

Village on Park Budget Worksheet

Revision = 2024 Budget
Property = 2131, Book = Accrual, Start Month = 01/2024, Duration = 12 months

Account	Account	D	N	G/L Budget	Row	January	February	March	April	May	June	July	August	September	October	November	December	NOTES
Number	Name				01/2023-12/2023	Total												
4001-0000	Operating Income/(Loss)																	
4003-0000	Rental Income																	
4021-0000	Base Rent	20		1,504,178	1,375,355		114,090	113,076	113,093	113,093	114,056	114,357	114,570	115,192	115,931	115,931	115,982	115,982
4046-0000	CAM	5		241,466	260,071		17,114	17,114	43,344	20,278	20,278	20,278	20,278	20,278	20,278	20,278	20,278	20,278
4051-0000	Escalations Real Estate Taxes			7,223	6,101		999	999	-2,366	719	719	719	719	719	719	719	719	719
4054-0000	Storage - Dane County			6,286	6,408		527	527	527	527	538	538	538	538	538	538	538	538
4199-9999	Total Rental Income			1,759,153	1,647,935		132,730	131,716	154,597	134,616	135,590	135,891	136,104	136,726	137,465	137,465	137,516	137,516
4200-0000	Other Income																	
4219-0000	Interest Income			84	1,440		120	120	120	120	120	120	120	120	120	120	120	120
4299-9999	Total Other Income			84	1,440		120	120	120	120	120	120	120	120	120	120	120	120
4300-3001	Other Rental Income																	
4300-3005	Other/Misc. Rent			720	2,880		240	240	240	240	240	240	240	240	240	240	240	240
4300-3999	Total Other Rental Income			720	2,880		240	240	240	240	240	240	240	240	240	240	240	240
4999-9999	Total Income			1,759,957	1,652,255		133,090	132,076	154,957	134,976	135,950	136,251	136,464	137,086	137,825	137,825	137,876	137,876
7000-0002	Operating Expenses																	
8000-9999	Janitorial																	
8010-0000	Janitorial Services	6		75,943	28,456	2,222	2,222	2,670	2,222	2,222	2,670	2,222	2,222	2,670	2,222	2,222	2,670	atrium/no north building
8010-0001	Janitorial Vacant Units (Reimbursable)				53,808	4,234	4,234	5,734	4,234	4,234	4,234	4,234	4,234	5,734	4,234	4,234	4,234	4,234
8012-0000	Janitorial Supplies			4,800	4,800	400	400	400	400	400	400	400	400	400	400	400	400	400
8013-0000	Janitorial Billed to Ter	6		-46,968	-53,808	-4,234	-4,234	-5,734	-4,234	-4,234	-4,234	-4,234	-4,234	-5,734	-4,234	-4,234	-4,234	-4,234
8113-0500	Total Janitorial			33,775	33,256	2,622	2,622	3,070	2,622	2,622	3,070	2,622	2,622	3,070	2,622	2,622	3,070	
8113-9999	Other Janitorial																	
8115-0000	Window Washing			1,260	1,260	0	0	0	420	0	0	420	0	0	420	0	0	0
8116-0000	Carpet/Floor Cleaning	3		9,919	10,207	888	888	1,216	888	400	941	450	1,091	400	941	888	1,216	
8135-9999	Total Other Janitorial			11,179	11,467	888	888	1,216	1,308	400	941	870	1,091	400	1,361	888	1,216	
8140-0000	HVAC																	
8142-0000	HVAC			12,800	12,800	650	650	650	650	650	650	5,650	650	650	650	650	650	650
8143-0000	HVAC Supplies			2,450	2,550	0	0	0	0	0	0	0	0	0	2,550	0	0	0
8149-9999	Total HVAC			15,250	15,350	650	650	650	650	650	650	5,650	650	650	3,200	650	650	650
8160-0001	Repairs and Maintenance																	
8171-0000	Trash Removal	2		8,640	7,680	640	640	640	640	640	640	640	640	640	640	640	640	640
8180-0000	Parking Lot Lighting			960	960	0	0	320	0	0	320	0	0	320	0	0	0	0
8182-0000	Electrical Repairs			4,375	4,375	2,125	125	125	125	125	1,000	125	125	125	125	125	125	125
