

JOHNSTOWN REDEVELOPMENT AUTHORITY

FISCAL YEAR

2025

PROPOSED ADMINISTRATIVE BUDGET

**REDEVELOPMENT AUTHORITY OF THE CITY OF JOHNSTOWN
ADMINISTRATIVE BUDGET
JANUARY 1, 2025 TO DECEMBER 31, 2025**

		<u>BUDGET</u>
<u>ADVERTISING</u>		
Public Meetings of the Authority (Advertise Board meetings, Special meetings, workshops, etc.)	<u>\$2,500</u>	2,500
<u>CAPITAL IMPROVEMENTS</u>		
Lincoln Center Building and other JRA owned properties/structures	<u>\$ 20,000</u>	20,000
<u>CAR ALLOWANCE</u>		
Executive Director	<u>\$7,200</u>	7,200
<u>CLEANING SERVICES</u>		
	<u>\$36,400</u>	36,400
<u>CONFERENCES</u>		
	<u>\$1,000</u>	1,000
<u>EMPLOYEE BENEFITS</u>		
UPMC		
Major Medical	60,310	
United Healthcare	2,105	
Highmark	4,620	
CMS Medicare	2,277	
Humana	655	
Dental/Vision	2,151	
AD&D/Life Insurance	1,212	
Short-Term & Long-Term Disability	3,845	
PrimePay (Health Savings Account)	10,980	
Deferred Compensation	14,749	
PMRS	33,185	
Stipen	<u>\$2,859</u>	
		138,948
<u>EMPLOYEE INCENTIVE PROGRAM – ARPA</u>		
	<u>\$ 16,000</u>	16,000
<u>EMPLOYER TAXES</u>		
	<u>\$ 28,208</u>	28,208
<u>GARBAGE</u>		
	<u>\$ 2,800</u>	2,800

LEGAL

Solicitor (maximum cap – including all meetings
 and general redevelopment issues) \$ 40,000 40,000

LONGEVITY PAY \$6,400 6,400

MEMBERSHIPS

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

MISCELLANEOUS EXPENSE \$ 2,000 2,000

MORTGAGE

221 Central Avenue – Cambria Rowe Bldg. \$ 9,332 9,332

OFFICE EQUIPMENT

Purchase/replacement of office equipment,
 Sage annual fees, Adobe, BlueJeans, Microsoft fees. \$ 6,000 6,000

OFFICE SUPPLIES \$ 4,500 4,500

PARTNERSHIP GRANTS

ARPA Weatherization – COJ Funds 30,000
 Clara Barton House & Gardens 27,828
 Commercial Blight Project - 2021 142,100
 WHR – CCRA Weatherization \$215,089 415,017

POSTAGE & INK CARTRIDGES \$ 3,000 3,000

PROFESSIONAL FEES \$ 10,000 10,000

PROPERTY INSURANCE

This includes all general liability policies,
 Workmen’s compensation, Directors & Officers liab.,
 Blanket bond and Flood coverage. \$ 83,000 83,000

RENT

Housing of Authority staff and operations
 Rent @ \$4,873/mo. X 12 \$ 58,476 58,476

REPAIRS & MAINTENANCE \$ 20,000 20,000

STENOGRAPHER \$ 1,500 1,500

Certified transcripts for monthly/special meetings.

SUBSCRIPTIONS

(Tribune Democrat, Johnstown Magazine)

\$ 600

600

TELEPHONE/INTERNET

\$ 2,500

2,500

TRAVEL – LOCAL

Employee local travel – all Redevelopment Project sites

\$ 2,500

2,500

TRAVEL – OUT-OF-TOWN

Vehicle/mileage reimbursement

\$ 1,500

1,500

UNEMPLOYMENT BENEFITS

4 Employees X \$10,000 X .045

\$1,800

1,800

UTILITIES

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

\$ 95,000

95,000

GOODWILL PARTNERSHIP-INKIND

\$ 1,000

1,000

CONVENTION CENTER AGREEMENT

\$30,000

30,000

DEBT SERVICE-CONSTRUCTION LOAN

416 Main Street

\$ 87,968

87,968

INTERFUND TRANSFERS

Cambria Iron

-0-

Center Town Mall – 339 Walnut Street

\$ -0-

-0-

TOTAL NON-PERSONNEL

\$ 1,138,649

**JRA Budget 2025
Master-All Funds**

Beginning Cash Balance

\$1,958,006.71

\$1,104,305.82

\$904,970.56

Includes Restricted Grants of:

