body of the NORTH BERGEN Housing Authority, at an open public meeting held pursuant to N.J.A.C. 5:31-2.3, on the 25th day of June, 2020.

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

Officer's Signature:			
Name:	GERALD SANZARI		
Title:	EXECUTIVE DIRECTOR		
Address:	6121 GRAND AVENUE NORTH BERGEN, NJ 07047		
Phone Number:	201-868-8605	Fax Number:	201-295-3098
E-mail address	gsanzari@nbhousing.org		

# INTERNET WEBSITE CERTIFICATION

Authority's Web Address: www.northbergenhousing.com

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

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

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

Name of Officer Certifying compliance

GERALD SANZARI

Title of Officer Certifying compliance

EXECUTIVE DIRECTOR

Signature



**NORTH BERGEN HOUSING AUTHORITY  
RESOLUTION 2020-15**

**FISCAL YEAR: FROM: 6-1-2020 TO: 6-30-2021**

WHEREAS, the Annual Budget and Capital Budget for the NORTH BERGEN Housing Authority for the fiscal year beginning, 7-1-2020 and ending, 6-30-2021 has been presented before the governing body of the NORTH BERGEN Housing Authority at its open public meeting of 06/25/2020; and

WHEREAS, the Annual Budget as introduced reflects Total Revenues of \$ 13,363,320, Total Appropriations, including any Accumulated Deficit if any, of \$ 13,286,430 and Total Unrestricted Net Position utilized of 0; and

WHEREAS, the Capital Budget as introduced reflects Total Capital Appropriations of \$ 1,650,000 and Total Unrestricted Net Position planned to be utilized as funding thereof, of \$ 0; and

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

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

NOW, THEREFORE BE IT RESOLVED, by the governing body of the NORTH BERGEN Housing Authority, at an open public meeting held on 06/18/2020 that the Annual Budget, including all related schedules, and the Capital Budget/Program of the NORTH BERGEN Housing Authority for the fiscal year beginning, 7-1-2020 and ending, 6-30-2021 is hereby approved; and

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

BE IT FURTHER RESOLVED, that the governing body of the NORTH BERGEN Housing Authority will consider the Annual Budget and Capital Budget/Program for adoption on 08/20/2020.

  
(Secretary's Signature)

06-25-2020  
(Date)

	AYE	NAY	ABSTAIN
COMMISSIONER BARTULOVICH	✓		
COMMISSIONER QUINTANILLA	✓		
COMMISSIONER DUQUE	✓		
COMMISSIONER BECKER	✓		
COMMISSIONER ABDELHADI	✓		
VICE CHAIRPERSON FERRARO	✓		
CHAIRPERSON BECKER			

# 2020 (2020-2021) ADOPTION CERTIFICATION

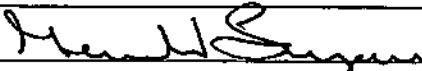
## NORTH BERGEN

(Name)

### HOUSING AUTHORITY BUDGET

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

It is hereby certified that the Housing Authority Budget and Capital Budget/Program annexed hereto is a true copy of the Budget adopted by the governing body of the NORTH BERGEN Housing Authority, pursuant to N.J.A.C. 5:31-2.3, on the 20th day of, August, 2020.

Officer's Signature:			
Name:	GERALD SANZARI		
Title:	EXECUTIVE DIRECTOR		
Address:	6121 GRAND AVNUE NORTH BERGEN, NJ 07047		
Phone Number:	201-868-8605	Fax Number:	201-295-3098
E-mail address	gsanzari@nbhousing.org		



# 2020 (2020-2021) ADOPTED BUDGET RESOLUTION

## NORTH BERGEN (Name) HOUSING AUTHORITY

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

WHEREAS, the Annual Budget and Capital Budget/Program for the NORTH BERGEN Housing Authority for the fiscal year beginning 7-1-2020 and ending, 6-30-2021 has been presented for adoption before the governing body of the NORTH BERGEN Housing Authority at its open public meeting of 08/20/2020; and

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

WHEREAS, the Annual Budget as presented for adoption reflects Total Revenues of \$ 13,363,320, Total Appropriations, including any Accumulated Deficit, if any, of \$ 13,286,430 and Total Unrestricted Net Position utilized of \$ 0; and

WHEREAS, the Capital Budget as presented for adoption reflects Total Capital Appropriations of \$ 1,650,000 and Total Unrestricted Net Position planned to be utilized of \$ 0; and

NOW, THEREFORE BE IT RESOLVED, by the governing body of NORTH BERGEN Housing Authority, at an open public meeting held on 08/20/2020 that the Annual Budget and Capital Budget/Program of the NORTH BERGEN Housing Authority for the fiscal year beginning, 7-1-2020 and, ending, 6-30-2021 is hereby adopted and shall constitute appropriations for the purposes stated; and

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

  
(Secretary's Signature)

8-20-2020  
(Date)

Governing Body Member:	Recorded Vote			
	Aye	Nay	Abstain	Absent
Andrew Becker	✓			
Anthony Ferraro	✓			
Hamza Abdelhadi	✓			
Katherine Duque				✓
Robert Farley	✓			
Joseph Bartulovich	✓			
Mary Quintanilla	✓			

**2020 (2020-2021) HOUSING AUTHORITY BUDGET**

**Narrative and Information Section**

**2020(2020-2021) HOUSING AUTHORITY BUDGET  
MESSAGE & ANALYSIS  
NORTH BERGEN**

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(Name)

**AUTHORITY BUDGET**

**FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021**

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

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

2. Describe the state of the local/regional economy and how it may impact the proposed Annual Budget, including the planned Capital Budget/Program. Example would be effect on a recession in the economy on the housing Authority *NONE.*

