

COMMUNITY HOUSING PARTNERSHIP OF WILLIAMSON COUNTY
Approved Budget July 2022 - June 2023

		Budget Without	Budget With	
	Budget Total	Donor Restrictions	Donor	Budget
	FY 21/22	FY 22/23	Restrictions FY	Total
Revenue			22/23	FY 22/23
4951 Homes Sales Revenue	\$2,147,154	\$1,800,000		\$1,800,000
4100 Rental Income	\$440,176	\$480,000		\$480,000
4105 Rental Late Fees	\$2,000	\$2,500		\$2,500
4200 Grants				\$0
4251 United Way - Homeless	\$10,000			\$0
4252 United Way - Rehab	\$42,000	\$4,160	\$45,840	\$50,000
4255 HUD CoC HMIS Grant	\$157,500			\$0
4263 HUD CoC Planning Grant	\$67,397			\$0
4298 THDA Emergency Services Grant	\$80,000			\$0
4247 CBDO	\$50,000			\$0
4248 CDBG	\$91,128	\$4,700	\$42,300	\$47,000
4270 HOME 2020 Grant - Walker Place	\$125,000			\$0
4254 USDA RD	\$96,000	\$19,000	\$76,000	\$95,000
4253 Williamson County Funds	\$38,800	\$38,800		\$38,800
4299 Other				\$0
4249 City of Franklin Charitable Grant	\$8,460	\$8,460		\$8,460
4282 TN Housing Trust Fund	\$33,000	\$22,000		\$22,000
4238 FEMA Phase 38	\$5,000			\$0
4380 Contributions General	\$12,000	\$50,000		\$50,000
4395 Sponsorships	\$100,000			\$0
4385 In-Kind Contributions	\$10,140	\$50,000		\$50,000
4400 Donations Equity				\$0
4900 Interest Income	\$1,000	\$1,000		\$1,000
4940 Unrealized Gain/Loss Investment				\$0
5195 Development Income				\$0
4955 Homebuyers Counseling	\$35,000	\$18,000		\$18,000
Total Revenue	\$3,551,755	\$2,498,620	\$164,140	\$2,662,760
EXPENSES				
6951 Cost of Homes Sold	\$1,960,923.00	\$1,300,000.00		\$1,300,000.00
6100 Office Expenses & Supplies	\$7,500.00	\$7,500.00		\$7,500.00
6110 Postage	\$300.00	\$300.00		\$300.00
6115 Telephone	\$10,000.00	\$10,000.00		\$10,000.00
6125 Marketing	\$24,000.00	\$24,000.00		\$24,000.00
6130 Computer Acces./Mainten.	\$16,500.00	\$25,000.00		\$25,000.00
6135 Meetings and Conferences	\$6,350.00	\$6,350.00		\$6,350.00
6140 Cleaning Service	\$648.00	\$648.00		\$648.00
6145 Membership Expense	\$5,000.00	\$6,000.00		\$6,000.00
6150 Professional Fees	\$50,340.00	\$75,000.00		\$75,000.00
6180 Training	\$25,000.00	\$25,000.00		\$25,000.00
6200 Insurance	\$32,313.40	\$35,000.00		\$35,000.00
6300 Loan Cost				\$0.00
6400 Equipment Purc/Rental/Main	\$1,000.00	\$7,500.00		\$7,500.00
6500 Payroll	\$530,600.00	\$538,267.00		\$538,267.00
6525 Payroll Taxes	\$46,763.00	\$48,058.00		\$48,058.00
6535 Employee Benefits	\$74,530.00	\$75,413.00		\$75,413.00
6505 Bonuses	\$30,000.00	\$45,000.00		\$45,000.00
6540 Staff appreciation	\$5,000.00	\$5,000.00		\$5,000.00
6545 Mileage	\$2,500.00	\$2,500.00		\$2,500.00
6705 Rental Homeowner Fees	\$19,186.20	\$18,000.00		\$18,000.00
6710 Rental Interest	\$30,000.00	\$30,000.00		\$30,000.00
6715 Rental M & R	\$80,000.00	\$80,000.00		\$80,000.00
6720 Rental Taxes	\$20,000.00	\$30,000.00		\$30,000.00
6725 Rental Utilities (expense)	\$11,000.00	\$11,000.00		\$11,000.00
6900 Donation (Expense)	\$3,000.00	\$3,000.00		\$3,000.00
6905 Community Services				\$0.00
690551 United Way - Homeless	\$9,200.00			\$0.00
690552 United Way - Rehab	\$38,640.00		45,840.00	\$45,840.00
690598 THDA Emergency Services Grant	\$80,000.00			\$0.00
690547 CBDO	\$50,000.00			\$0.00
690548 CDBG	\$77,459.00		42,300.00	\$42,300.00
690570 HOME 2020 Grant - Walker Place	\$0.00			\$0.00
690554 USDA RD	\$80,000.00		76,000.00	\$76,000.00
690553 Williamson County Funds	\$0.00			\$0.00
690599 Other	\$0.00			\$0.00
690549 City of Franklin Charitable Grant	\$0.00			\$0.00
690582 TN Housing Trust Fund	\$0.00			\$0.00
690538 FEMA Phase 38 - Homeless	\$5,000.00			\$0.00
6915 Bank Charges	\$3,500.00	\$3,000.00		\$3,000.00
6920 Interest expense	\$75,000.00			\$0.00
6990 Miscellaneous Expense	\$10,500.00	\$10,500.00		\$10,500.00
6999 Uncategorized Expense	\$7,000.00			\$0.00
Bad Debt Expense		\$24,000.00		\$24,000.00
Rental N/P - Principal Payments	\$75,000.00			\$0.00
Warranty Items on Completed CIP	\$4,000.00			\$0.00
Match (in-kind non cash)	\$10,140.00	\$10,140.00		\$10,140.00
Total Expenses	\$3,517,892.60	\$2,456,176	\$164,140	\$2,620,316
Operating Surplus/Deficit		\$42,444		\$42,444