\$1,245,567.13

\$658,263.71

\$598,073.76

	2023 Proposed Revenue	2023 Actual Revenue	2024 Proposed Revenue	2024 Actual Revenue	2025 Proposed Revenue
Rental Income - Lease	\$389,828.00	\$357,968.00	\$332,290.00	\$308,549.00	\$333,540.00
Rental Income - Utilities/Garbage/Cleaning Services	\$20,757.00	\$21,765.00	\$22,236.00	\$69,588.00	\$62,100.00
Rental Income - Parking	\$3,945.00	\$5,475.00	\$4,000.00	\$10,890.00	\$11,000.00
Interest Income	\$1,800.00	\$41,233.00	\$17,760.00	\$26,796.00	\$10,400.00
Administration	\$474,350.00	\$474,350.00	\$525,190.00	\$525,190.00	\$539,526.00
Administrative Fees - ARPA Weath.	\$8,000.00	\$0.00	\$0.00	\$0.00	\$0.00
Administrative Fees - COJ Sewer	\$8,000.00	\$0.00	\$0.00	\$0.00	\$0.00
Administrative Fees - CCRA Grant	\$10,000.00	\$10,776.00	\$5,000.00	\$10,000.00	\$10,000.00
Administrative Fees - CCRA Weatherization	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Administrative Fees - Brownfields Grant	\$0.00	\$0.00	\$26,300.00	\$0.00	\$26,300.00
Grant Revenue					
ARPA Weatherization - COJ Funds	\$0.00	\$336,467.00	\$0.00	\$0.00	\$0.00
Brownfields Grant - 2024 (reimbursable)	\$0.00	\$0.00	\$50,000.00	\$74,236.37	\$397,763.63
Clara Barton House & Gardens	\$0.00	\$0.00	\$100,000.00	\$72,171.12	\$27,828.00
Commercial Blight Project - 2021 (reimbursable)	\$0.00	\$0.00	\$142,100.00	\$58,710.00	\$83,390.00
Community Foundation Grant - Iron Street Trail	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Dale & East Conemaugh Borough	\$0.00	\$50,000.00	\$0.00	\$0.00	\$0.00
Franklin Street & Main Street Remediation	\$0.00	\$0.00	\$233,510.00	\$233,510.00	\$0.00
Hornerstown Blight Elimination - Sheesley	\$0.00	\$0.00	\$0.00	\$0.00	\$404,000.00
Landbank	\$0.00	\$15,337.00	\$70,000.00	\$20,062.00	\$20,000.00
Whole-Home Repairs Program	\$0.00	\$960,000.00	\$512,899.00	\$512,899.00	\$0.00
Interfund Transfers	\$0.00	\$100,000.00	\$150,000.00	\$70,000.00	\$176,900.00
Multi-Modal Phase I (Industrial Park Road)	\$0.00	\$160,000.00	\$160,000.00	\$0.00	\$0.00