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

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

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

**(Prepare a response to deficits in most recent audit report pertaining to Deficits to Unrestricted Net Position caused by recording Pension and Post-Employment Benefits liabilities as required by GASB 68 and GASB 75).** *PHA will continue to provide a surplus to pay down the costs associated with GASB 68.*

**NORTH BERGEN HOUSING AUTHORITY**

**June 30<sup>th</sup>, 2021**

**BUDGET VARIANCES**

**Variances in excess of 10%**

**Revenue:**

**Interest-(-30%) Reduction in interest rates cause a decrease in interest**

**Portable Admin/Frauds- (-16.3%) Based on current year actuals**

**Other Capital Fund- (-100%) Less money appropriated in capital fund**

**Operating Appropriations:**

**Audit- (-13.5%) Based on current year actuals**

**Fringe Benefits-(+11%) Increased in security staff caused an increase in Benefits**

**Other General Expense- (-46.2%) Number of outgoing portables is expected to decrease**

# HOUSING AUTHORITY CONTACT INFORMATION

## AUTHORITY CONTACT INFORMATION

### 2020 (2020-2021)

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

<b>Name of Authority:</b>	NORTH BERGEN HOUSING AUTHORITY		
<b>Federal ID Number:</b>	22-6002509		
<b>Address:</b>	6121 GRAND AVENUE		
<b>City, State, Zip:</b>	NORTH BERGEN	NJ	07047
<b>Phone: (ext.)</b>	201-868-8605	<b>Fax:</b>	201-295-3098

<b>Preparer's Name:</b>	THOMAS FURLONG, CPA		
<b>Preparer's Address:</b>	470 HIGHWAY 79, SUITE 2		
<b>City, State, Zip:</b>	MORGANVILLE	NJ	07751
<b>Phone: (ext.)</b>	732-591-2300	<b>Fax:</b>	732-591-2525
<b>E-mail:</b>	<a href="mailto:thomasfurlongcpa@gmail.com">thomasfurlongcpa@gmail.com</a>		

<b>Chief Executive Officer:(1)</b>	GERALD SANZARI		
<b>Phone: (ext.)</b>	201-868-8605	<b>Fax:</b>	201-295-3098
<b>E-mail:</b>	<a href="mailto:gsanzari@nbhousing.org">gsanzari@nbhousing.org</a>		

<b>Chief Financial Officer(1)</b>	RHONDA VALLE		
<b>Phone: (ext.)</b>	201-868-8605	<b>Fax:</b>	201-295-3098
<b>E-mail:</b>	<a href="mailto:rvalle@NBhousing.org">rvalle@NBhousing.org</a>		

<b>Name of Auditor:</b>	RICH LARSON		
<b>Name of Firm:</b>	Novogradac & Company, LLP		
<b>Address:</b>	1433 HOOPER AVENUE, SUITE 329		
<b>City, State, Zip:</b>	TOMS RIVER	NJ	08753
<b>Phone: (ext.)</b>	732-503-4257	<b>Fax:</b>	732-341-1424
<b>E-mail:</b>	<a href="mailto:rich.larson@novoco.com">rich.larson@novoco.com</a>		

# HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE

## NORTH BERGEN

(Name)

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

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

- 1) Provide the number of individuals employed in (Use Most Recent W-3 Available 2018 or 2019) as reported on the Authority's Form W-3, Transmittal of Wage and Tax Statements: 67
- 2) Provide the amount of total salaries and wages as reported on the Authority's Form W-3, (Use Most Recent W-3 Available 2018 or 2019) Transmittal of Wage and Tax Statements: 2,624,068
- 3) Provide the number of regular voting members of the governing body: 7 (Even if not all commissioners have been appointed (Total Commissioners are either 5 or 7 as per statute for your Authority)
- 4) Provide the number of alternate voting members of the governing body: 0 (Maximum is 2)
- 5) Did any person listed on Page N-4 have a family or business relationship with any other person listed on Page N-4 during the current fiscal year? NO If "yes," attach a description of the relationship including the names of the individuals involved and their positions at the Authority.
- 6) Did all individuals that were required to file a Financial Disclosure Statement for the current fiscal year (Most Recent Filing that March 31, 2019 or 2020 deadline has passed 2019 or 2020) because of their relationship with the Authority file the form as required? (Checked to see if individuals actually filed at <http://www.state.nj.us/dca/divisions/dlgs/resources/fds.html> before answering) NO If "no," provide a list of those individuals who failed to file a Financial Disclosure Statement and an explanation as to the reason for their failure to file. *Farley is a newly appointed commissioner.*
- 7) Does the Authority have any amounts receivable from current or former commissioners, officers, key employees or highest compensated employees? NO If "yes," attach a list of those individuals, their position, the amount receivable, and a description of the amount due to the Authority.
- 8) Was the Authority a party to a business transaction with one of the following parties:
  - a. A current or former commissioner, officer, key employee, or highest compensated employee? NO
  - b. A family member of a current or former commissioner, officer, key employee, or highest compensated employee? NO
  - c. An entity of which a current or former commissioner, officer, key employee, or highest compensated employee (or family member thereof) was an officer or direct or indirect owner? NO*If the answer to any of the above is "yes," attach a description of the transaction including the name of the commissioner, officer, key employee, or highest compensated employee (or family member thereof) of the Authority; the name of the entity and relationship to the individual or family member; the amount paid; and whether the transaction was subject to a competitive bid process.*
- 9) Did the Authority during the most recent fiscal year pay premiums, directly or indirectly, on a personal benefit contract? A personal benefit contract is generally any life insurance, annuity, or endowment contract that benefits, directly or indirectly, the transferor, a member of the transferor's family, or any other person designated by the transferor. NO If "yes," attach a description of the arrangement, the premiums paid, and indicate the beneficiary of the contract.
- 10) Explain the Authority's process for determining compensation for all persons listed on Page N-4. Include whether the Authority's process includes any of the following: 1) review and approval by the commissioners or a committee thereof; 2) study or survey of compensation data for comparable positions in similarly sized entities; 3) annual or periodic performance evaluation; 4) independent compensation consultant; and/or 5) written employment contract. *Attach a narrative of your Authority's procedures for all individuals listed on Page N-4 (2 of 2). See attached.*

