

RIVEREDGE OWNERS, INC.

2016 BUDGET

INCOME

MAINTENANCE	\$ 1,512,000
LAUNDRY INCOME	26,000
LATE CHARGES	3,000
PARKING/GARAGE INCOME	88,000
INTEREST INCOME	6,000
STORAGE INCOME	2,000
MISCELLANEOUS INCOME	3,000

TOTAL INCOME 1,640,000

EXPENSES

MORTGAGE INTEREST ONLY	142,000
MORTGAGE PRINCIPAL	42,000
REAL ESTATE TAXES	215,000
STAR REBATES	135,000
CORP TAXES	5,000
INSURANCE	74,000
MANAGEMENT FEES	44,000
LEGAL FEES-NON REIMBURSED	2,400
ACCOUNTANT	7,000
OFFICE EXPENSES	8,000
1098/STAR PREP ADMIN	1,000
TELEPHONE/CABLE	7,000
FUEL OIL	240,000
BOILER REPAIRS	12,000
PLUMBING REPAIRS	12,000
WATER AND SEWER	30,000
CON EDISON GAS AND ELECTR	70,000
SUPPLIES	30,000
PAYROLL TAXES	11,000
PAYROLL GROSS	136,000
LANDSCAPING EXPENSES	12,000
SNOW REMOVAL	3,000
EXTERMINATOR EXPENSES	3,000
MISC. REPAIRS AND MAINTEN	30,000
GARBAGE REMOVAL	1,100
ELEVATOR EXPENSES	14,000
POOL SERVICES	32,000

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ELECTRICAL REPAIRS	\$ 3,400
SECURITY/INTERCOM/ALARM	12,000
EMPLOYEE BENEFITS	57,000
PERMITS	1,000
HOLIDAY BONUSES	3,500
GARAGE REPAIRS	1,000
LOCKSMITH	1,000
WINDOW REPAIR/REPLACEMENT	1,000
MISC.	2,000
GUARD SERVICE	56,000
SEWER DRAINAGE	1,000
LAUNDRY REPAIRS	2,000
FIRE EXT/SPRINKLER	600
CAP. PROJECTS	180,000

TOTAL EXPENSES	1,640,000

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