

**JOHNSTOWN REDEVELOPMENT AUTHORITY**

**FISCAL YEAR**

**2024**

**ADMINISTRATIVE BUDGET**

## JRA Budget 2024 Master-All Funds

Beginning Cash Balance
\$1,431,591.39
\$1,123,385.78
\$604,085.70  
Includes Restricted Grants of:
\$405,528.69
\$410,946.13
\$255,642.12

	2022 Proposed Revenue	2022 Actual Revenue	2023 Proposed Revenue	2023 Actual Revenue	2024 Proposed Revenue
Rental Income - Lease	\$304,712.00	\$384,187.00	\$389,828.00	\$365,410.00	\$332,290.00
Rental Income - Parking	\$4,425.00	\$4,065.00	\$3,945.00	\$4,031.00	\$4,000.00
Interest Income	\$1,500.00	\$2,578.00	\$1,800.00	\$23,954.00	\$17,760.00
Administration	\$966,455.00	\$400,000.00	\$435,032.00	\$474,350.00	\$424,118.00
Administrative Fees - ARPA Weath.	\$72,000.00	\$60,000.00	\$8,000.00	\$0.00	\$0.00
Administrative Fees - COJ Sewer	\$30,000.00	\$30,000.00	\$8,000.00	\$0.00	\$0.00
Administrative Fees - CCRA Grant	\$6,940.00	\$6,089.00	\$10,000.00	\$10,776.00	\$5,000.00
Administrative Fees - CCRA Weatherization	\$0.00	\$0.00	\$0.00	\$40,000.00	\$0.00
Administrative Fees - Brownfields Grant	\$0.00	\$0.00	\$0.00	\$0.00	\$26,300.00
<b>Grant Revenue</b>					
Brownfields Grant - 2024 (reimbursable)	\$0.00	\$0.00	\$0.00	\$0.00	\$50,000.00
Clara Barton House & Gardens	\$110,000.00	\$110,000.00	\$0.00	\$0.00	\$100,000.00
Commercial Blight Project - 2021 (reimbursable)	\$0.00	\$111,400.00	\$0.00	\$0.00	\$142,100.00
Community Foundation Grant - Iron Street Trail	\$0.00	\$100,000.00	\$0.00	\$0.00	\$0.00
Dale & East Conemaugh Borough	\$0.00	\$0.00	\$0.00	\$50,000.00	\$0.00
Landbank	\$0.00	\$150,000.00	\$0.00	\$7,440.00	\$70,000.00
Interfund Transfers	\$0.00	\$16,482.00	\$0.00	\$100,000.00	\$150,000.00
Multi-Modal Phase 1 (Industrial Park Road)	\$0.00	\$0.00	\$0.00	\$0.00	\$160,000.00

