## Housing Authority of the City of Torrance Financial Data Schedules As of and for the Year Ended June 30, 2022 with Independent Auditor's Report





Housing Authority of the City of Torrance Financial Data Schedules As of and for the Year Ended June 30, 2022 Independent Auditor's Report



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### Independent Auditor's Report on Supplementary Information

## The Honorable City Council of the City of Torrance Torrance, California

guez 4 Company LLP

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Torrance, California (City) as of and for the year ended June 30, 2022, and the related notes to the basic financial statements, which collectively comprise the City's basic financial statements and have issued our report thereon dated December 19, 2022, which contained unmodified opinions on those financial statements. Our audit was conducted for the purpose of forming opinions on the financial statements as a whole. We have not performed any procedures with respect to the audited financial statements subsequent to December 19, 2022.

The accompanying Financial Data Schedules of the Housing Authority of the City of Torrance, a component unit of the City, are presented for purposes of additional analysis as required by the U.S. Department of Housing and Urban Development and are not a required part of the basic financial statements. The Financial Data Schedules are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

This report is intended for the information and use of management, the City Council, others within the City, federal awarding agencies and pass-through entities and is not intended to be and should not be used by anyone other than these specified parties.

Glendale, California December 19, 2022

RSM US Alliance

		1		
	14.871	14.HCC	14.EHV	
	Housing	HCV	Emergency	
	Choice	CARES Act	Housing	
	Vouchers	Funding	Voucher	Total
111 Cash - Unrestricted	\$ 314,702		\$ 48,855	\$ 363,557
112 Cash - Restricted - Modernization and	,		,	,
Development				
113 Cash - Other Restricted	150,878		105,004	255,882
114 Cash - Tenant Security Deposits				
115 Cash - Restricted for Payment of Current				
Liabilities	10,804		496	11,300
100 Total Cash	476,384	-	154,355	630,739
	,		,	,
121 Accounts Receivable - PHA Projects				
122 Accounts Receivable - HUD Other Projects				
124 Accounts Receivable - Other Government			200	200
125 Accounts Receivable - Miscellaneous				
126 Accounts Receivable - Tenants				
126.1 Allowance for Doubtful Accounts - Tenants				
126.2 Allowance for Doubtful Accounts - Other				
127 Notes, Loans, & Mortgages Receivable - Current				
128 Fraud Recovery				
128.1 Allowance for Doubtful Accounts - Fraud				
129 Accrued Interest Receivable				
120 Total Receivables, Net of Allowances for				
Doubtful Accounts			200	200
131 Investments - Unrestricted				
132 Investments - Restricted				
135 Investments - Restricted for Payment of				
Current Liability				
142 Prepaid Expenses and Other Assets				
143 Inventories				
143.1 Allowance for Obsolete Inventories				
144 Inter Program Due From				
145 Assets Held for Sale				
150 Total Current Assets	476,384	-	154,555	630,939
161 Land				
162 Buildings				
163 Furniture, Equipment & Machinery - Dwellings				
164 Furniture, Equipment & Machinery -				
Administration				
165 Leasehold Improvements				
166 Accumulated Depreciation				
167 Construction in Progress				
168 Infrastructure				
160 Total Capital Assets, Net of Accumulated				
Depreciation				