8191-0000	Glass Repairs			1,000	1,000	0	0	250	0	0	250	0	0	250	0	0	250	250
8195-0000	Keys Lock Repair			900	900	75	75	75	75	75	75	75	75	75	75	75	75	75
8198-0000	Light Fixtures Supplies			1,200	960	80	80	80	80	80	80	80	80	80	80	80	80	80
8200-0000	Maintenance Labor	2		94,693	99,440	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287	8,287
8202-0000	Maintenance and Cleaning Sup			1,800	1,800	150	150	150	150	150	150	150	150	150	150	150	150	150
8208-0000	Painting			1,800	1,800	1,200	0	0	0	0	400	0	0	200	0	0	0	0
8210-0000	Parking Lot Repairs			4,470	4,470	0	0	0	0	3,000	0	1,470	0	0	0	0	0	0
8214-0000	Roof Repairs			2,400	2,960	0	0	1,480	0	0	0	0	0	1,480	0	0	0	0
8215-0000	Plumbing Repairs			2,900	2,900	150	400	450	150	150	400	150	450	150	150	150	150	150
8216-0000	Signage			3,525	1,525	0	305	0	305	0	305	0	305	0	305	0	0	0
8221-0000	Elevator Repairs and Maintena			6,110	5,304	402	402	402	402	882	402	402	402	402	402	402	402	402
8222-0000	Landscape Lawn Service			14,500	14,890	0	0	0	0	2,340	2,340	2,340	2,340	2,340	2,340	850	0	0
8223-0000	Indoor Plant Rental/Maint			660	660	55	55	55	55	55	55	55	55	55	55	55	55	55
8227-0000	Exterminating			1,752	1,752	146	146	146	146	146	146	146	146	146	146	146	146	146
8229-0000	Security			137,280	149,640	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470	12,470
8230-0000	Fire and Life Safety			14,874	15,874	1,060	1,004	950	700	1,550	1,540	1,140	950	665	4,815	550	950	950
	Storm Maintenance & Reporting				10,400											10,400		
8232-0000	Snow Removal			46,200	46,700	9,240	9,740	9,240	9,240	0	0	0	0	0	0	0	9,240	9,240
8249-9999	Total Repairs and Maintenance			350,039	375,990	36,080	33,879	35,120	32,825	29,950	28,860	27,530	26,475	27,835	30,040	34,380	33,020	33,020
8250-0001	Utilities																	
8251-0000	Electricity			27,590	30,490	2,962	3,654	2,774	2,588	2,058	2,418	2,831	2,475	2,425	2,255	1,925	2,125	2,125
8252-0000	Stormwater Fees			11,760	12,480	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040	1,040
8253-0000	Water and Sewer			5,280	5,280	440	440	440	440	440	440	440	440	440	440	440	440	440
8254-0000	Gas			5,360	5,360	1,115	1,235	835	425	205	195	50	50	50	150	375	675	WIC Clinic Electric if Affordable Dentis
8258-0000	Utilities Vacant Units			14,726	15,706	2,880	2,400	1,800	1,350	1,030	750	750	640	675	675	1,055	1,701	Vacant Unit Costs for Luna, Lane's
8259-9999	Total Utilities			64,716	69,316	8,437	8,769	6,889	5,843	4,773	4,843	5,111	4,645	4,630	4,560	4,835	5,981	5,981
8260-0001	General and Administrative																	
8330-0000	Management Fees			70,368	66,090	5,324	5,283	6,198	5,399	5,438	5,450	5,459	5,483	5,513	5,513	5,515	5,515	5,515
8336-0000	Bank Service Charges			696	744	62	62	62	62	62	62	62	62	62	62	62	62	62
8340-0000	Office Supplies			4,608	4,608	384	384	384	384	384	384	384	384	384	384	384	384	384
8346-0000	Accounting Fees			10,000	12,940	0	0	0	0	12,940	0	0	0	0	0	0	0	0
8355-0000	Tenant Relations			400	400	0	0	0	0	0	0	0	0	0	0	0	400	400
8399-9999	Total General and Administrative			86,072	84,782	5,770	5,729	6,644	5,845	18,824	5,896	5,905	5,929	5,959	5,959	5,961	6,361	6,361
8400-0000	Other Expenses																	
8427-0000	Auto Mileage and Expense			780	780	65	65	65	65	65	65	65	65	65	65	65	65	65

