

**POPOSED BUDGET 2014 - 2015 - VLCDC**

**REVENUES**

<b><u>TENANT (FORMER TENANT LISTED IF VACANT)</u></b>	<b><u>Annual</u></b>	<b><u>Monthly</u></b>	<b><u>Sq Ftg</u></b>	<b><u>\$/SQ FT.</u></b>
<b><u>LOWER LEVEL</u></b>				
SAVE A LOT	44,628.00	3,719.00	18,200	2.25
GOOMBAS	5,400.00	450.00	3,000	1.80
RICHARD PFOHL	1,200.00	100.00	75	16.00
<b>VACANT (NEXT TO SAVE A LOT)</b>	-	-	3500	
AURORA IMPRINTS	7,200.00	600.00	3000	2.40
OPERA HOUSE	2,400.00	200.00	2700	
<b><u>UPPER LEVEL</u></b>				
NORTHPOINT CHURCH	18,000.00	1,500.00	3,190	5.64
EBENEZER	26,256.00	2,188.00	3,500	7.50
CHAMBER OF COMMERCE	6,000.00	500.00	1,700	3.53
KALEIDA	-	-	1,950	-
AURORA MEDIATION GROUP	6,000.00	500.00	700	8.57
LUCENT TECHNOLOGIES	8,100.00	675.00	650	12.46
CHURCH PLAYROOM	-	-	300	
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New York Store Interest Payment	700.00			
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<b>TOTAL RENTS</b>	<b><u>125,884.00</u></b>	<b><u>10,432.00</u></b>	<b><u>42,465</u></b>	<b><u>\$ 2.96</u></b>

**EXPENSES**

M & T MORTGAGE	54,873.24
RDC NOTE - Intererest Only	12,000.00
GAS	4,000.00
ELECTRIC	12,000.00
WATER	2,500.00
VILLAGE SEWER	3,000.00
TOWN SEWER	3,500.00
INSURANCE - ERRORS/OMMISSIONS	2,100.00
INSURANCE - P & C	2,500.00
CLEANING(\$200/month)	2,400.00
MANAGEMENT FEE(PMI LLC)	10,800.00
BANK SVC CHARGES	500.00
JANITORIAL SUPPLIES	400.00
ACCOUNTANT/AUDIT	4,800.00
REPAIRS & MAINTENANCE (2.0%)	2,517.68
RESERVES (2.0%)	2,517.68
CONTINGENCY(2.0%)	2,517.68
<b>TOTAL EXPENSES</b>	<b><u>122,926.28</u></b>
<b>SURPLUS (DEFICIT)</b>	<b><u>2,957.72</u></b>

**RESERVES**

ESTIMATED BALANCE IN KEY ACCOUNT 6/1/2014      **10,000.00**

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