

**HOUSING AUTHORITY OF THE TOWN OF EATON  
RESOLUTION NO. 2022-01**

**RESOLUTION ADOPTING A BUDGET FOR THE HOUSING AUTHORITY OF THE  
TOWN OF EATON FOR THE CALENDAR YEAR BEGINNING ON JANUARY 1, 2023  
AND ENDING ON DECEMBER 31, 2023**

**WHEREAS**, the Housing Authority of the Town of Eaton is a lawfully-established housing authority in the boundaries of the Town of Eaton; and

**WHEREAS**, the Board of Directors of the Housing Authority of the Town of Eaton (“Board”) appointed the Town of Eaton’s Finance Director (“Finance Director”) to prepare a budget for the calendar year beginning on January 1, 2023 and ending on December 31, 2023 (“2023 Budget”); and

**WHEREAS**, the Finance Director submitted the proposed 2023 Budget to the Board for its review and consideration; and

**WHEREAS**, upon due and proper notice, published or posted in accordance with the law, a public hearing was held on December 8, 2022, and interested taxpayers were given the opportunity to file or register any objections to the 2023 Budget; and

**WHEREAS**, the 2023 Budget was prepared to comply with all lawful requirements of Colorado law.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE HOUSING AUTHORITY OF THE TOWN OF EATON THAT:**

**Section 1:** The estimated expenditures for the General Fund are \$591,717.

**Section 2:** The estimated revenues and fund balance reserves for the General Fund are \$1,339,914.

**Section 3:** The 2023 Budget as submitted and summarized above is hereby approved and adopted as the budget of the Housing Authority of the Town of Eaton for the 2023 calendar year.

**Section 4:** Funds are appropriated and authorized to be expended as set forth in the 2023 Budget.

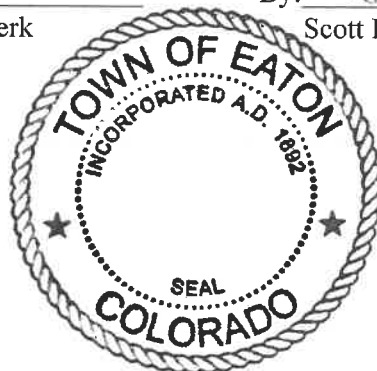
PASSED, SIGNED, APPROVED, AND ADOPTED this 8<sup>th</sup> day of December, 2022.

**HOUSING AUTHORITY OF THE TOWN  
OF EATON**

**ATTEST:**

By: Margaret Jane Winter  
Margaret Jane Winter, Town Clerk

By: Scott E. Moser  
Scott E. Moser, Chairperson



**EATON HOUSING AUTHORITY**  
**2023 BUDGET**

	2020 ACTUAL	2021 ACTUAL	2022 ESTIMATE	2023 BUDGET	2024 PROJECTED
<b>REVENUES:</b>					
TENANT RENTS	\$248,959	\$245,820	\$210,368	\$255,653	\$265,879
HUD SUBSIDIES	279,031	266,218	257,900	\$276,867	\$287,941
INTEREST INCOME	231	181	109	230	\$230
LAUNDRY & MISC	3,464	3,436	3,500	3,500	\$3,500
<b>SUBTOTAL</b>	<b>531,684</b>	<b>515,655</b>	<b>471,877</b>	<b>536,250</b>	<b>557,550</b>
JANUARY 1 BALANCE	646,503	803,467	869,708	803,664	748,196
<b>TOTAL AVAILABLE FUNDS</b>	<b>\$1,178,187</b>	<b>\$1,319,122</b>	<b>\$1,341,585</b>	<b>\$1,339,914</b>	<b>\$1,305,747</b>
<b>EXPENDITURES:</b>					
<b>O &amp; M EXPENSES</b>					
MAINTENANCE PAYROLL	\$107,929	\$106,270	\$84,647	\$78,308	80,657
FUEL			1,300	1,378	1,419
MAINTENANCE SUPPLIES	13,170	20,000	18,000	25,440	26,203
MAINTENANCE CONTRACTS	58,386	74,000	60,000	78,440	80,793
SNOW REMOVAL	5,007	8,000	6,600	7,500	7,725
GROUNDS MAINTENANCE	13,697	14,000	13,000	25,705	26,476
CAPITAL IMPROVEMENTS	8,800	24,000	30,000	50,000	-
CAPITAL EQUIPMENT		25,000	10,000	10,600	10,918
<b>TOTAL O &amp; M EXPENSES</b>	<b>\$206,988</b>	<b>\$271,270</b>	<b>\$223,547</b>	<b>\$277,371</b>	<b>\$234,192</b>
<b>UTILITY EXPENSES</b>					
ELECTRICITY	\$35,516	\$36,000	\$41,132	\$41,340	42,580
WATER	16,584	\$21,500	\$26,148	\$28,763	29,626
SEWER	21,015		\$21,500	\$23,650	24,360
GAS	10,236	\$20,600	\$18,425	\$19,346	19,927
TRASH REMOVAL	3,106	\$3,106	\$3,608	\$4,077	4,199
TELEPHONE	793	\$670	\$1,899	\$1,994	2,054
<b>TOTAL UTILITY EXPENSE</b>	<b>\$87,250</b>	<b>\$81,876</b>	<b>\$112,712</b>	<b>\$119,170</b>	<b>\$122,745</b>

	2020 ACTUAL	2021 ACTUAL	2022 ESTIMATE	2023 BUDGET	2024 PROJECTED
<b>ADMINISTRATIVE EXPENSES</b>					
MANAGEMENT PAYROLL	\$32,335	\$31,205	\$60,264	\$48,410	\$49,862
SHO FEES				7,200	7,416
MANAGEMENT FEES			15,078	19,945	20,544
CONSULTING FEES			9,600	19,200	19,776
PROFESSIONAL SERVICES	8,272	13,000	36,804	37,908	39,045
OFFICE SUPPLIES	0	500	4,268	4,268	4,396
EMPLOYEE BENEFITS	20,594	29,563	55,215	32,947	33,935
IT		1,500	294	1,590	1,638
OTHER ADMIN EXPENSES	3,274	2,600	3,401	4,000	4,120
TRAINING	0		448	1,060	1,092
OFFICE EQUIPMENT	500	2,000	0	1,060	\$1,092
<b>TOTAL ADMIN EXPENSES</b>	<b>\$64,975</b>	<b>\$80,368</b>	<b>\$185,373</b>	<b>\$177,588</b>	<b>\$182,915</b>
<b>INSURANCE EXPENSE</b>					
WORKER'S COMPENSATION	-\$130	\$4,000	\$3,709	\$3,709	\$3,709
PROPERTY & LIABILITY	15,638	\$11,900	\$12,579	\$13,880	\$14,991
<b>TOTAL INSURANCE EXPENSE</b>	<b>\$15,508</b>	<b>\$15,900</b>	<b>\$16,288</b>	<b>\$17,589</b>	<b>\$18,700</b>
<b>TOTAL EXPENDITURES</b>	<b>\$374,721</b>	<b>\$449,414</b>	<b>\$537,920</b>	<b>\$591,717</b>	<b>\$568,552</b>
<b>ENDING FUND BALANCE</b>	<b>\$803,467</b>	<b>\$869,708</b>	<b>\$803,664</b>	<b>\$748,196</b>	<b>\$747,195</b>