



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

Report Date: 1/21/2011

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

PHA Code:	VA002
PHA Name:	Bristol Redevelopment & Housing Authority
Fiscal Year End:	3/31/2010

PHAS Indicators	Score	Maximum Score
Physical	25	30
Financial	27	30
Management	29	30
Resident	9	10
<b>PHAS Total Score</b>	<b>90</b>	<b>100</b>
<b>PHAS Designation</b>	<b>High Performer</b>	

Initial PHAS score issued date: 1/21/2011

Financial Sub-Indicators	Score	Maximum Score
1. Current Ratio	7.50	9.00
2. Months Expendable Funds Balance	9.00	9.00
3. Tenant Receivable Outstanding	3.01	4.50
4. Occupancy Loss	4.50	4.50
5. Net Income	1.50	1.50
6. Expense Management	1.50	1.50
Less: Audit Penalties	0.00	
<b>Total Financial Score</b>	<b>27.01</b>	<b>30.00</b>

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.