







**FY 2011  
Non-Routine Budget**

**Extraordinary Maintenance**

<b>Description</b>	<b>Project</b>	<b>Estimated Cost</b>
Clean up molded unit Apt # 150	3-1	\$10,000.00
Wet water spring under one bldg-Sherman	3-5	\$10,000.00
Fencing repairs and clean up	3-6	\$8,000.00
Window cleaning; change out tp holders, pt disp., auto flushers in common areads	3-7	\$ 4,100.00
Repair Gutters, soffit roofing	3-8	\$5,000.00
Repair Gutters, soffit roofing	3-9	\$5,000.00
Clean exterior windows; paint doors	3-11	\$ 4,200.00
Signs BGC, maildrop box	3-12	\$7,000.00
Clean windows, pressure washing, water heaters	3-18	\$13,500.00
Painting of parking lot	3-25	\$ 2,000.00
<b>TOTAL</b>		<b>\$68,800.00</b>

**Betterments and Additions**

<b>Description</b>	<b>Project</b>	<b>Estimated Cost</b>
MadVac Unit	3-1	\$ 22,000.00
Concrete wall for Bldg. B	3-7	\$ 22,700.00
Security system monitor parking lot	3-10	\$3,500.00
Metal Awning, 2 add'l camera, 6 cameras replaced	3-11	\$48,500.00
Parking shed for MadVac	3-25	\$7000.00
Security system monitor parking lot	3-28	\$3,500.00
Van	3-30	\$10,000.00
Signage	3-31	\$3,000.00
Signage	3-32	\$3,000.00
Repair Roof/Parking Lot	3-25	\$ 7,000.00
<b>TOTAL</b>		<b>\$123,200.00</b>



## Replacements

Description	Project	Estimated Cost
Mule, Dumpsters	3-1	\$22,000.00
Vehicle-Truck	3-5	\$17,500.00
AED	3-6	\$800.00
Umbrellas, Grills, Chairs, Power washer	3-7	\$8,850.00
Dumpsters, HVAC	3-8	\$14,800.00
Dumpsters, HVAC	3-9	\$14,800.00
Stoves	3-10	\$90,000.00
Power washer, office chairs, chairs in lobby	3-11	\$3,000.00
HVAC in Sr. Center and BGC HVAC	3-12	\$12,000.00
Refrigerators, Ranges, Mule, and 10 dumpsters	3-13	\$137,000.00
Dumpsters	3-18	\$2,400.00
AED	3-25	\$800.00
Washers/Dryers	3-28	\$2,800.00
Chairs in Lobby	3-31	\$600.00
<b>TOTAL</b>		<b>\$327,550.00</b>

**Total cost for Extraordinary Maintenance and Replacements:     \$519,550.00**



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
CENTRAL OFFICE COST CENTER (SUMMARY)  
FY 2011 BUDGET**

REVENUE		FY 2011 BUDGET
Public Housing Management Fees		1,837,620
Public Housing Bookkeeping Fees		333,240
Public Housing Asset Management Fee		460,320
Other Program Management Fees		256,050
Other Program Bookkeeping Fees		3,510
Housing Choice Voucher Program Management Fees		522,750
Housing Choice Voucher Program Bookkeeping Fees		326,720
Capital Fund Administrative Fee		127,530
Fee For Specialized Service - Pest Control		0
Fee For Specialized Service - Interior Painting		484,580
Fee For Specialized Service - HVAC		0
Fee For Specialized Service - Plumbing		287,850
Fee For Specialized Service - Concrete Sidewalks		0
Fee For Specialized Service - Bulky Debris Pickup		69,040
Interest Income		28,630
Other Income		0
	<b>TOTAL REVENUE</b>	<b>4,737,840</b>
EXPENSES		
Administrative Salaries		2,423,250
Administrative Benefits: General		689,640
Compensated Absences		92,230
Legal Fees		11,650
Staff Training		37,050
Travel / Meetings		123,570
Audit		4,140
Computer Support		107,130
Telephone		56,920
Office Supplies and Furnishings		26,090
Advertising and Marketing		4,210
Other Administrative Expenses (Sundry)		124,220
<b>Administrative Expense</b>		<b>3,700,100</b>
Water		6,270
Electricity		40,610
Gas		22,170
Sewer		3,090
Other utilities expense		0
<b>Utilities</b>		<b>72,140</b>
Maintenance Salaries		533,950
Maintenance Benefits: General		209,840
Materials		29,200
Garbage and Trash Disposal		2,700
Contract Costs		120,480
<b>Maintenance</b>		<b>896,170</b>
Insurance : Property		4,430
Insurance: General Liability		100
Insurance: Fidelity		2,090
Insurance: Worker's Compensation		44,870
Insurance: Other		10,160
<b>General Expense</b>		<b>61,650</b>
<b>Other General Expense</b>		<b>0</b>
	<b>TOTAL EXPENSES</b>	<b>4,730,060</b>
<b>Net Income Before Operating Transfer to PH Operations</b>		<b>7,780</b>
<b>Operating Transfer to Public Housing Operations</b>		<b>0</b>
<b>Net Income</b>		<b>7,780</b>
<b>Replacement Reserve</b>		<b>0</b>
	<b>NET INCOME, NET OF RESERVES</b>	<b>7,780</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION**  
**CENTRAL OFFICE COST CENTER (204 HOUSING ADMIN)**  
**FY 2011 BUDGET**