**Page (N-3) 1 of 2**

**Question 10**

**Board of Commissioners evaluate the Executive Director annually. Any increase in compensation is subject to budget appropriations and the performance evaluation.**

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



**AUTHORITY SCHEDULE OF COMMISSIONERS, OFFICERS, KEY EMPLOYEES,  
HIGHEST COMPENSATED EMPLOYEES AND INDEPENDENT CONTRACTORS  
NORTH BERGEN**

(Name)

**FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021**

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

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

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

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

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

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

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

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

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

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

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

For the Period July 1, 2020 to North Bergen Housing Authority  
 to June 30, 2021

A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T
Name	Title	Average Hours per Week Dedicated to Position	Position	Highest Compensated Former	Base Salary/ Stipend	Bonus	Other (auto allowance, expense payment, in lieu of health benefits, etc.)	Estimated amount of other compensation from the Authority (health benefits, pension, etc.)	Total Compensation from Authority	Names of Other Public Entities where individual is an Employee or Member of the Governing Body (1) See note below	Positions held at Other Public Entities Listed in Column O	Average Hours per Week Dedicated to Positions at Other Public Entities Listed in Column O	Reportable Compensation from Other Public Entities (W-2/1099)	Estimated amount of other compensation from Other Public Entities (health benefits, pension, payment in lieu of health benefits, etc.)	Total Compensation All Public Entities				
1 Andrew Becker	Chairperson	2 X	Commissioner	None	None					0 None	District SARP Supervisor								
2 Anthony Ferraro	Vice Chair	2 X	Officer	None	None					0 N.B. Board of Ed.	Teacher								
3 Hamza Abdelhadi	Commissioner	2 X		None	None					0 N.B. Board of Ed.	Secretary								
4 Katherine Duque	Commissioner	2 X		None	None					0 N.B.P.D.	Police Inspector								
5 Robert Farley	Commissioner	2 X		None	None					0 N.B. Board of Ed.	Vice Principal								
6 Joseph Barnulovich	Commissioner	2 X		None	None					0 None									
7 Mary Quintanilla	Commissioner	2 X		None	None					0 None									
8 Gerald Sanzari	Executive Director	30	X	X	185,527		5,000	14,400	184,927	0 None				184,927					
9																			
10																			
11																			
12																			
13																			
14																			
15																			
Total:					\$ 165,527	\$ -	\$ 5,000	\$ 14,400	\$ 184,927			\$ -	\$ -	\$ 184,927					

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

## Schedule of Health Benefits - Detailed Cost Analysis

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

North Bergen Housing Authority  
For the Period July 1, 2020 to June 30, 2021

	# of Covered Members (Medical & Rx) Proposed Budget	Annual Cost Estimate per Employee Proposed Budget	Total Cost Estimate Proposed Budget	# of Covered Members (Medical & Rx) Current Year	Annual Cost per Employee Current Year	Total Prior Year Cost	\$ Increase (Decrease)	% Increase (Decrease)
<b>Active Employees - Health Benefits - Annual Cost</b>								
Single Coverage	17	\$ 11,833	\$ 201,161	17	\$ 11,544	\$ 196,248	\$ 4,913	2.5%
Parent & Child	12	21,179	254,148	12	20,663	247,956	6,192	2.5%
Employee & Spouse (or Partner)	6	23,664	141,984	6	23,087	138,522	3,462	2.5%
Family	8	33,012	264,096	8	32,206	257,648	6,448	2.5%
Employee Cost Sharing Contribution (enter as negative - )			(108,552)			(105,905)	(2,647)	2.5%
<b>Subtotal</b>	<b>43</b>		<b>752,837</b>	<b>43</b>		<b>734,469</b>	<b>18,368</b>	<b>2.5%</b>
<b>Commissioners - Health Benefits - Annual Cost</b>								
Single Coverage			-			-	-	#DIV/0!
Parent & Child			-			-	-	#DIV/0!
Employee & Spouse (or Partner)			-			-	-	#DIV/0!
Family			-			-	-	#DIV/0!
Employee Cost Sharing Contribution (enter as negative - )			-			-	-	#DIV/0!
<b>Subtotal</b>	<b>0</b>		<b>-</b>	<b>0</b>		<b>-</b>	<b>-</b>	<b>#DIV/0!</b>
<b>Retirees - Health Benefits - Annual Cost</b>								
Single Coverage	7	4,053	28,371	7	3,954	27,678	693	2.5%
Parent & Child			-			-	-	#DIV/0!
Employee & Spouse (or Partner)	1	8,107	8,107	1	7,909	7,909	198	2.5%
Family			-			-	-	#DIV/0!
Employee Cost Sharing Contribution (enter as negative - )			-			-	-	#DIV/0!
<b>Subtotal</b>	<b>8</b>		<b>36,478</b>	<b>8</b>		<b>35,587</b>	<b>891</b>	<b>2.5%</b>
<b>GRAND TOTAL</b>	<b>51</b>		<b>\$ 789,315</b>	<b>51</b>		<b>\$ 770,056</b>	<b>\$ 19,259</b>	<b>2.5%</b>