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Account	Account	D	N	G/L Budget	Row	January	February	March	April	May	June	July	August	September	October	November	December	NOTES
Number	Name			01/2023-12/2023	Total													
8459-9999	Total Other Expenses			780	780	65	65	65	65	65	65	65	65	65	65	65	65	
8460-0000	Insurance																	
8461-0000	Insurance Premiums			31,500	33,545	0	0	31,308	0	0	2,237	0	0	0	0	0	0	0
8465-9999	Total Insurance			31,500	33,545	0	0	31,308	0	0	2,237	0	0	0	0	0	0	0
8466-0000	Real Estate Taxes																	
8467-0000	Real Estate Taxes			70,000	70,000	0	0	0	0	0	0	0	0	0	70,000	0	0	0
8470-9998	Total Real Estate Taxes			70,000	70,000	0	0	0	0	0	0	0	0	0	70,000	0	0	0
8475-9999	Total Operating Expenses			663,311	694,486	54,511	52,602	84,962	49,158	57,284	46,562	47,752	41,477	42,609	117,807	49,401	50,363	
8599-9999	Net Operating Income/(Loss)			1,096,646	957,769	78,579	79,475	69,995	85,819	78,667	89,689	88,712	95,609	95,217	20,019	88,476	87,514	
8600-0000	Non-Operating Expenses																	
8750-0000	Interest Expense			92,876	92,876	0	0	0	46,438	0	0	0	0	0	46,438	0	0	0
8751-0001	Mortgage Principal			507,483	507,483	0	0	0	0	0	0	0	0	0	507,483	0	0	0
8752-0000	Advertising and Marketing			2,369	2,369	62	62	1,687	62	62	62	62	62	62	62	62	62	62
8753-0000	Space Planning			4,000	4,000	0	0	2,000	2,000	0	0	0	0	0	0	0	0	0
8755-0000	Legal Fees			1,600	1,600	0	0	800	0	0	0	0	0	800	0	0	0	0 Luna February, Dental April, Lane's A
8758-0000	Tenant Improvements			20,500	109,200	3,200	50,000	0	41,000	0	0	0	0	0	15,000	0	0	0 Luna and Affordable Dental TI and La
	Brokerage Commission				118,995		62,570		17,000				0		39,425			
8761-0000	Other Professional Fees			3,000	3,000	0	0	0	0	0	0	0	1,500	1,500	0	0	0	0
8762-0000	Capital Expenditures 12			120,405	120,909	4,025	3,048	0	25,114	40,480	17,998	25,300	4,945	0	0	0	0	0
8763-0000	Asset Management Fee			10,000	10,000	0	0	0	0	0	0	0	0	0	0	0	0	10,000
8767-0000	Reserve Fund Contribution			1,200	1,200	100	100	100	100	100	100	100	100	100	100	100	100	100
8790-1000	Future Development			6,988,288	16,060,354	21,736	21,736	1,430,374	2,741,088	2,770,088	1,332,449	1,332,449	1,332,449	1,332,449	1,332,449	1,332,449	1,080,637	
8791-0000	TID Reimbursement			-6,988,288	-16,060,354	-21,736	-21,736	-1,430,374	-2,741,088	-2,770,088	-1,332,449	-1,332,449	-1,332,449	-1,332,449	-1,332,449	-1,332,449	-1,080,637	
8803-0000	Owner Leasing and Legal			84,000	84,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000	7,000
8820-9999	Total Non-Operating Expenses			847,433	1,055,632	14,387	122,780	11,587	138,714	47,642	25,160	32,462	13,607	9,462	615,508	7,162	17,162	
9999-9998	Net Income/(Loss)			249,213	-97,863	64,192	-43,305	58,408	-52,895	31,025	64,530	56,250	82,002	85,755	-595,489	81,314	70,352	

1.09375

Comments
updated Dane county new rent

August
Line's Baker