REVENUE	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	661,540
Public Housing Bookkeeping Fees	119,970
Public Housing Asset Management Fee	165,720
Other Program Management Fees	92,180
Other Program Bookkeeping Fees	1,260
Housing Choice Voucher Program Management Fees	188,180
Housing Choice Voucher Program Bookkeeping Fees	117,620
Capital Fund Administrative Fee	48,460
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	484,580
Fee For Specialized Service - HVAC	-
Fee For Specialized Service - Plumbing	287,850
Fee For Specialized Service - Concrete Sidewalks	
Fee For Specialized Service - Bulky Debris Pickup	69,040
Interest Income	0
<b>Other Income</b>	<b>0</b>
<b>TOTAL REVENUE</b>	<b>2,236,400</b>
EXPENSES	
Administrative Salaries	486,050
Administrative Benefits: General	147,320
Compensated Absences	29,450
Legal Fees	6,190
Staff Training	9,840
Travel / Meetings	28,890
Audit	0
Computer Support	4,340
Telephone	14,770
Office Supplies and Furnishings	7,190
Advertising and Marketing	1,130
<b>Other Administrative Expenses (Sundry)</b>	<b>28,910</b>
<b>Administrative Expense</b>	<b>764,080</b>
Water	2,750
Electricity	11,630
Gas	12,880
Sewer	1,530
Other utilities expense	0
<b>Utilities</b>	<b>28,790</b>
Maintenance Salaries	531,780
Maintenance Benefits: General	208,830
Materials	22,760
Garbage and Trash Disposal	1,370
Contract Costs	59,430
<b>Maintenance</b>	<b>824,170</b>
Insurance : Property	1,240
Insurance: General Liability	40
Insurance: Fidelity	710
Insurance: Worker's Compensation	34,630
Insurance: Other	8,280
<b>General Expense</b>	<b>44,900</b>
<b>Other General Expense</b>	<b>0</b>
<b>TOTAL EXPENSES</b>	<b>1,661,940</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>574,460</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>574,460</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	<b>574,460</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
CENTRAL OFFICE COST CENTER (205 EXEC MGT)  
FY 2011 BUDGET**

REVENUE	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	606,410
Public Housing Bookkeeping Fees	109,970
Public Housing Asset Management Fee	151,910
Other Program Management Fees	84,500
Other Program Bookkeeping Fees	1,160
Housing Choice Voucher Program Management Fees	172,510
Housing Choice Voucher Program Bookkeeping Fees	107,820
Capital Fund Administrative Fee	34,430
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	0
Fee For Specialized Service - HVAC	0
Fee For Specialized Service - Plumbing	0
Fee For Specialized Service - Concrete Sidewalks	0
Fee For Specialized Service - Bulky Debris Pickup	0
Interest Income	28,630
Other Income	0
<b>TOTAL REVENUE</b>	<b>1,297,340</b>
EXPENSES	
Administrative Salaries	997,460
Administrative Benefits: General	235,420
Compensated Absences	51,140
Legal Fees	4,460
Staff Training	7,370
Travel / Meetings	83,110
Audit	4,140
Computer Support	7,530
Telephone	18,020
Office Supplies and Furnishings	9,550
Advertising and Marketing	800
Other Administrative Expenses (Sundry)	74,040
<b>Administrative Expense</b>	<b>1,493,040</b>
Water	1,770
Electricity	14,980
Gas	0
Sewer	870
Other utilities expense	0
<b>Utilities</b>	<b>17,620</b>
Maintenance Salaries	2,170
Maintenance Benefits: General	1,010
Materials	5,730
Garbage and Trash Disposal	1,330
Contract Costs	54,290
<b>Maintenance</b>	<b>64,530</b>
Insurance : Property	2,750
Insurance: General Liability	30
Insurance: Fidelity	680
Insurance: Worker's Compensation	3,330
Insurance: Other	1,230
<b>General Expense</b>	<b>8,020</b>
<b>Other General Expense</b>	<b>0</b>
<b>TOTAL EXPENSES</b>	<b>1,583,210</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(285,870)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(285,870)</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	<b>(285,870)</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION**  
**CENTRAL OFFICE COST CENTER (206 HUMAN RESOURCES)**  
**FY 2011 BUDGET**