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

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

YES	Yes or No
YES	Yes or No

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



**NORTH BERGEN HOUSING AUTHORITY ACCT#'S 2130/2135**  
**CALCULATION OF COMPENSATED ABSENCES**

EMPLOYEE	F.Y.E. 6/30/19		VACATION DAYS	**TOTAL ACCRUED VACATION	TOTAL ACCRUED LEAVE
	SICK DAYS	ACCRUED SICK			
ALBURTUS, JENNIFER	57.5	\$ 9,163	-	\$ -	\$ 9,163
BENCOSME, BELKIS	115.5	12,424	-	-	12,424
CORDERO, ESTER	14.5	1,482	-	-	1,482
CRUZ, MANUEL	109.5	7,287	-	-	7,287
DANCHISE, KRISTEN	5.0	1,502	-	-	1,502
LEGGIO, RYAN	202.0	15,000	-	-	15,000
LOBEL, ADAM	90.5	12,479	-	-	12,479
MIRAGLIO, FRANCINE	132.0	12,561	-	-	12,561
RUPERTO, JAMIE	120.0	13,249	-	-	13,249

TOTAL		\$ 85,146
TIMES FICA RATE		1.0765
<b>TOTAL ACCRUED LEAVE</b>		<b>\$ 91,658</b>
SHORT TERM		\$ 9,164
LONG TERM		82,494
<b>TOTAL</b>		<b>\$ 91,658</b>



**2020 (2021) HOUSING AUTHORITY BUDGET**

**Financial Schedules Section**

## SUMMARY

North Bergen Housing Authority  
 For the Period July 1, 2020 to June 30, 2021

	<b>FY 2021 Proposed Budget</b>				<b>FY 2019,2020 Adopted Budget</b>	<b>\$ Increase (Decrease) Proposed vs. Adopted</b>	<b>% Increase (Decrease) Proposed vs. Adopted</b>	
	<b>Public Housing Management</b>	<b>Section 8</b>	<b>Housing Voucher</b>	<b>Other Programs</b>	<b>Total All Operations</b>	<b>Total All Operations</b>	<b>All Operations</b>	<b>All Operations</b>
<b>REVENUES</b>								
Total Operating Revenues	\$ 7,898,810	\$ -	\$ 4,676,000	\$ 92,340	\$ 12,667,150	\$ 12,118,340	\$ 548,810	4.5%
Total Non-Operating Revenues	595,590	-	580	100,000	696,170	816,680	(120,510)	-14.8%
Total Anticipated Revenues	<u>8,494,400</u>	<u>-</u>	<u>4,676,580</u>	<u>192,340</u>	<u>13,363,320</u>	<u>12,935,020</u>	<u>428,300</u>	<u>3.3%</u>
<b>APPROPRIATIONS</b>								
Total Administration	2,889,745	-	383,925	100,000	3,373,670	3,355,450	18,220	0.5%
Total Cost of Providing Services	5,537,920	-	4,282,500	92,340	9,912,760	9,554,570	358,190	3.7%
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	-	-	-	#DIV/0!
Total Operating Appropriations	8,427,665	-	4,666,425	192,340	13,286,430	12,910,020	376,410	2.9%
Total Interest Payments on Debt	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	XXXXXXXXXXXX	-	-	-	#DIV/0!
Total Other Non-Operating Appropriations	-	-	-	-	-	-	-	#DIV/0!
Total Non-Operating Appropriations	-	-	-	-	-	-	-	#DIV/0!
Accumulated Deficit	-	-	-	-	-	-	-	#DIV/0!
Total Appropriations and Accumulated Deficit	8,427,665	-	4,666,425	192,340	13,286,430	12,910,020	376,410	2.9%
Less: Total Unrestricted Net Position Utilized	-	-	-	-	-	-	-	#DIV/0!
Net Total Appropriations	<u>8,427,665</u>	<u>-</u>	<u>4,666,425</u>	<u>192,340</u>	<u>13,286,430</u>	<u>12,910,020</u>	<u>376,410</u>	<u>2.9%</u>
<b>ANTICIPATED SURPLUS (DEFICIT)</b>	<u>\$ 66,735</u>	<u>\$ -</u>	<u>\$ 10,155</u>	<u>\$ -</u>	<u>\$ 76,890</u>	<u>\$ 25,000</u>	<u>\$ 51,890</u>	<u>207.6%</u>