**REVENUE**
**\$1,496,032.00**
**\$1,374,801.00**
**\$856,605.00**
**\$1,075,961.00**
**\$1,481,568.00**

	2022 Proposed Expense	2022 Actual Expense	2023 Proposed Expense	2023 Actual Expense	2024 Proposed Expense
Personnel	\$310,865.00	\$310,865.00	\$323,302.00	\$323,302.00	\$333,003.00
Advertising	\$2,000.00	\$815.00	\$1,400.00	\$510.00	\$1,000.00
Capital Improvements	\$10,000.00	\$15,950.00	\$13,975.00	\$26,765.00	\$20,000.00
Car Allowance	\$7,200.00	\$7,200.00	\$7,200.00	\$7,200.00	\$7,200.00
Conferences	\$1,000.00	\$1,556.00	\$800.00	\$207.00	\$600.00
Employee Benefits (Healthcare, Retirement, STD, LTD & Life Insurance)	\$90,948.00	\$123,794.00	\$102,924.00	\$103,508.00	\$122,771.00
Employee Incentive Program - ARPA	\$12,000.00	\$12,000.00	\$16,000.00	\$16,000.00	\$16,000.00
Employer Taxes	\$17,614.00	\$25,611.00	\$25,865.00	\$25,073.00	\$27,066.00
Garbage (416 Main St.)	\$0.00	\$0.00	\$0.00	\$4,005.00	\$3,000.00
<b>Partnership Grants</b>					
Brownfields Grant - 2024 (reimbursable)	\$0.00	\$0.00	\$0.00	\$0.00	\$50,000.00
Clara Barton House & Gardens	\$110,000.00	\$110,000.00	\$0.00	\$0.00	\$100,000.00
Commercial Blight Project - 2021 (reimbursable)	\$0.00	\$111,400.00	\$0.00	\$0.00	\$142,100.00
Community Foundation Grant - Iron Street Trail	\$0.00	\$22,217.64	\$16,123.42	\$16,123.42	\$61,658.94
Landbank - 2023-ongoing	\$0.00	\$0.00	\$0.00	\$12,390.00	\$20,000.00
Dale & East Conemaugh Borough - 2023-2023	\$0.00	\$0.00	\$0.00	\$50,000.00	\$0.00
Hornerstown Blight Project - 2021	\$17,400.00	\$17,400.00	\$86,232.00	\$86,232.00	\$14,833.00
DCED Blight Elimination - 2021	\$89,700.00	\$89,700.00	\$0.00	\$0.00	\$21,105.00
Main Street Modernization Project - 2019-2024	\$14,001.00	\$14,001.00	\$20,000.00	\$20,000.00	\$5,335.01
Blight Reduction, Re-Use & Beautification - 2020-2024	\$44,478.83	\$44,478.83	\$36,954.19	\$36,954.19	\$7,660.17
Blight Reduction - Five Neighborhoods Project - 2020-2023	\$35,290.00	\$35,290.00	\$6,379.61	\$6,379.61	\$0.00
Legal	\$20,000.00	\$18,025.00	\$20,000.00	\$27,362.00	\$25,000.00
Longevity Pay	\$9,600.00	\$9,600.00	\$4,800.00	\$4,800.00	\$4,800.00
Memberships	\$2,600.00	\$2,700.00	\$2,600.00	\$3,120.00	\$3,500.00
Miscellaneous Expense	\$6,907.00	\$7,337.00	\$2,000.00	\$15,892.00	\$11,000.00
Mortgage - 339 Walnut Street	\$24,417.00	\$21,980.00	\$21,758.00	\$21,758.00	\$21,758.00
Mortgage - 221 Central Avenue	\$9,332.00	\$9,332.00	\$9,332.00	\$9,332.00	\$9,332.00
Office Equipment	\$8,000.00	\$11,543.00	\$8,000.00	\$8,330.00	\$6,000.00
Office Supplies	\$4,000.00	\$4,967.00	\$4,000.00	\$4,206.00	\$4,000.00
Parking Lot Tax (10%)	\$600.00	\$407.00	\$500.00	\$403.00	\$400.00
Postage & Ink Cartridges - Mailstation	\$1,000.00	\$544.00	\$1,000.00	\$1,653.00	\$2,000.00
Professional Fees	\$30,000.00	\$74,017.00	\$39,200.00	\$169,982.00	\$113,135.00
Program Costs (Partnership Grants)	\$0.00	\$0.00	\$445.00	\$445.00	\$500.00
Property Insurance	\$135,000.00	\$112,424.00	\$115,000.00	\$127,028.00	\$133,400.00
Real Estate Taxes - 339 Walnut St.	\$24,000.00	\$22,946.00	\$24,000.00	\$22,859.00	\$22,800.00
Rent - office space	\$58,476.00	\$58,476.00	\$58,476.00	\$58,476.00	\$58,476.00
Repairs & Maintenance	\$35,000.00	\$61,682.00	\$10,252.00	\$32,568.00	\$45,000.00
Carpenter	\$1,400.00	\$1,600.00	\$1,400.00	\$1,400.00	\$1,500.00
Subscriptions	\$400.00	\$333.00	\$500.00	\$500.00	\$500.00
Telephone/Internet	\$6,500.00	\$3,805.00	\$6,000.00	\$2,466.00	\$2,500.00
Travel - Local	\$3,000.00	\$2,955.00	\$1,000.00	\$2,755.00	\$2,500.00
Travel - Out-of-town	\$1,000.00	\$0.00	\$800.00	\$1,297.00	\$1,000.00
Unemployment Benefits	\$1,000.00	\$4,163.00	\$1,200.00	\$1,408.00	\$1,600.00
Utilities	\$10,000.00	\$34,478.00	\$20,000.00	\$40,312.00	\$47,000.00
Goodwill Partnership-In-kind	\$28,514.00	\$25,664.00	\$10,000.00	\$6,685.00	\$1,000.00
Debt Service - 416 Main Street	\$87,968.00	\$87,968.00	\$87,968.00	\$87,968.00	\$87,968.00
Multi-Modal Phase 1 (Industrial Park Road)	\$400,000.00	\$156,390.00	\$400,000.00	\$50,254.00	\$143,664.00
Interfund Transfers	\$0.00	\$16,482.00	\$0.00	\$100,000.00	\$150,000.00

Ending Cash Balance
\$1,123,385.78
\$604,085.70
\$295,918.13  
Includes Restricted Grants of:
\$410,946.13
\$255,642.12
\$195,050.00