REVENUE	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	110,260
Public Housing Bookkeeping Fees	19,990
Public Housing Asset Management Fee	27,620
Other Program Management Fees	15,360
Other Program Bookkeeping Fees	210
Housing Choice Voucher Program Management Fees	31,370
Housing Choice Voucher Program Bookkeeping Fees	19,600
Capital Fund Administrative Fee	7,650
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	0
Fee For Specialized Service - HVAC	0
Fee For Specialized Service - Plumbing	0
Fee For Specialized Service - Concrete Sidewalks	0
Fee For Specialized Service - Bulky Debris Pickup	0
Interest Income	0
Other Income	0
	<b>TOTAL REVENUE 232,060</b>
EXPENSES	
Administrative Salaries	179,170
Administrative Benefits: General	71,580
Compensated Absences	580
Legal Fees	1,000
Staff Training	7,010
Travel / Meetings	4,560
Audit	0
Computer Support	16,550
Telephone	2,720
Office Supplies and Furnishings	2,500
Advertising and Marketing	200
Other Administrative Expenses (Sundry)	5,780
<b>Administrative Expense</b>	<b>291,650</b>
Water	220
Electricity	1,950
Gas	0
Sewer	110
Other utilities expense	0
<b>Utilities</b>	<b>2,280</b>
Maintenance Salaries	0
Maintenance Benefits: General	0
Materials	0
Garbage and Trash Disposal	0
Contract Costs	980
<b>Maintenance</b>	<b>980</b>
Insurance : Property	0
Insurance: General Liability	0
Insurance: Fidelity	120
Insurance: Worker's Compensation	790
Insurance: Other	0
<b>General Expense</b>	<b>910</b>
<b>Other General Expense</b>	<b>0</b>
	<b>TOTAL EXPENSES 295,820</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(63,760)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(63,760)</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	<b>(63,760)</b>





**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
CENTRAL OFFICE COST CENTER (207 ACCOUNTING)  
FY 2011 BUDGET**

REVENUE	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	220,510.00
Public Housing Bookkeeping Fees	39,990.00
Public Housing Asset Management Fee	55,240.00
Other Program Management Fees	30,730.00
Other Program Bookkeeping Fees	420.00
Housing Choice Voucher Program Management Fees	62,730.00
Housing Choice Voucher Program Bookkeeping Fees	39,210.00
Capital Fund Administrative Fee	19,130.00
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	0
Fee For Specialized Service - HVAC	0
Fee For Specialized Service - Plumbing	0
Fee For Specialized Service - Concrete Sidewalks	0
Fee For Specialized Service - Bulky Debris Pickup	0
Interest Income	0
Other Income	0
<b>TOTAL REVENUE</b>	<b>467,960</b>
EXPENSES	
Administrative Salaries	369,280
Administrative Benefits: General	110,700
Compensated Absences	3,210
Legal Fees	0
Staff Training	6,800
Travel / Meetings	2,060
Audit	0
Computer Support	56,340
Telephone	5,480
Office Supplies and Furnishings	3,500
Advertising and Marketing	1,500
Other Administrative Expenses (Sundry)	9,850
<b>Administrative Expense</b>	<b>568,720</b>
Water	990
Electricity	5,210
Gas	0
Sewer	310
Other utilities expense	0
<b>Utilities</b>	<b>6,510</b>
Maintenance Salaries	0
Maintenance Benefits: General	0
Materials	160
Garbage and Trash Disposal	0
Contract Costs	0
<b>Maintenance</b>	<b>160</b>
Insurance : Property	0
Insurance: General Liability	0
Insurance: Fidelity	280
Insurance: Worker's Compensation	1,980
Insurance: Other	0
<b>General Expense</b>	<b>2,260</b>
<b>Other General Expense</b>	<b>0</b>
<b>TOTAL EXPENSES</b>	<b>577,650</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(109,690)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(109,690)</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	<b>(109,690)</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
CENTRAL OFFICE COST CENTER (208 PURCHASING)  
FY 2011 BUDGET**