## Revenue Schedule

North Bergen Housing Authority  
 For the Period July 1, 2020 to June 30, 2021

	<b>FY 2021 Proposed Budget</b>				FY 2019-2020 Adopted Budget	\$ Increase (Decrease) Proposed vs. Adopted	% Increase (Decrease) Proposed vs. Adopted
	Public Housing Management	Section B	Housing Voucher	Other Programs	Total All Operations	Total All Operations	All Operations
					Total All Operations	All Operations	All Operations
<b>OPERATING REVENUES</b>							
<i>Rental Fees</i>							
Homebuyers' Monthly Payments					\$ -	\$ -	#DIV/0!
Dwelling Rental	4,533,160				4,533,160	4,360,200	172,960
Excess Utilities	75,650				75,650	69,260	6,390
Non-Dwelling Rental					-	-	-
HUD Operating Subsidy	3,200,000				3,200,000	3,049,600	150,400
New Construction - Acc Section B					-	-	-
Voucher - Acc Housing Voucher			4,609,000		4,609,000	4,378,000	231,000
<b>Total Rental Fees</b>	<b>7,808,810</b>		<b>4,609,000</b>		<b>12,417,810</b>	<b>11,857,060</b>	<b>560,750</b>
<i>Other Operating Revenues (List)</i>							
Tenant Charges	10,000				10,000	10,000	-
Laundry Commissions	80,000				80,000	80,000	-
Portable Admin/Frauds			67,000		67,000	80,000	(13,000)
Corp. Mgmt. Fees				92,340	92,340	91,280	1,060
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
Type In (Grant, Other Rev)					-	-	-
<b>Total Other Revenue</b>	<b>90,000</b>		<b>67,000</b>	<b>92,340</b>	<b>249,340</b>	<b>261,280</b>	<b>(11,940)</b>
<b>Total Operating Revenues</b>	<b>7,898,810</b>		<b>4,676,000</b>	<b>92,340</b>	<b>12,667,150</b>	<b>12,118,340</b>	<b>548,810</b>
<b>NON-OPERATING REVENUES</b>							
<i>Other Non-Operating Revenues (List)</i>							
CFP Mgmt Fee	200,000				200,000	200,000	-
CFP Operations	300,170			100,000	400,170	418,000	(17,830)
Other Capital Fund					-	93,830	(93,830)
ROSS Grant	80,000				80,000	82,000	(2,000)
Type In					-	-	-
Type In					-	-	-
<b>Total Other Non-Operating Revenue</b>	<b>580,170</b>			<b>100,000</b>	<b>680,170</b>	<b>793,830</b>	<b>(113,660)</b>
<i>Interest on Investments &amp; Deposits (List)</i>							
Interest Earned	15,420		580		16,000	22,850	(6,850)
Penalties					-	-	-
Other					-	-	-
<b>Total Interest</b>	<b>15,420</b>		<b>580</b>		<b>16,000</b>	<b>22,850</b>	<b>(6,850)</b>
<b>Total Non-Operating Revenues</b>	<b>595,590</b>		<b>580</b>	<b>100,000</b>	<b>696,170</b>	<b>816,680</b>	<b>(120,510)</b>
<b>TOTAL ANTICIPATED REVENUES</b>	<b>\$ 8,494,400</b>		<b>\$ 4,676,580</b>	<b>\$ 192,340</b>	<b>\$ 13,363,320</b>	<b>\$ 12,935,020</b>	<b>\$ 428,300</b>

# Prior Year Adopted Revenue Schedule

North Bergen Housing Authority

*FY 2019.2020 Adopted Budget*

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
<b>OPERATING REVENUES</b>					
<i>Rental Fees</i>					
Homebuyers' Monthly Payments					\$ -
Dwelling Rental	4,360,200				4,360,200
Excess Utilities	69,260				69,260
Non-Dwelling Rental					-
HUD Operating Subsidy	3,049,600				3,049,600
New Construction - Acc Section 8					-
Voucher - Acc Housing Voucher			4,378,000		4,378,000
<b>Total Rental Fees</b>	<b>7,479,060</b>	-	<b>4,378,000</b>	-	<b>11,857,060</b>
<i>Other Revenue (List)</i>					
Tenant Charges	10,000				10,000
Laundry Commissions	80,000				80,000
Portable Admin/Frauds			80,000		80,000
Corp. Mgmt. Fees				91,280	91,280
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
Type in (Grant, Other Rev)					-
<b>Total Other Revenue</b>	<b>90,000</b>	-	<b>80,000</b>	<b>91,280</b>	<b>261,280</b>
<b>Total Operating Revenues</b>	<b>7,569,060</b>	-	<b>4,458,000</b>	<b>91,280</b>	<b>12,118,340</b>
<b>NON-OPERATING REVENUES</b>					
<i>Other Non-Operating Revenues (List)</i>					
CFP Mgmt Fee	200,000				200,000
CFP Operations	418,000				418,000
Other Capital Fund				93,830	93,830
ROSS Grant	82,000				82,000
Type in					-
Type in					-
<b>Total Other Non-Operating Revenues</b>	<b>700,000</b>	-	-	<b>93,830</b>	<b>793,830</b>
<i>Interest on Investments &amp; Deposits</i>					
Interest Earned	22,440		410		22,850
Penalties					-
Other					-
<b>Total Interest</b>	<b>22,440</b>	-	<b>410</b>	-	<b>22,850</b>
<b>Total Non-Operating Revenues</b>	<b>722,440</b>	-	<b>410</b>	<b>93,830</b>	<b>816,680</b>
<b>TOTAL ANTICIPATED REVENUES</b>	<b>\$ 8,291,500</b>	<b>\$ -</b>	<b>\$ 4,458,410</b>	<b>\$ 185,110</b>	<b>\$ 12,935,020</b>

