



U. S. Department of Housing and Urban Development
 OFFICE OF PUBLIC AND INDIAN HOUSING
 REAL ESTATE ASSESSMENT CENTER

Report Date: 6/17/2011

Public Housing Assessment System (PHAS) Score Report for the Transition Year

PHA Code:	PA036
PHA Name:	The Housing Auth of the City of Lancaster
Fiscal Year End:	9/30/2010

PHAS Indicators	Score	Maximum Score
Physical	23	30
Add: PCNE adjustment	1	
Financial	30	30
Management	27	30
Resident	9	10
PHAS Total Score	90	100
PHAS Designation	High Performer	

Initial PHAS score issued date: 6/17/2011

Financial Sub-Indicators	Score	Maximum Score
Submission Type: Unaudited/A-133		
1. Current Ratio	9.00	9.0
2. Months Expendable Funds Balance	9.00	9.0
3. Tenant Receivable Outstanding	4.50	4.5
4. Occupancy Loss	4.50	4.5
5. Net Income	1.50	1.5
6. Expense Management	1.50	1.5
Less: Audit Penalties	0.00	
Total Financial Score	30.00	30.0

Notes:

1. The sum of the sub-indicator scores may not equal the overall score due to rounding.
2. PCNE adjustment will not display in REAC's on-line system.
3. REAC on-line system may display data which is more current than the data shown on this Score Report.