<b>REVENUE</b>	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	110,270
Public Housing Bookkeeping Fees	19,990
Public Housing Asset Management Fee	27,610
Other Program Management Fees	15,360
Other Program Bookkeeping Fees	210
Housing Choice Voucher Program Management Fees	31,370
Housing Choice Voucher Program Bookkeeping Fees	19,600
Capital Fund Administrative Fee	7,660
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	0
Fee For Specialized Service - HVAC	0
Fee For Specialized Service - Plumbing	0
Fee For Specialized Service - Concrete Sidewalks	0
Fee For Specialized Service - Bulky Debris Pickup	0
Interest Income	0
Other Income	0
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	<b>TOTAL REVENUE 232,070</b>
<b>EXPENSES</b>	
Administrative Salaries	183,840
Administrative Benefits: General	58,980
Compensated Absences	4,680
Legal Fees	0
Staff Training	1,370
Travel / Meetings	4,700
Audit	0
Computer Support	3,450
Telephone	2,930
Office Supplies and Furnishings	350
Advertising and Marketing	380
Other Administrative Expenses (Sundry)	3,600
<b>Administrative Expense</b>	<b>264,280</b>
Water	360
Electricity	3,260
Gas	9,290
Sewer	180
Other utilities expense	0
<b>Utilities</b>	<b>13,090</b>
Maintenance Salaries	0
Maintenance Benefits: General	0
Materials	550
Garbage and Trash Disposal	0
Contract Costs	5,780
<b>Maintenance</b>	<b>6,330</b>
Insurance : Property	440
Insurance: General Liability	30
Insurance: Fidelity	120
Insurance: Worker's Compensation	2,930
Insurance: Other	650
<b>General Expense</b>	<b>4,170</b>
<b>Other General Expense</b>	<b>0</b>
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<b>TOTAL EXPENSES</b>	<b>287,870</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(55,800)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(55,800)</b>
<b>Replacement Reserve</b>	<b>0</b>
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<b>NET INCOME, NET OF RESERVES</b>	<b>(55,800)</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
CENTRAL OFFICE COST CENTER (209 INFORMATION SYSTEMS)  
FY 2011 BUDGET**

<b>REVENUE</b>	
	<b>FY 2011 BUDGET</b>
Public Housing Management Fees	128,630
Public Housing Bookkeeping Fees	23,330
Public Housing Asset Management Fee	32,220
Other Program Management Fees	17,920
Other Program Bookkeeping Fees	250
Housing Choice Voucher Program Management Fees	36,590
Housing Choice Voucher Program Bookkeeping Fees	22,870
Capital Fund Administrative Fee	10,200
Fee For Specialized Service - Pest Control	0
Fee For Specialized Service - Interior Painting	0
Fee For Specialized Service - HVAC	0
Fee For Specialized Service - Plumbing	0
Fee For Specialized Service - Concrete Sidewalks	0
Fee For Specialized Service - Bulky Debris Pickup	0
Interest Income	0
Other Income	0
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<b>TOTAL REVENUE</b>	<b>272,010</b>
<b>EXPENSES</b>	
Administrative Salaries	207,450
Administrative Benefits: General	65,640
Compensated Absences	3,170
Legal Fees	0
Staff Training	4,660
Travel / Meetings	250
Audit	0
Computer Support	18,920
Telephone	13,000
Office Supplies and Furnishings	3,000
Advertising and Marketing	200
Other Administrative Expenses (Sundry)	2,040
<b>Administrative Expense</b>	<b>318,330</b>
Water	180
Electricity	3,580
Gas	0
Sewer	90
Other utilities expense	0
<b>Utilities</b>	<b>3,850</b>
Maintenance Salaries	0
Maintenance Benefits: General	0
Materials	0
Garbage and Trash Disposal	0
Contract Costs	0
<b>Maintenance</b>	<b>0</b>
Insurance : Property	0
Insurance: General Liability	0
Insurance: Fidelity	180
Insurance: Worker's Compensation	1,210
Insurance: Other	0
<b>General Expense</b>	<b>1,390</b>
<b>Other General Expense</b>	<b>0</b>
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<b>TOTAL EXPENSES</b>	<b>323,570</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(51,560)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(51,560)</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	<b>(51,560)</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION**  
**SECTION 8 PROGRAMS**  
**JULY 1, 2010 - JUNE 30, 2011**