# Appropriations Schedule

North Bergen Housing Authority  
For the Period July 1, 2020 to June 30, 2021

	<b>FY 2021 Proposed Budget</b>				<b>FY 2019,2020 Adopted Budget</b>	<b>\$ Increase (Decrease) Proposed vs. Adopted</b>	<b>% Increase (Decrease) Proposed vs. Adopted</b>	
	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations	Total All Operations	All Operations	All Operations
<b>OPERATING APPROPRIATIONS</b>								
<i>Administration</i>								
Salary & Wages	1,506,561		199,209		\$ 1,705,770	\$ 1,638,870	\$ 66,900	4.1%
Fringe Benefits	671,784		81,616		753,400	836,350	(82,950)	-9.9%
Legal	280,000		20,000		300,000	275,000	25,000	9.1%
Staff Training	17,500		2,000		19,500	18,500	1,000	5.4%
Travel	20,000		3,000		23,000	22,000	1,000	4.5%
Accounting Fees	68,400		27,600		96,000	92,480	3,600	3.9%
Auditing Fees	13,500		2,500		16,000	18,500	(2,500)	-13.5%
Miscellaneous Administration*	312,000		48,000	100,000	460,000	453,880	6,120	1.4%
<b>Total Administration</b>	<b>2,889,745</b>		<b>383,925</b>	<b>100,000</b>	<b>3,373,670</b>	<b>3,385,450</b>	<b>(11,780)</b>	<b>0.5%</b>
<i>Cost of Providing Services</i>								
Salary & Wages - Tenant Services	161,070			62,430	223,500	221,490	2,010	0.9%
Salary & Wages - Maintenance & Operation					-	-	-	#DIV/0!
Salary & Wages - Protective Services	576,050				576,050	535,300	40,750	7.6%
Salary & Wages - Utility Labor					-	-	-	#DIV/0!
Fringe Benefits	490,550			29,910	520,460	468,720	51,740	11.0%
Tenant Services	27,000				27,000	25,000	2,000	8.0%
Utilities	2,101,630				2,101,630	2,070,680	30,950	1.5%
Maintenance & Operation	1,600,000				1,600,000	1,600,000	-	0.0%
Protective Services					-	-	-	#DIV/0!
Insurance	271,900		15,500		287,400	279,000	8,400	3.0%
Payment in Lieu of Taxes (PILOT)	250,720				250,720	235,880	14,840	6.3%
Terminal Leave Payments					-	-	-	#DIV/0!
Collection Losses	12,000				12,000	12,000	-	0.0%
Other General Expense			7,000		7,000	13,000	(6,000)	-46.2%
Rents			4,260,000		4,260,000	4,050,000	210,000	5.2%
Extraordinary Maintenance					-	-	-	#DIV/0!
Replacement of Non-Expendible Equipment	47,000				47,000	43,500	3,500	8.0%
Property Betterment/Additions					-	-	-	#DIV/0!
Miscellaneous COPS*					-	-	-	#DIV/0!
<b>Total Cost of Providing Services</b>	<b>5,537,920</b>		<b>4,282,500</b>	<b>82,340</b>	<b>9,912,760</b>	<b>9,554,570</b>	<b>358,190</b>	<b>3.7%</b>
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	-	-	-	#DIV/0!
<b>Total Operating Appropriations</b>	<b>8,427,665</b>		<b>4,666,425</b>	<b>192,340</b>	<b>13,286,430</b>	<b>12,910,020</b>	<b>376,410</b>	<b>2.9%</b>
<b>NON-OPERATING APPROPRIATIONS</b>								
Total Interest Payments on Debt	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	-	-	-	#DIV/0!
Operations & Maintenance Reserve					-	-	-	#DIV/0!
Renewal & Replacement Reserve					-	-	-	#DIV/0!
Municipality/County Appropriation					-	-	-	#DIV/0!
Other Reserves					-	-	-	#DIV/0!
<b>Total Non-Operating Appropriations</b>	<b>8,427,665</b>		<b>4,666,425</b>	<b>192,340</b>	<b>13,286,430</b>	<b>12,910,020</b>	<b>376,410</b>	<b>2.9%</b>
<b>TOTAL APPROPRIATIONS</b>	<b>8,427,665</b>		<b>4,666,425</b>	<b>192,340</b>	<b>13,286,430</b>	<b>12,910,020</b>	<b>376,410</b>	<b>2.9%</b>
<b>ACCUMULATED DEFICIT</b>					-	-	-	#DIV/0!
<b>TOTAL APPROPRIATIONS &amp; ACCUMULATED DEFICIT</b>	<b>8,427,665</b>		<b>4,666,425</b>	<b>192,340</b>	<b>13,286,430</b>	<b>12,910,020</b>	<b>376,410</b>	<b>2.9%</b>
<b>UNRESTRICTED NET POSITION UTILIZED</b>								
Municipality/County Appropriation					-	-	-	#DIV/0!
Other					-	-	-	#DIV/0!
<b>Total Unrestricted Net Position Utilized</b>					-	-	-	#DIV/0!
<b>TOTAL NET APPROPRIATIONS</b>	<b>\$ 8,427,665</b>		<b>\$ 4,666,425</b>	<b>\$ 192,340</b>	<b>\$ 13,286,430</b>	<b>\$ 12,910,020</b>	<b>\$ 376,410</b>	<b>2.9%</b>

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

5% of Total Operating Appropriations      \$ 421,383.25      \$ -      \$ 233,321.25      \$ 9,617.00      \$ 664,321.50