14.871			1	•	1
Choice   CARES Act   Housing   Total		14.871	14.HCC	14.EHV	
Choice		Housing	HCV	Emergency	
171   Notes, Loans and Mortgages Receivable -   Non-Current   \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$		_	CARES Act		
Non-Current		Vouchers	Funding	Voucher	Total
172 Notes, Loans, & Mortgages Receivable - Non Current - Past Due       173 Grants Receivable - Non Current         173 Grants Receivable - Non Current       174 Other Assets         176 Investments in Joint Ventures       180 Total Non-Current Assets         200 Deferred Outflow of Resources       118,605         290 Total Assets and Deferred Outflow of Resources       594,989         311 Bank Overdraft       1,377         312 Accounts Payable <= 90 Days	171 Notes, Loans and Mortgages Receivable -		, and the second		
Non Current - Past Due		\$	\$	\$	\$
173 Grants Receivable - Non Current 174 Other Assets 176 Investments in Joint Ventures 180 Total Non-Current Assets 200 Deferred Outflow of Resources 201 Total Assets and Deferred Outflow of Resources 202 Total Assets and Deferred Outflow of Resources 203 Total Assets and Deferred Outflow of Resources 204 Total Assets and Deferred Outflow of Resources 205 Total Assets and Deferred Outflow of Resources 206 Total Assets and Deferred Outflow of Resources 207 Total Assets and Deferred Outflow of Resources 208 Total Assets and Deferred Outflow of Resources 209 Total Assets and Deferred Outflow of Resources 200 Total Assets and Deferred Outflow of Resources 200 Total Assets and Deferred Outflow of Resources 201 Total Assets and Deferred Outflow of Resources 202 Total Assets and Deferred Outflow of Resources 203 Accounts Payable < 90 Days Past Due Resources 204 Accrued Wage/Payroll Taxes Payable 205 Accrued Wage/Payroll Taxes Payable 207 Accrued Contingency Liability 207 Accrued Contingency Liability 208 Accrued Contingency Liability 208 Accrued Contingency Liability 209 Accrued Contingency Liability 209 Accrued Contingency Liability 200 Accrued Contingency Liability 201 Accounts Payable - HUD PHA Programs 202 Accounts Payable - HUD PHA Programs 203 Accounts Payable - Other Government 209 Accrued Liability Projects 209 29,099 209,099	172 Notes, Loans, & Mortgages Receivable -				
174 Other Assets       176 Investments in Joint Ventures         180 Total Non-Current Assets       180 Total Non-Current Assets         200 Deferred Outflow of Resources       118,605         290 Total Assets and Deferred Outflow of Resources       594,989         311 Bank Overdraft       154,555         312 Accounts Payable <= 90 Days					
176   Investments in Joint Ventures					
180 Total Non-Current Assets	174 Other Assets				
200   Deferred Outflow of Resources   118,605     118,605	176 Investments in Joint Ventures				
290   Total Assets and Deferred Outflow of Resources   594,989   - 154,555   749,544	180 Total Non-Current Assets				
290   Total Assets and Deferred Outflow of Resources   594,989   - 154,555   749,544	200 Defermed Outflow of December	110.005			110.005
Resources   594,989   - 154,555   749,544	200 Deferred Outflow of Resources	118,605			118,605
311   Bank Overdraft   312   Accounts Payable <= 90 Days   1,377   1,377   1,377   313   Accounts Payable >90 Days Past Due   321   Accrued Wage/Payroll Taxes Payable   8,630   355   8,985   322   Accrued Compensated Absences - Current Portion   234   Accrued Contingency Liability   325   Accrued Interest Payable   331   Accounts Payable - HUD PHA Programs   332   Account Payable - PHA Projects   333   Accounts Payable - Other Government   797   141   938   341   Tenant Security Deposits   342   Unearned Revenue   29,099   29,099   343   Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue   344   Current Portion of Long-term Debt - Operating Borrowings   345   Other Current Liabilities   346   Accrued Liabilities - Other   348   Loan Liability - Current   340   Account Liability - Current   340   Account Liability - Current   340   Account Liabilities   340   Account Liability - Current   340   Account Liabilities   340	290 Total Assets and Deferred Outflow of				
311   Bank Overdraft   312   Accounts Payable <= 90 Days   1,377   1,377   1,377   313   Accounts Payable >90 Days Past Due   321   Accrued Wage/Payroll Taxes Payable   8,630   355   8,985   322   Accrued Compensated Absences - Current Portion   234   Accrued Contingency Liability   325   Accrued Interest Payable   331   Accounts Payable - HUD PHA Programs   332   Account Payable - PHA Projects   333   Accounts Payable - Other Government   797   141   938   341   Tenant Security Deposits   342   Unearned Revenue   29,099   29,099   343   Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue   344   Current Portion of Long-term Debt - Operating Borrowings   345   Other Current Liabilities   346   Accrued Liabilities - Other   348   Loan Liability - Current   340   Account Liability - Current   340   Account Liability - Current   340   Account Liabilities   340   Account Liability - Current   340   Account Liabilities   340	Resources	594.989	_	154.555	749.544
312 Accounts Payable <= 90 Days		, , , , , , , , ,		, , , , , ,	-,-
313 Accounts Payable > 90 Days Past Due         321 Accrued Wage/Payroll Taxes Payable         8,630         355         8,985           322 Accrued Compensated Absences - Current Portion         324 Accrued Contingency Liability         325         326         327         328         328         329	311 Bank Overdraft				
321 Accrued Wage/Payroll Taxes Payable       8,630       355       8,985         322 Accrued Compensated Absences - Current Portion	312 Accounts Payable <= 90 Days	1,377			1,377
322 Accrued Compensated Absences - Current Portion  324 Accrued Contingency Liability  325 Accrued Interest Payable 331 Accounts Payable - HUD PHA Programs  332 Account Payable - PHA Projects  333 Accounts Payable - Other Government  341 Tenant Security Deposits  342 Unearned Revenue  343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  310 Total Current Liabilities  324 Accrued Contingency Liabilities  325 Accrued Liabilities  326 Accrued Liabilities  327 Accounts Payable  328 Accounts Payable  329,099  329	313 Accounts Payable >90 Days Past Due				