**EXPENSE**
**\$1,671,210.83**
**\$1,692,096.47**
**\$1,507,386.22**
**\$1,537,908.22**
**\$1,853,665.12**

**PROJECTED CHANGE IN CASH**
**-\$175,178.83**
**-\$317,295.47**
**-\$650,781.22**
**-\$461,947.22**
**-\$372,097.12**

**REDEVELOPMENT AUTHORITY OF THE CITY OF JOHNSTOWN  
ADMINISTRATIVE BUDGET  
JANUARY 1, 2024 TO DECEMBER 31, 2024**

		<u><b>BUDGET</b></u>
<b><u>ADVERTISING</u></b>		
Public Meetings of the Authority (Advertise Board meetings, Special meetings, workshops, etc.)	<u>\$1,000</u>	1,000
<b><u>CAPITAL IMPROVEMENTS</u></b>		
Lincoln Center Building and other JRA owned properties/structures	<u>\$ 20,000</u>	20,000
<b><u>CAR ALLOWANCE</u></b>		
Executive Director	<u>\$ 7,200</u>	7,200
<b><u>CONFERENCES</u></b>		
	<u>\$ 600</u>	600
<b><u>EMPLOYEE BENEFITS</u></b>		
UPMC		
Major Medical	69,900	
Dental/Vision	1,620	
AD&D/Life Insurance	1,212	
Short-Term & Long-Term Disability	6,327	
PrimePay (Health Savings Account)	420	
Deferred Compensation	13,321	
PMRS	<u>\$ 29,971</u>	
		122,771
<b><u>EMPLOYEE INCENTIVE PROGRAM – ARPA</u></b>		
	<u>\$ 16,000</u>	16,000
<b><u>EMPLOYER TAXES</u></b>		
	<u>\$ 27,066</u>	27,066
<b><u>GARBAGE</u></b>		
	<u>\$ 3,000</u>	3,000
<b><u>LEGAL</u></b>		
Solicitor (maximum cap – including all meetings and general redevelopment issues)	<u>\$ 25,000</u>	25,000
<b><u>LONGEVITY PAY</u></b>		
	<u>\$4,800</u>	4,800

**MEMBERSHIPS**

Cambria Regional Chamber of Commerce	100	
PA Municipal Authority Association	3,300	
Urban Land Institute	<u>\$ 100</u>	3,500

**MISCELLANEOUS EXPENSE**

	<u>\$ 6,000</u>	6,000
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**MORTGAGE**

221 Central Avenue – Cambria Rowe Bldg.	<u>\$ 9,332</u>	9,332
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**OFFICE EQUIPMENT**

Purchase/replacement of office equipment, Sage annual fees, Adobe, BlueJeans, Microsoft fees.	<u>\$ 6,000</u>	6,000
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**OFFICE SUPPLIES**

	<u>\$ 4,000</u>	4,000
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**PARTNERSHIP GRANTS**

Clara Barton House & Gardens	100,000	
Commercial Blight Project - 2021	142,100	
Brownfields – 2024	<u>\$ 50,000</u>	292,100

**POSTAGE & INK CARTRIDGES**

	<u>\$ 2,000</u>	2,000
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**PROFESSIONAL FEES**

	<u>\$ 60,000</u>	60,000
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**PROPERTY INSURANCE**

This includes all general liability policies, Workmen’s compensation, Directors & Officers liab., Blanket bond and Flood coverage.	<u>\$ 90,000</u>	90,000
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**RENT**

Housing of Authority staff and operations Rent @ \$4,873/mo. X 12	<u>\$ 58,476</u>	58,476
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**REPAIRS & MAINTENANCE**

	<u>\$ 25,000</u>	25,000
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**STENOGRAPHER**

Certified transcripts for monthly/special meetings.	<u>\$ 1,500</u>	1,500
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**SUBSCRIPTIONS**

(Tribune Democrat, Johnstown Magazine)	<u>\$ 500</u>	500
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**TELEPHONE/INTERNET**

	<u>\$ 2,500</u>	2,500
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**TRAVEL – LOCAL**

Employee local travel – all Redevelopment Project sites

\$ 2,500 2,500

**TRAVEL – OUT-OF-TOWN**

Vehicle/mileage reimbursement

\$ 1,000 1,000

**UNEMPLOYMENT BENEFITS**

4 Employees X \$10,000 X .040

\$1,600 1,600

**UTILITIES**

Gas, water, sewage and electric for Lincoln Center Bldg. and other various Authority owned properties.

\$ 41,000 41,000

**GOODWILL PARTNERSHIP-INKIND**

\$ 1,000 1,000

**DEBT SERVICE-CONSTRUCTION LOAN**

416 Main Street

\$ 87,968 87,968

**INTERFUND TRANSFERS**

Cambria Iron

10,000

Center Town Mall – 339 Walnut Street

\$ 40,000 50,000

**TOTAL NON-PERSONNEL**

**\$ 973,413.00**