## Prior Year Adopted Appropriations Schedule

North Bergen Housing Authority

*FY 2019-2020 Adopted Budget*

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
<b>OPERATING APPROPRIATIONS</b>					
<i>Administration</i>					
Salary & Wages	\$ 1,467,680		\$ 171,190		\$ 1,638,870
Fringe Benefits	715,960		120,390		836,350
Legal	260,000		15,000		275,000
Staff Training	17,750		750		18,500
Travel	21,250		750		22,000
Accounting Fees	66,000		26,400		92,400
Auditing Fees	15,000		3,500		18,500
Miscellaneous Administration*	318,000		42,000	93,830	453,830
<b>Total Administration</b>	<b>2,881,640</b>		<b>379,980</b>	<b>93,830</b>	<b>3,355,450</b>
<i>Cost of Providing Services</i>					
Salary & Wages - Tenant Services	160,290			61,200	221,490
Salary & Wages - Maintenance & Operation					-
Salary & Wages - Protective Services	535,300				535,300
Salary & Wages - Utility Labor					-
Fringe Benefits	438,640			30,080	468,720
Tenant Services	25,000				25,000
Utilities	2,070,680				2,070,680
Maintenance & Operation	1,600,000				1,600,000
Protective Services					-
Insurance	264,000		15,000		279,000
Payment in Lieu of Taxes (PILOT)	235,880				235,880
Terminal Leave Payments					-
Collection Losses	12,000				12,000
Other General Expense			13,000		13,000
Rents			4,050,000		4,050,000
Extraordinary Maintenance					-
Replacement of Non-Expendible Equipment	43,500				43,500
Property Betterment/Additions					-
Miscellaneous COPS*					-
<b>Total Cost of Providing Services</b>	<b>5,385,290</b>		<b>4,078,000</b>	<b>91,280</b>	<b>9,554,570</b>
Total Principal Payments on Debt Service in Lieu of Depreciation					-
<b>Total Operating Appropriations</b>	<b>8,266,930</b>		<b>4,457,980</b>	<b>185,110</b>	<b>12,910,020</b>
<b>NON-OPERATING APPROPRIATIONS</b>					
Total Interest Payments on Debt					-
Operations & Maintenance Reserve					-
Renewal & Replacement Reserve					-
Municipality/County Appropriation					-
Other Reserves					-
<b>Total Non-Operating Appropriations</b>					-
<b>TOTAL APPROPRIATIONS</b>	<b>8,266,930</b>		<b>4,457,980</b>	<b>185,110</b>	<b>12,910,020</b>
<b>ACCUMULATED DEFICIT</b>					-
<b>TOTAL APPROPRIATIONS &amp; ACCUMULATED DEFICIT</b>	<b>8,266,930</b>		<b>4,457,980</b>	<b>185,110</b>	<b>12,910,020</b>
<b>UNRESTRICTED NET POSITION UTILIZED</b>					
Municipality/County Appropriation					-
Other					-
<b>Total Unrestricted Net Position Utilized</b>					-
<b>TOTAL NET APPROPRIATIONS</b>	<b>\$ 8,266,930</b>		<b>\$ 4,457,980</b>	<b>\$ 185,110</b>	<b>\$ 12,910,020</b>

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

5% of Total Operating Appropriations      \$ 413,346.50      \$ -      \$ 222,899.00      \$ 9,255.50      \$ 645,501.00

# Debt Service Schedule - Principal

If Authority has no debt X this box

X

North Bergen Housing Authority

Type in Issue Name	Fiscal Year Ending in						Total Principal Outstanding		
	Adopted Budget Year 2019-2020	Proposed Budget Year 2021	2022	2023	2024	2025		2026	Thereafter
Type in Issue Name									
Type in Issue Name									
Type in Issue Name									
<b>TOTAL PRINCIPAL</b>									
<b>LESS: HUD SUBSIDY</b>									
<b>NET PRINCIPAL</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

Indicate the Authority's most recent bond rating and the year of the rating by ratings service.

Bond Rating	Moody's	Fitch	Standard & Poors
Year of Last Rating			

If no Rating type in Not Applicable

## Debt Service Schedule - Interest

North Bergen Housing Authority

If Authority has no debt X this box

X

	<i>Fiscal Year Ending in</i>							<b>Total interest Payments Outstanding</b>
	<b>Adopted Budget Year 2019.2020</b>	<b>Proposed Budget Year 2021</b>	<b>2022</b>	<b>2023</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	
Type in Issue Name								-
Type in Issue Name								-
Type in Issue Name								-
Type in Issue Name								-
<b>TOTAL INTEREST</b>	-	-	-	-	-	-	-	-
<b>LESS: HUD SUBSIDY</b>								-
<b>NET INTEREST</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

# Net Position Reconciliation

North Bergen Housing Authority

For the Period July 1, 2020

to

June 30, 2021

## FY 2021 Proposed Budget

<b>TOTAL NET POSITION BEGINNING OF CURRENT YEAR (1)</b>	
Less: Invested in Capital Assets, Net of Related Debt (1)	
Less: Restricted for Debt Service Reserve (1)	
Less: Other Restricted Net Position (1)	
Total Unrestricted Net Position (1)	
Less: Designated for Non-Operating Improvements & Repairs	
Less: Designated for Rate Stabilization	
Less: Other Designated by Resolution	
Plus: Accrued Unfunded Pension Liability (1)	
Plus: Accrued Unfunded Other Post-Employment Benefit Liability (1)	
Plus: Estimated Income (Loss) on Current Year Operations (2)	
Plus: Other Adjustments (attach schedule)	
<b>UNRESTRICTED NET POSITION AVAILABLE FOR USE IN PROPOSED BUDGET</b>	
Unrestricted Net Position Utilized to Balance Proposed Budget	
Unrestricted Net Position Utilized in Proposed Capital Budget	
Appropriation to Municipality/County (3)	
Total Unrestricted Net Position Utilized in Proposed Budget	
<b>PROJECTED UNRESTRICTED UNDESIGNATED NET POSITION AT END OF YEAR (4)</b>	

Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
\$ 4,018,668	\$ -	\$ (2,995,623)	\$ -	\$ 1,023,045
17,448,102				17,448,102
		63,635		63,635
(13,429,434)	-	(3,059,258)	-	(16,488,692)
				-
				-
				-
4,848,696		1,385,461		6,234,157
11,214,122		1,779,447		12,993,569
24,570		430		25,000
				-
2,657,954	-	106,080	-	2,764,034
-	-	-	-	-
-	-	-	-	-
-	-	-	-	-
\$ 2,657,954	\$ -	\$ 106,080	\$ -	\$ 2,764,034

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

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

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

Maximum Allowable Appropriation to Municipality/County

\$ 421,383	\$ -	\$ 233,321	\$ 9,617	\$ 664,322
------------	------	------------	----------	------------

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

2020 (2020-2021)  
NORTH BERGEN

(Name)

HOUSING  
AUTHORITY  
CAPITAL  
BUDGET/  
PROGRAM



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

**NORTH BERGEN**

(Name)

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

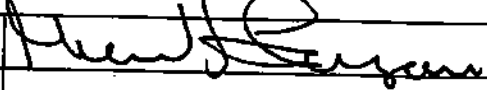
[ X ]

It is hereby certified that the Housing Authority Capital Budget/Program annexed hereto is a true copy of the Capital Budget/Program approved, pursuant to N.J.A.C. 5:31-2.2, along with the Annual Budget, by the governing body of the North Bergen Housing Authority, on the 25<sup>th</sup> day of June, 2020.