Portion  324 Accrued Contingency Liability  325 Accrued Interest Payable  331 Accounts Payable - HUD PHA Programs  332 Account Payable - PHA Projects  333 Accounts Payable - Other Government  341 Tenant Security Deposits  342 Unearned Revenue  343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  324 Accrued Contingency Liability - Current  325 Accrued Liabilities - Department  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  359 Accrued Contingency Liabilities  360 Accrued Liabilities - Other  370 Total Current Liabilities  381 Total Current Liabilities  382 Accounts Payable - HUD PHA Programs  383 Accounts Payable - HUD PHA Programs  394 PhA Projects/Mortgage Revenue  395 Accounts Payable - HUD PHA Programs  396 Accounts Payable - HUD PHA Programs  397 141 938  398 29,099 29,099  399	321 Accrued Wage/Payroll Taxes Payable	8,630		355	8,985
324 Accrued Contingency Liability 325 Accrued Interest Payable 331 Accounts Payable - HUD PHA Programs 332 Account Payable - PHA Projects 333 Accounts Payable - Other Government 341 Tenant Security Deposits 342 Unearned Revenue 343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue 344 Current Portion of Long-term Debt - Operating Borrowings 345 Other Current Liabilities 346 Accrued Liabilities - Other 347 Inter Program - Due To 348 Loan Liability - Current 310 Total Current Liabilities  10,804 - 29,595 40,399	322 Accrued Compensated Absences - Current				
325 Accrued Interest Payable 331 Accounts Payable - HUD PHA Programs 332 Account Payable - PHA Projects 333 Accounts Payable - Other Government 344 Tenant Security Deposits 345 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue 346 Current Liabilities 347 Inter Program - Due To 348 Loan Liability - Current 310 Total Current Liabilities 340 Accounts Payable - HUD PHA Programs 341 Tenant Security Deposits 342 Unearned Revenue 343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue 344 Current Portion of Long-term Debt - Operating Borrowings 345 Other Current Liabilities 346 Accrued Liabilities - Other 347 Inter Program - Due To 348 Loan Liability - Current 340 Total Current Liabilities 340 Total Current Liabilities 341 Tenant Security Deposits 342 Unearned Revenue 344 Unearned Revenue 345 Other Current Liabilities 346 Accrued Liabilities - Other 347 Inter Program - Due To 348 Loan Liability - Current 349 Total Current Liabilities 340 Total Current Liabilities	Portion				
331 Accounts Payable - HUD PHA Programs  332 Account Payable - Other Government  333 Accounts Payable - Other Government  344 Tenant Security Deposits  345 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liabilities  340 Accounts Payable - HUD PHA Programs  341 Tenant Security Deposits  342 Unearned Revenue  29,099 29,099  29,099	324 Accrued Contingency Liability				
332 Account Payable - PHA Projects       141       938         333 Accounts Payable - Other Government       797       141       938         341 Tenant Security Deposits       29,099       29,099         342 Unearned Revenue       29,099       29,099         343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue       9       9         344 Current Portion of Long-term Debt - Operating Borrowings       9       9         345 Other Current Liabilities       9       9         346 Accrued Liabilities - Other       9       9         347 Inter Program - Due To       9       9         348 Loan Liability - Current       10,804       -       29,595       40,399	325 Accrued Interest Payable				
333 Accounts Payable - Other Government       797       141       938         341 Tenant Security Deposits       29,099       29,099         342 Unearned Revenue       29,099       29,099         343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue       9       9         344 Current Portion of Long-term Debt - Operating Borrowings       9       9         345 Other Current Liabilities       9       9         346 Accrued Liabilities - Other       9       9         347 Inter Program - Due To       9       9         348 Loan Liability - Current       10,804       -       29,595       40,399	331 Accounts Payable - HUD PHA Programs				
341 Tenant Security Deposits  342 Unearned Revenue  343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  340 29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099  29,099	332 Account Payable - PHA Projects				
342 Unearned Revenue 29,099 29,099  343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities 10,804 - 29,595 40,399	333 Accounts Payable - Other Government	797		141	938
343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  10,804  - 29,595  40,399	341 Tenant Security Deposits				
Projects/Mortgage Revenue  344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  10,804 - 29,595 40,399	342 Unearned Revenue			29,099	29,099
344 Current Portion of Long-term Debt - Operating Borrowings  345 Other Current Liabilities  346 Accrued Liabilities - Other  347 Inter Program - Due To  348 Loan Liability - Current  310 Total Current Liabilities  10,804 - 29,595 40,399	343 Current Portion of Long-term Debt - Capital				
Borrowings	Projects/Mortgage Revenue				
345 Other Current Liabilities	344 Current Portion of Long-term Debt - Operating				
345 Other Current Liabilities					
347 Inter Program - Due To       348 Loan Liability - Current         310 Total Current Liabilities       10,804       - 29,595       40,399					
347 Inter Program - Due To       348 Loan Liability - Current         310 Total Current Liabilities       10,804       - 29,595       40,399	346 Accrued Liabilities - Other				
348 Loan Liability - Current         10,804         - 29,595         40,399	347 Inter Program - Due To				
310 Total Current Liabilities 10,804 - 29,595 40,399					
		10,804	-	29,595	