**REVENUE**

HUD PHA Grants: Administrative Fees	\$2,000,150
HUD PHA Grants: FSS and Homeownership Grant	\$90,920
Homeownership Closing Fees	\$5,000
Other Income	0
Investment Income	4,000
Audit Reimbursement Income	5,500
Fraud Recovery Income	5,000

**TOTAL REVENUE** **\$2,110,570**

**EXPENSES**

Administrative Salaries	\$467,080
Administrative Benefits	\$180,260
Compensated Absences	\$7,820
Legal Fees	\$0
Staff Training	\$4,140
Travel	\$7,620
Audit	\$31,660
Telephone	\$36,010
Computer Support	\$23,030
Office Supplies and Furnishings	\$10,000
Printing and Duplication	\$15,100
Postage	\$15,250
Advertising and Marketing	\$500
Publications	\$650
Other Administrative Expenses	\$27,960
Inspection Costs	\$225,000
Management Fees	\$522,750
Bookkeeping Fees	\$326,720
<b>Administrative Expense</b>	<b>1,901,550</b>

FSS/Homeownership Salary	\$66,450
FSS/Homeownership Benefits	\$17,750
<b>Tenant Services Expenses</b>	<b>\$84,200</b>

Water	\$0
Electricity	\$0
Gas	\$0
Sewer	\$0
Other utilities expense	\$0
<b>Utilities</b>	<b>\$0</b>

Maintenance Salaries	\$3,490
Maintenance Benefits: General	\$1,520
Materials	\$1,200
Garbage and Trash Disposal	\$0
Contract Costs	\$3,550
<b>Maintenance</b>	<b>\$9,760</b>

Insurance : Property	\$0
Insurance: General Liability	\$11,220
Insurance: Fidelity	\$5,350
Insurance: Worker's Compensation	\$4,020
Insurance: Other	\$860
<b>General Expense</b>	<b>\$21,450</b>

**Other General Expense Portability Fees** **\$14,380**

**TOTAL EXPENSES** **\$2,031,340**

**NET INCOME (LOSS)** **\$79,230**



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION  
KNOXVILLE'S HOUSING DEVELOPMENT CORPORATION  
JULY 1, 2010 - JUNE 30, 2011**

REVENUE	KHDC	KHDC DUPLEXES	STATE OFFICE BUILDING	CHRISTENBERRY HEAD START	TOTAL
Tenant and Non-Dwelling Rental Income	\$30,200	\$108,920	\$395,800	\$162,930	\$697,850
Vacancy Loss	0	(4,860)	0	0	(\$4,860)
Investment Income	95,320	0	0	0	\$95,320
Tax Increment Revenue	162,890	0	0	0	\$162,890
<b>TOTAL REVENUE</b>	<b>\$288,410</b>	<b>\$104,060</b>	<b>\$395,800</b>	<b>\$162,930</b>	<b>\$951,200</b>

EXPENSES	KHDC	KHDC DUPLEXES	STATE OFFICE BUILDING	CHRISTENBERRY HEAD START	TOTAL
Administrative Salaries	\$19,900	\$23,690	\$0	\$0	\$43,590
Employee Benefits - Administrative	5,570	9,480	0	0	\$15,050
Other Operating - Administrative	348,600	14,990	28,600	0	\$392,190
Front Line Centralized Services	0	8,580	0	0	\$8,580
Management Fees	200,520	0	0	0	\$200,520
Pay for Performance	0	0	0	0	\$0
Travel	0	0	0	0	\$0
Utilities	0	1,440	0	0	\$1,440
Ordinary Maintenance and Operations	8,000	31,380	56,790	5,000	\$101,170
PILOT	0	0	0	0	\$0
Insurance	650	1,680	6,580	380	\$9,290
Collection Loss	0	500	0	0	\$500
Interest Expense	81,990	0	79,800	64,550	\$226,340
Other General	0	0	0	0	\$0
<b>TOTAL EXPENSES</b>	<b>\$665,230</b>	<b>\$91,740</b>	<b>\$171,770</b>	<b>\$69,930</b>	<b>\$998,670</b>