OR

[ ]

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

Officer's Signature:			
Name:	GERARD SANZARI		
Title:	EXECUTIVE DIRECTOR		
Address:	6121 GRAND AVENUE NORTH BERGEN, NJ 07047		
Phone Number:	201-868-8605	Fax Number:	201-295-3098
E-mail address	gsanzari@nbhousing.org		

# 2020 (2020-2021) CAPITAL BUDGET/PROGRAM MESSAGE

## NORTH BERGEN Housing Authority (Name)

FISCAL YEAR: FROM: 7-1-2020 TO: 6-30-2021

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

1. Has each municipality or county affected by the actions of the authority participated in the development of the capital plan and reviewed or approved the plans or projects included within the Capital Budget/Program (This may include the governing body or certain officials such as planning boards, Construction Code Officials) as to these Projects? *The Authority's Capital plan is prepared in consultation with the residents and a copy is sent to the local municipality.*
2. Has each capital project/project financing been developed from a specific plan or report and have the full life cycle costs of each been calculated? *YES.*
3. Has a long-term (5 years or more) infrastructure needs and other capital items (Vehicles, Equipment) needs assessment been prepared? *5 YEARS.*
4. If amounts are on Page CB-3 in the column Debt Authorizations. Indicate the primary source of funding the debt service for the Debt Authorizations (Example HUD Funding or Other sources) *NONE.*
5. Have the current capital projects been reviewed and approved by HUD? *YES.*

*Add additional sheets if necessary.*

# Proposed Capital Budget

North Bergen Housing Authority  
For the Period July 1, 2020 to June 30, 2021

	Estimated Total Cost	<i>Funding Sources</i>			
		Unrestricted Net Position Utilized	Renewal & Replacement Reserve	Debt Authorization	Capital Grants Other Sources
<b>Public Housing Management</b>					
Fees	\$ 250,000				\$ 250,000
Dwelling Structures	1,400,000				1,400,000
Type in Description	-				
Type in Description	-				
<b>Total</b>	<b>1,650,000</b>	-	-	-	<b>1,650,000</b>
<b>Section 8</b>					
Type in Description	-				
Type in Description	-				
Type in Description	-				
Type in Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>Housing Voucher</b>					
Type in Description	-				
Type in Description	-				
Type in Description	-				
Type in Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>Other Programs</b>					
Type in Description	-				
Type in Description	-				
Type in Description	-				
Type in Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>TOTAL PROPOSED CAPITAL BUDGET</b>	<b>\$ 1,650,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,650,000</b>

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

## 5 Year Capital Improvement Plan

North Bergen Housing Authority  
 For the Period July 1, 2020 to June 30, 2021

*Fiscal Year Beginning in*

	Estimated Total Cost	Current Budget Year 2021	2022	2023	2024	2025	2026
<b>Public Housing Management</b>							
Fees	\$ 1,250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	
Dwelling Structures	7,000,000	1,400,000	1,400,000	1,400,000	1,400,000	1,400,000	
Type in Description	-						
Type in Description	-						
<b>Total</b>	<b>8,250,000</b>	<b>1,650,000</b>	<b>1,650,000</b>	<b>1,650,000</b>	<b>1,650,000</b>	<b>1,650,000</b>	-
<b>Section 8</b>							
Type in Description	-						
Type in Description	-						
Type in Description	-						
Type in Description	-						
<b>Total</b>	-						-
<b>Housing Voucher</b>							
Type in Description	-						
Type in Description	-						
Type in Description	-						
Type in Description	-						
<b>Total</b>	-						-
<b>Other Programs</b>							
Type in Description	-						
Type in Description	-						
Type in Description	-						
Type in Description	-						
<b>Total</b>	-						-
<b>TOTAL</b>	<b>\$ 8,250,000</b>	<b>\$ 1,650,000</b>	<b>\$ 1,650,000</b>	<b>\$ 1,650,000</b>	<b>\$ 1,650,000</b>	<b>\$ 1,650,000</b>	<b>\$ -</b>

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

## 5 Year Capital Improvement Plan Funding Sources

North Bergen Housing Authority

For the Period July 1, 2020 to June 30, 2021

	Estimated Total Cost	Funding Sources			
		Unrestricted Net Position Utilized	Renewal & Replacement Reserve	Debt Authorization	Capital Grants Other Sources
<b>Public Housing Management</b>					
Fees	\$ 1,250,000				\$ 1,250,000
Dwelling Structures	7,000,000				7,000,000
Type In Description	-				
Type In Description	-				
<b>Total</b>	<b>8,250,000</b>	-	-	-	<b>8,250,000</b>
<b>Section 8</b>					
Type In Description	-				
Type In Description	-				
Type In Description	-				
Type In Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>Housing Voucher</b>					
Type In Description	-				
Type In Description	-				
Type In Description	-				
Type In Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>Other Programs</b>					
Type In Description	-				
Type In Description	-				
Type In Description	-				
Type In Description	-				
<b>Total</b>	<b>-</b>	-	-	-	-
<b>TOTAL</b>	<b>\$ 8,250,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 8,250,000</b>
Total 5 Year Plan per CB-4	<u>\$ 8,250,000</u>				
Balance check		- If amount is other than zero, verify that projects listed above match projects listed on CB-4.			

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