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	14.871	14.HCC	14.EHV	
	Housing	HCV	Emergency	
	Choice	CARES Act	Housing	
	Vouchers	Funding	Voucher	Total
351 Long-term Debt, Net of Current - Capital				
Projects/Mortgage Revenue	\$	\$	\$	\$
352 Long-term Debt, Net of Current - Operating Borrowings				
353 Non-current Liabilities - Other				
354 Accrued Compensated Absences -				
Non Current				
355 Loan Liability - Non Current				
356 FASB 5 Liabilities				
357 Accrued Pension and OPEB Liabilities	10,181			10,181
350 Total Non-Current Liabilities	10,181			10,181
300 Total Liabilities	20,985		29,595	50,580
400 Deferred Inflow of Resources	475,350			475,350
Deterred fillion of Accounces	170,000			470,000
508.4 Net Investment in Capital Assets				
511.4 Restricted Net Position	150,878		105,004	255,882
512.4 Unrestricted Net Position	(52,224)		19,956	(32,268)
513 Total Equity - Net Assets / Position	98,654		124,960	223,614
600 Total Liabilities, Deferred Inflows of			1.	
Resources and Equity - Net	\$ 594,989	-	\$ 154,555	\$ 749,544

(Concluded)

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	14.871		14.EHV	
	Housing	14.HCC HCV	Emergency	
	Choice	CARES Act	Housing	
	Vouchers	Funding	Voucher	Total
70300 Net Tenant Rental Revenue	\$	\$	\$	\$
70400 Tenant Revenue - Other				
70500 Total Tenant Revenue				
70600 HUD PHA Operating Grants	6,468,084	161,270	214,803	6,844,157
70610 Capital Grants				
70710 Management Fee				
70720 Asset Management Fee				
70730 Book Keeping Fee				
70740 Front Line Service Fee				
70750 Other Fees				
70700 Total Fee Revenue				
70800 Other Government Grants				
71100 Investment Income - Unrestricted	3,219		834	4,053
71200 Mortgage Interest Income				·
71300 Proceeds from Disposition of Assets Held				
for Sale				
71310 Cost of Sale of Assets				
71400 Fraud Recovery	19,481			19,481
71500 Other Revenue	10,101			.0,.0.
71600 Gain or Loss on Sale of Capital Assets				
72000 Investment Income - Restricted				
70000 Total Revenue	6,490,784	161,270	215,637	6,867,691
	2,100,101	,		2,000,000
91100 Administrative Salaries	191,590	68,509	5,602	265,701
91200 Auditing Fees	3,583	, , , , , , , , , , , , , , , , , , , ,	-,	3,583
91300 Management Fee	-,			,
91310 Book-keeping Fee				
91400 Advertising and Marketing				
91500 Employee Benefit contributions -				
Administrative	79,500	90,636	4,916	175,052
91600 Office Expenses	40.682	00,000	1,010	40.682
91700 Legal Expense	10,000			,
91800 Travel				
91810 Allocated Overhead	137,159		2,552	139,711
91900 Other	6,643		28,651	35,294
91000 Total Operating - Administrative	459,157	159,145	41,721	660,023
- Cook operating ranning attraction	100,101	100,110	,	000,020
92000 Asset Management Fee				
92100 Tenant Services - Salaries				
92200 Relocation Costs				
92300 Employee Benefit Contributions - Tenant				
Services				
92400 Tenant Services - Other				
92500 Total Tenant Services				
		1		·