**NET INCOME (LOSS)** (\$376,820) \$12,320 \$224,030 \$93,000 (\$47,470)

OPERATING TRANSFERS	KHDC	KHDC DUPLEXES	STATE OFFICE BUILDING	CHRISTENBERRY HEAD START	TOTAL
Eastport School Rehab and New Construction	549,710	\$0	\$0	\$0	\$549,710
<b>TOTAL OPERATING TRANSFERS</b>	<b>\$549,710</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$549,710</b>

**INCOME (LOSS) AFTER TRANSFERS** (926,530) 12,320 224,030 93,000 (597,180)

**TRANSFER FROM RESERVES** 597,180

**NET DIFFERENCE** \$0



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION**  
**THE MANOR**  
**JULY 1, 2010 - JUNE 30, 2011**

<b>REVENUE</b>	
	<b>FY 2011 BUDGET</b>
Service Fees (Manor Fees) 39 units	231,660
Scholarship Loss - 6 tenants	(12,950)
Interest on Investments	2,480
Other Income	600
<b>TOTAL REVENUE</b>	
	<b>221,790</b>
<b>EXPENSES</b>	
Administrative Salaries	33,700
Administrative Benefits: General	10,950
Compensated Absences	1,890
Legal Fees	0
Staff Training	270
Travel / Meetings	100
Audit	0
Computer Service	750
Telephone	1,900
Office Supplies and Furnishings	350
Advertising and Marketing	1,130
Other Administrative Expenses (Sundry)	1,200
Administrative - Management Fees	5,620
Administrative - Bookkeeping Fees	3,510
Tenant Services	87,600
Food Costs	80,080
<b>Administrative Expense</b>	
	<b>229,050</b>
Water	0
Electricity	0
Gas	0
Sewer	0
Other utilities expense	0
<b>Utilities</b>	
	<b>0</b>
Maintenance Salaries	0
Maintenance Benefits: General	0
Materials	200
Garbage and Trash Disposal	0
Contract Costs	170
<b>Maintenance</b>	
	<b>370</b>
Insurance : Property	0
Insurance: General Liability	0
Insurance: Fidelity	90
Insurance: Worker's Compensation	160
Insurance: Other	0
<b>General Expense</b>	
	<b>250</b>
<b>Other General Expense</b>	
	<b>0</b>
<b>TOTAL EXPENSES</b>	
	<b>229,670</b>
<b>Net Income Before Operating Transfer to PH Operations</b>	<b>(7,880)</b>
<b>Operating Transfer to Public Housing Operations</b>	<b>0</b>
<b>Net Income</b>	<b>(7,880)</b>
<b>Replacement Reserve</b>	<b>0</b>
<b>NET INCOME, NET OF RESERVES</b>	
	<b>(7,880)</b>



**KNOXVILLE'S COMMUNITY DEVELOPMENT CORPORATION**  
**REDEVELOPMENT GENERAL PLANNING**  
**JULY 1, 2010 - JUNE 30, 2011**

<b>REVENUE</b>	
Funds from Leased Property	\$60,600
Investment Income	9,830
Project and TIF Fee Revenues	73,590
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<b>TOTAL REVENUE</b>	<b>\$144,020</b>
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<b>EXPENSES</b>	
Administrative Salaries	\$39,250
Employee Benefits - Administrative	15,700
Compensated Absences	900
Legal Expense	10,000
Training	260
Travel	230
Audit	580
Telephone	5,080
Office Supplies	850
Other Operating - Administrative	10,000
Administrative - Management Fee	49,910
Ordinary Maintenance and Operations: Materials	0
Ordinary Maintenance and Operations: Contract Costs	8,000
Utilities	1,120
Insurance	2,140
Other General Expense	0
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<b>TOTAL EXPENSES</b>	<b>\$144,020</b>
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<b>NET INCOME (LOSS)</b>	<b>\$0</b>

Note: The Redevelopment Program is a self-sustaining activity. All operating revenues for project administration are guaranteed by specific project activities. Departmental and agency redevelopment activities are supplemented, as required, from General Planning funds.

\* Salaries shown in this Budget represent an estimate of all direct salary charges.