REVENUE **\$916,680.00** **\$2,533,371.00** **\$2,351,285.00** **\$1,992,601.49** **\$2,102,747.63**

	2023 Proposed Expense	2023 Actual Expense	2024 Proposed Expense	2024 Actual Expense	2025 Proposed Expense
Personnel	\$323,302.00	\$323,302.00	\$333,003.00	\$333,003.00	\$346,323.00
Advertising	\$1,400.00	\$1,093.00	\$1,000.00	\$2,124.00	\$2,500.00
Capital Improvements	\$13,975.00	\$26,765.00	\$20,000.00	\$0.00	\$20,000.00
Car Allowance	\$7,200.00	\$7,200.00	\$7,200.00	\$7,200.00	\$7,200.00
Cleaning Services	\$36,400.00	\$36,400.00	\$36,400.00	\$36,400.00	\$36,400.00
Conferences	\$800.00	\$185.00	\$600.00	\$1,072.00	\$1,000.00
Employee Benefits (Healthcare, Retirement, STD, LTD & Life Insurance)	\$102,924.00	\$135,339.00	\$122,771.00	\$138,164.00	\$138,948.00
Employee Incentive Program - ARPA	\$16,000.00	\$24,874.00	\$16,000.00	\$16,000.00	\$16,000.00
Employer Taxes	\$25,865.00	\$26,345.00	\$27,066.00	\$26,736.00	\$28,208.00
Garbage (416 Main St.)	\$3,000.00	\$2,520.00	\$3,000.00	\$2,520.00	\$2,800.00
Partnership Grants					
Brownfields Grant - 2024 (reimbursable)	\$0.00	\$0.00	\$50,000.00	\$74,236.37	\$397,763.63
Clara Barton House & Gardens	\$0.00	\$0.00	\$100,000.00	\$72,171.12	\$27,828.00
Commercial Blight Project - 2021 (reimbursable)	\$0.00	\$111,400.00	\$142,100.00	\$0.00	\$142,100.00
Community Foundation Grant - Iron Street Trail	\$16,123.42	\$11,888.00	\$61,658.94	\$61,658.94	\$0.00
Landbank - 2023-ongoing	\$0.00	\$7,840.00	\$20,000.00	\$18,624.00	\$20,000.00
Dale & East Conemaugh Borough - 2023-2023	\$0.00	\$50,000.00	\$0.00	\$0.00	\$0.00
Hornerstown Blight Project - 2021	\$86,232.00	\$101,065.00	\$14,833.00	\$0.00	\$0.00
Hornerstown Blight Elimination - Sheesley	\$0.00	\$0.00	\$0.00	\$0.00	\$404,000.00
DCEED Blight Elimination - 2021	\$0.00	\$0.00	\$21,105.00	\$21,105.00	\$0.00
Main Street Modernization Project - 2019-2024	\$20,000.00	\$13,233.01	\$5,335.01	\$5,335.01	\$0.00
Blight Reduction, Re-Use & Beautification - 2020-2024	\$36,954.19	\$52,347.61	\$7,660.17	\$0.00	\$0.00
Blight Reduction - Five Neighborhoods Project - 2020-2023	\$6,379.61	\$6,379.61	\$0.00	\$0.00	\$0.00
ARPA Weatherization - COJ Funds	\$0.00	\$1,091,654.00	\$70,000.00	\$64,454.00	\$30,000.00
Whole-Home Repairs Program	\$0.00	\$728,432.00	\$812,267.00	\$609,378.00	\$215,089.00
Franklin Street & Main Street Remediation	\$0.00	\$0.00	\$175,132.00	\$60,934.00	\$172,576.00
Legal	\$20,000.00	\$36,102.00	\$25,000.00	\$65,539.00	\$46,000.00
Longevity Pay	\$4,800.00	\$4,800.00	\$4,800.00	\$4,800.00	\$6,400.00
Memberships	\$2,600.00	\$2,920.00	\$3,500.00	\$3,200.00	\$3,500.00
Miscellaneous Expense	\$2,000.00	\$18,546.00	\$11,000.00	\$5,828.00	\$8,300.00
Mortgage - 339 Walnut Street	\$21,758.00	\$21,758.00	\$21,758.00	\$21,758.00	\$10,879.00
Mortgage - 221 Central Avenue	\$9,332.00	\$9,332.00	\$9,332.00	\$9,332.00	\$9,332.00
Office Equipment	\$8,000.00	\$10,610.00	\$6,000.00	\$13,068.00	\$6,000.00
Office Supplies	\$4,000.00	\$4,862.00	\$4,000.00	\$3,957.00	\$4,500.00
Parking Lot Tax (10%)	\$500.00	\$407.00	\$400.00	\$450.00	\$1,100.00
Postage & Ink Cartridges - Mailstation	\$1,000.00	\$2,286.00	\$2,000.00	\$2,716.00	\$3,000.00
Professional Fees	\$39,200.00	\$150,652.00	\$113,135.00	\$21,279.00	\$20,500.00
Program Costs (Partnership Grants)	\$445.00	\$445.00	\$500.00	\$0.00	\$300.00
Property Insurance	\$115,000.00	\$117,434.00	\$133,400.00	\$128,010.00	\$137,533.00
Real Estate Taxes - 339 Walnut St.	\$24,000.00	\$22,859.00	\$22,800.00	\$22,859.00	\$22,900.00
Rent - office space	\$58,476.00	\$58,476.00	\$58,476.00	\$58,476.00	\$58,476.00
Repairs & Maintenance	\$10,252.00	\$56,363.00	\$45,000.00	\$31,891.00	\$30,000.00
Stenographer	\$1,400.00	\$1,500.00	\$1,500.00	\$1,600.00	\$1,500.00
Subscriptions	\$500.00	\$373.00	\$500.00	\$545.00	\$600.00
Telephone/Internet	\$6,000.00	\$2,392.00	\$2,500.00	\$2,500.00	\$2,500.00
Travel - Local	\$1,000.00	\$4,125.00	\$2,500.00	\$1,947.00	\$2,500.00
Travel - Out-of-town	\$800.00	\$1,311.00	\$1,000.00	\$1,453.00	\$1,500.00
Unemployment Benefits	\$1,200.00	\$2,080.00	\$1,600.00	\$1,936.00	\$1,800.00
Utilities	\$20,000.00	\$61,612.00	\$47,000.00	\$107,717.00	\$104,631.00
Goodwill Partnership-In-kind	\$10,000.00	\$6,363.00	\$1,000.00	\$823.00	\$1,000.00
Convention Center Agreement	\$0.00	\$0.00	\$0.00	\$0.00	\$30,000.00
Debt Service - 416 Main Street	\$87,968.00	\$87,968.00	\$87,968.00	\$87,968.00	\$87,968.00
Multi-Modal Phase I (Industrial Park Road)	\$400,000.00	\$53,393.00	\$143,664.00	\$27,800.00	\$66,052.00
Interfund Transfers	\$0.00	\$100,000.00	\$150,000.00	\$110,000.00	\$125,000.00

Ending Cash Balance

\$1,104,305.82

\$904,970.56

\$205,211.56

Includes Restricted Grants of:

\$658,263.71

\$598,073.76

\$180,408.76

EXPENSE **\$1,546,786.22** **\$3,597,231.23** **\$2,947,464.12** **\$2,288,567.44** **\$2,802,506.63**

PROJECTED CHANGE IN CASH **-\$630,106.22** **-\$1,063,860.23** **-\$596,179.12** **-\$295,965.95** **-\$699,759.00**