14.B71		1	1	1	
Choice   CARES Act   Housing   Voucher   S   S   S   S   S   S   S   S   S		14.871		14.EHV	
Vouchers   Funding   Voucher   Total		Housing	14.HCC HCV	Emergency	
93100   Water   \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$		Choice	CARES Act	Housing	
93200 Electricity 93300 Gas 93400 Fuel 93500 Labor 93600 Sewer 93700 Employee Benefit Contributions - Utilities 93800 Total Utilities Expense 93700 Total Utilities Expense 94100 Ordinary Maintenance and Operations - Labor 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Protective Semployee Benefit Contributions - Ordinary Maintenance and Operations Contracts 94500 Employee Benefit Contributions - Ordinary Maintenance - 2,125 - 2,125 94500 Total Maintenance 2,125 - 2,125 95100 Protective Services - Other Contract Costs 95200 Protective Services - Other Ordinary Services - Other Services - Other Services - Other 95500 Employee Benefit Contributions - Protective Services - Other 95500 Employee Benefit Contributions - Protective Services - 95000 Total Protective Services - Other 96100 Employee Benefit Contributions - Protective Services - 96100 Total Insurance - 96100 Total insurance Premiums - 96200 Other General Expenses - 96300 Payments in Lieu of Taxes - 96300 Payments in Lieu of Taxes - 96300 Bad debt - Mortgages - 96300 Bad debt - Tother - 96300 Severance Expense - 96300 Total Other General Expenses - 96300 Total		Vouchers	Funding	Voucher	Total
93300 Gas	93100 Water	\$			\$
93400 Fuel	93200 Electricity				
93500 Labor 93600 Sewer 93700 Employee Benefit Contributions - Utilities 93800 Other Utilities Expense 93000 Total Utilities 94100 Ordinary Maintenance and Operations - Labor 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations Contracts 94500 Employee Benefit Contributions - Ordinary Maintenance 94000 Total Maintenance 94000 Total Maintenance 94000 Total Maintenance 95200 Protective Services - Labor 95200 Protective Services - Other Contract Costs 95300 Protective Services - Other Contract Costs 95000 Total Protective Services - Other Contract Costs 95000 Total Protective Services 95000 Total Protective Services 96000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96201 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Mortgages 96600 Bad debt - Tenant Rents 96800 Severance Expense 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	93300 Gas				
93300 Sewer 93700 Employee Benefit Contributions - Utilities 93800 Other Utilities Expense 93000 Total Utilities 94100 Ordinary Maintenance and Operations - Labor 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Employee Benefit Contributions - Ordinary Maintenance 94000 Total Maintenance 94000 Total Maintenance 94000 Total Maintenance 94000 Total Maintenance 95200 Protective Services - Labor 95200 Protective Services - Other Contract Costs 95300 Protective Services - Other 95200 Employee Benefit Contributions - Protective Services 95000 Total Protective Services 96100 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96200 Other General Expenses 96200 Other General Expenses 96200 Dad debt - Mortgages 96300 Payments in Lieu of Taxes 96400 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	93400 Fuel				
93700 Employee Benefit Contributions - Utilities 93800 Other Utilities Expense 93000 Total Utilities 94100 Ordinary Maintenance and Operations - Labor 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations Contracts 94500 Employee Benefit Contributions - Ordinary Maintenance 94000 Total Maintenance 95000 Protective Services - Labor 95200 Protective Services - Other Ontract Costs 95300 Protective Services - Other Ontract Costs 95000 Total Protective Services - Other Protective Services 95000 Total Protective Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96200 Other General Expenses 96200 Other General Expenses 96200 Bad debt - Mortgages 96300 Bad debt - Tenant Rents 96300 Bad debt - Other 96300 Total Other General Expense	93500 Labor				
93000 Other Utilities Expense 93000 Total Utilities 94100 Ordinary Maintenance and Operations - Labor 94200 Ordinary Maintenance and Operations - Materials and Other 94200 Ordinary Maintenance and Operations - 2,125 94300 Ordinary Maintenance and Operations Contracts 94500 Employee Benefit Contributions - Ordinary Maintenance 94000 Total Maintenance 94000 Total Maintenance 95200 Protective Services - Labor 95200 Protective Services - Other Contract Costs 95300 Protective Services - Other 95200 Employee Benefit Contributions - Protective Services 95000 Total Protective Services - Other 95500 Total Protective Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenart Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96710 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	93600 Sewer				
93000 Total Utilities  94100 Ordinary Maintenance and Operations - Labor  94200 Ordinary Maintenance and Operations - Materials and Other 2,125 2,125  94300 Ordinary Maintenance and Operations - Contracts  94500 Employee Benefit Contributions - Ordinary Maintenance - 2,125 - 2,125  94000 Total Maintenance - 2,125 - 2,125  95100 Protective Services - Labor  95200 Protective Services - Other Contract Costs  95300 Protective Services - Other Contract Costs  95500 Employee Benefit Contributions - Protective Services - Other Ordinary Services - Other Ordinary Services  96110 Property Insurance  96110 Property Insurance  96110 Property Insurance  96110 Insurance Premiums  96200 Other General Expenses  96210 Compensated Absences  96300 Payments in Lieu of Taxes  96400 Bad debt - Tenant Rents  96500 Bad debt - Other  96800 Severance Expense  96710 Interest on Notes Payable (Short and Long Term)  96720 Interest on Notes Payable (Short and Long Term)  96730 Amortization of Bond Issue Costs	93700 Employee Benefit Contributions - Utilities				
94100					
94200 Ordinary Maintenance and Operations - Materials and Other         2,125         2,125           94300 Ordinary Maintenance and Operations Contracts         -         2,125           94500 Employee Benefit Contributions - Ordinary Maintenance         -         2,125         -           94000 Total Maintenance         -         2,125         -         2,125           95100 Protective Services - Labor         -         2,125         -         2,125           95200 Protective Services - Other         -         -         -         2,125           95300 Protective Services - Other         -         -         -         -         2,125           95300 Protective Services - Other         -         -         -         -         -         -         -         -         -         2,125         -         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125         -         2,125					
94200 Ordinary Maintenance and Operations - Materials and Other         2,125         2,125           94300 Ordinary Maintenance and Operations Contracts         -         2,125           94500 Employee Benefit Contributions - Ordinary Maintenance         -         2,125         -           94000 Total Maintenance         -         2,125         -         2,125           95100 Protective Services - Labor         -         2,125         -         2,125           95200 Protective Services - Other         -         -         -         -         2,125           95300 Protective Services - Other         -         -         -         -         -         -         2,125         -					
Materials and Other         2,125         2,125           94300 Ordinary Maintenance and Operations Contracts         -         -           94500 Employee Benefit Contributions - Ordinary Maintenance         -         2,125           94000 Total Maintenance         -         2,125         -           95100 Protective Services - Labor         -         2,125         -         2,125           95200 Protective Services - Other Contract Costs         -         -         -         -         -         2,125         -         2,1					
94300 Ordinary Maintenance and Operations Contracts  94500 Employee Benefit Contributions - Ordinary Maintenance  94000 Total Maintenance  95200 Protective Services - Labor  95200 Protective Services - Other Contract Costs 95300 Protective Services - Other 95500 Employee Benefit Contributions - Protective Services  95000 Total Protective Services  96110 Property Insurance 96120 Liability Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums  96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Tenant Rents 96600 Bad debt - Mortgages 96600 Bad debt - Mortgages 96600 Severance Expense 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs					
Contracts   Semployee Benefit Contributions - Ordinary Maintenance   Semployee Benefit Contributions - Ordinary Maintenance   Semployee Benefit Contract Costs   Semployee Benefit Contract Costs   Semployee Benefit Contributions - Protective Services - Other   Services - Other   Semployee Benefit Contributions - Protective Services   Semployee Benefit Contributions - Protective Semployee Benefit Contributions - Pro			2,125		2,125
Maintenance         -         2,125         -         2,125           95100 Protective Services - Labor         -         2,2125         -         2,125           95200 Protective Services - Other Contract Costs         -         2,125         -         2,125					
94000 Total Maintenance         -         2,125         -         2,125           95100 Protective Services - Labor         -         -         -         -         2,125         -	94500 Employee Benefit Contributions - Ordinary				
95100 Protective Services - Labor 95200 Protective Services - Other Contract Costs 95300 Protective Services - Other 95500 Employee Benefit Contributions - Protective Services 95000 Total Protective Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96600 Total Other General Expenses 96700 Total Other General Expenses	Maintenance				
95200 Protective Services - Other           95300 Protective Services - Other           95500 Employee Benefit Contributions - Protective Services           95000 Total Protective Services           96110 Property Insurance           96120 Liability Insurance           96130 Workmen's Compensation           96140 All Other Insurance           96100 Total insurance Premiums           96200 Other General Expenses           96210 Compensated Absences           96300 Payments in Lieu of Taxes           96400 Bad debt - Tenant Rents           96500 Bad debt - Other           96800 Severance Expense           96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable           96730 Amortization of Bond Issue Costs	94000 Total Maintenance	-	2,125	-	2,125
95200 Protective Services - Other           95300 Protective Services - Other           95500 Employee Benefit Contributions - Protective Services           95000 Total Protective Services           96110 Property Insurance           96120 Liability Insurance           96130 Workmen's Compensation           96140 All Other Insurance           96100 Total insurance Premiums           96200 Other General Expenses           96210 Compensated Absences           96300 Payments in Lieu of Taxes           96400 Bad debt - Tenant Rents           96500 Bad debt - Other           96800 Severance Expense           96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable           96730 Amortization of Bond Issue Costs					
95300 Protective Services - Other 95500 Employee Benefit Contributions - Protective Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Other 96600 Severance Expense 96600 Total Other General Expenses	95100 Protective Services - Labor				
95500 Employee Benefit Contributions - Protective Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96700 Total Other General Expenses	95200 Protective Services - Other Contract Costs				
Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Tenant Rents 96500 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses	95300 Protective Services - Other				
Services 95000 Total Protective Services 96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums 96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Tenant Rents 96500 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses	95500 Employee Benefit Contributions - Protective				
96110 Property Insurance 96120 Liability Insurance 96130 Workmen's Compensation 96140 All Other Insurance 96100 Total insurance Premiums  96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96700 Total Other General Expenses					
96120 Liability Insurance         96130 Workmen's Compensation           96140 All Other Insurance         96100 Total insurance Premiums           96200 Other General Expenses         96200 Other General Expenses           96210 Compensated Absences         96210 Compensated Absences           96300 Payments in Lieu of Taxes         96400 Bad debt - Tenant Rents           96500 Bad debt - Mortgages         96500 Bad debt - Other           96800 Severance Expense         96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable         96720 Interest on Notes Payable (Short and Long Term)           96730 Amortization of Bond Issue Costs         96730 Amortization of Bond Issue Costs	95000 Total Protective Services				
96120 Liability Insurance         96130 Workmen's Compensation           96140 All Other Insurance         96100 Total insurance Premiums           96200 Other General Expenses         96200 Other General Expenses           96210 Compensated Absences         96210 Compensated Absences           96300 Payments in Lieu of Taxes         96400 Bad debt - Tenant Rents           96500 Bad debt - Mortgages         96500 Bad debt - Other           96800 Severance Expense         96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable         96720 Interest on Notes Payable (Short and Long Term)           96730 Amortization of Bond Issue Costs         96730 Amortization of Bond Issue Costs					
96130 Workmen's Compensation         96140 All Other Insurance           96100 Total insurance Premiums         96100 Total insurance Premiums           96200 Other General Expenses         96210 Compensated Absences           96300 Payments in Lieu of Taxes         96300 Payments in Lieu of Taxes           96400 Bad debt - Tenant Rents         96500 Bad debt - Mortgages           96600 Bad debt - Other         96800 Severance Expense           96000 Total Other General Expenses         96710 Interest of Mortgage (or Bonds) Payable           96720 Interest on Notes Payable (Short and Long Term)         96730 Amortization of Bond Issue Costs	96110 Property Insurance				
96140 All Other Insurance 96100 Total insurance Premiums  96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses  96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96120 Liability Insurance				
96100 Total insurance Premiums  96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96130 Workmen's Compensation				
96200 Other General Expenses 96210 Compensated Absences 96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96140 All Other Insurance				
96210 Compensated Absences         96300 Payments in Lieu of Taxes           96400 Bad debt - Tenant Rents         96500 Bad debt - Mortgages           96500 Bad debt - Other         96800 Bad debt - Other           96800 Severance Expense         96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable         96720 Interest on Notes Payable (Short and Long Term)           96730 Amortization of Bond Issue Costs         96730 Amortization of Bond Issue Costs	96100 Total insurance Premiums				
96210 Compensated Absences         96300 Payments in Lieu of Taxes           96400 Bad debt - Tenant Rents         96500 Bad debt - Mortgages           96500 Bad debt - Other         96800 Bad debt - Other           96800 Severance Expense         96000 Total Other General Expenses           96710 Interest of Mortgage (or Bonds) Payable         96720 Interest on Notes Payable (Short and Long Term)           96730 Amortization of Bond Issue Costs         96730 Amortization of Bond Issue Costs					
96300 Payments in Lieu of Taxes 96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96200 Other General Expenses				
96400 Bad debt - Tenant Rents 96500 Bad debt - Mortgages 96600 Bad debt - Other 96800 Severance Expense 96000 Total Other General Expenses 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96210 Compensated Absences				
96500 Bad debt - Mortgages  96600 Bad debt - Other  96800 Severance Expense  96000 Total Other General Expenses  96710 Interest of Mortgage (or Bonds) Payable  96720 Interest on Notes Payable (Short and Long Term)  96730 Amortization of Bond Issue Costs	96300 Payments in Lieu of Taxes				
96600 Bad debt - Other  96800 Severance Expense  96000 Total Other General Expenses  96710 Interest of Mortgage (or Bonds) Payable  96720 Interest on Notes Payable (Short and Long Term)  96730 Amortization of Bond Issue Costs	96400 Bad debt - Tenant Rents				
96800 Severance Expense 96000 Total Other General Expenses 96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96500 Bad debt - Mortgages				
96700 Total Other General Expenses  96710 Interest of Mortgage (or Bonds) Payable  96720 Interest on Notes Payable (Short and Long Term)  96730 Amortization of Bond Issue Costs	96600 Bad debt - Other				
96710 Interest of Mortgage (or Bonds) Payable 96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96800 Severance Expense				
96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs	96000 Total Other General Expenses				
96720 Interest on Notes Payable (Short and Long Term) 96730 Amortization of Bond Issue Costs					
Long Term) 96730 Amortization of Bond Issue Costs	96710 Interest of Mortgage (or Bonds) Payable				
96730 Amortization of Bond Issue Costs	96720 Interest on Notes Payable (Short and				
96730 Amortization of Bond Issue Costs					
96700 Total Interest Expense and Amortization Cost	96700 Total Interest Expense and Amortization Cost				

	14.871		14.EHV	
	Housing	14.HCC HCV	Emergency	
	Choice	CARES Act	Housing	
	Vouchers	Funding	Voucher	Total
96900 Total Operating Expenses	\$ 459,157	\$ 161,270		
Police Police Expenses	Ψ 400,107	Ψ 101,270	Ψ1,721	Ψ 002,140
97000 Excess of Operating Revenue over				
Operating Expenses	6,031,627	_	173,916	6,205,543
	, ,		,	, ,
97100 Extraordinary Maintenance				
97200 Casualty Losses - Non-capitalized				
97300 Housing Assistance Payments	5,848,573		62,156	5,910,729
97350 HAP Portability-In	-,,		- ,	-,, -
97400 Depreciation Expense				
97500 Fraud Losses				
97600 Capital Outlays - Governmental Funds				
97700 Debt Principal Payment - Governmental Funds				
97800 Dwelling Units Rent Expense				
90000 Total Expenses	6,307,730	161,270	103,877	6,572,877
Total Exponess	0,007,700	101,210	100,011	0,012,011
10010 Operating Transfer In				
10020 Operating transfer Out				
10030 Operating Transfers from/to Primary				
Government				
10040 Operating Transfers from/to Component Unit				
10050 Proceeds from Notes, Loans and Bonds				
10060 Proceeds from Property Sales				
10070 Extraordinary Items, Net Gain/Loss				
10080 Special Items (Net Gain/Loss)				
10091 Inter Project Excess Cash Transfer In				
10092 Inter Project Excess Cash Transfer Out				
10093 Transfers between Program and Project - In				
10094 Transfers between Project and Program - Out				
10100 Total Other financing Sources (Uses)				
To too Total Other Ministry Courses (0000)				
10000 Excess (Deficiency) of Total Revenue Over				
(Under) Total Expenses	183,054	_	111.760	294,814
(0)	100,001		,	
11020 Required Annual Debt Principal Payments	_	-	_	_
11030 Beginning Equity	(84,400)	-	13,200	(71,200)
11040 Prior Period Adjustments, Equity Transfers	(-,,		,	, , , , , , , , , , , , ,
and Correction of Errors				
11050 Changes in Compensated Absence Balance				
11060 Changes in Contingent Liability Balance				
11070 Changes in Unrecognized Pension				
Transition Liability				
11080 Changes in Special Term/Severance				
Benefits Liability				
11090 Changes in Allowance for Doubtful				
Accounts - Dwelling Rents				
	1	1		<u> </u>

# Housing Authority of the City of Torrance (CA121) Entity Wide Revenue and Expense Summary (Continued) Audited: Year ended June 30, 2022

	14.871 Housing Choice Vouchers	14.HCC HCV CARES Act Funding	14.EHV Emergency Housing Voucher	Total
11100 Changes in Allowance for Doubtful				
Accounts - Other	\$	\$	\$	\$
11170 Administrative Fee Equity	(52,224)			(52,224)
11180 Housing Assistance Payments Equity	150,878			150,878
11190 Unit Months Available	8,490		396	8,886
11210 Number of Unit Months Leased	5,670		44	5,714
11270 Excess Cash				
11610 Land Purchases				
11620 Building Purchases				
11630 Furniture & Equipment - Dwelling Purchases				
11640 Furniture & Equipment - Administrative				
Purchases				
11650 Leasehold Improvements Purchases				
11660 Infrastructure Purchases				
13510 CFFP Debt Service Payments				
13901 Replacement Housing Factor Funds	\$	\$	\$	\$

(Concluded)



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