

Roosevelt Island Operating Corporation

Balance Sheet

	9/30/19	9/30/18	9/30/17
Assets			
Cash	1,308,904	7,308,879	4,613,978
Investments	72,658,929	55,222,287	65,690,452
Accounts Receivable	5,015,217	5,507,231	475,697
Due From Other Funds	89,528,814	10,721,550	690,608
Capital Assets Net	100,461,875	86,141,687	75,198,520
Other Assets	1,106,889	899,181	871,953
Deferred Outflows of Resources	1,629,022	1,122,734	2,065,057
Total Assets	271,709,649	166,923,549	149,606,265
Liabilities & Fund Balance			
Liabilities :			
Total Accounts Payable & Accrued Expenses	3,299,119	900,877	757,891
Deferred Revenue	35,616,400	36,339,576	37,062,751
Compensated Absences	770,317	733,812	650,001
Other Post Employment Benefit	11,180,716	12,787,012	4,811,081
Due to Other Funds	89,528,814	10,721,550	690,608
Net Pension Liability	418,777	1,137,738	1,848,752
Other Liabilities	0	0	492
Deferred Inflows of Resources	3,135,017	212,731	262,610
Total Liabilities	143,949,159	62,833,296	46,084,186
Net Assets/ Fund Balance :			
Fund Balance	2,914,666	8,884,902	7,985,697
Restricted for Capital Projects	124,845,824	95,205,351	95,536,382
Total Fund Balance	127,760,490	104,090,253	103,522,079
Total Liabilities & Fund Balance	271,709,649	166,923,549	149,606,265
BEGINNING BALANCE WITH CURRENT YEAR ADJUSTMENTS	127,166,128	104,393,871	104,287,417
NET SURPLUS/(DEFICIT)	594,362	(303,618)	(765,337)
ENDING NET ASSETS	127,760,490	104,090,253	103,522,079

Roosevelt Island Operating Corporation
Profit and Loss Statement
Six Months Ending September 30, 2019

	<u>9/30/19</u>	%	<u>9/30/18</u>	%	<u>9/30/17</u>	%
Revenue						
Residential fees	653,093		1,056,931		622,572	
Ground rent	6,951,124		6,673,227		5,411,005	
Commercial rent	850,947		872,548		808,183	
Tramway revenue	2,576,663		2,423,667		2,510,273	
Public safety reimbursement	1,040,613		1,012,106		979,964	
Transport/parking revenue	1,397,983		1,220,443		1,320,994	
Interest income	827,845		85,366		75,022	
Unrealized loss	(17,041)		(7,410)		0	
Other revenue	509,832		489,374		621,676	
Total Revenue	<u>14,791,058</u>		<u>13,826,251</u>		<u>12,349,688</u>	
Operating expenses						
Salary & Benefits :	6,040,915	41%	6,656,571	48%	6,157,062	50%
Insurance	908,853	6%	855,037	6%	923,870	7%
Professional services and legal services	413,411	3%	657,452	5%	509,011	4%
Management fees	2,718,296	18%	2,530,711	18%	2,453,746	20%
Telecommunications	82,982	1%	63,097	0%	64,686	1%
Repairs and maintenance	700,110	5%	365,596	3%	284,860	2%
Vehicles maintenance	98,153	1%	142,599	1%	107,321	1%
Equipment purchases/lease	58,635	0%	72,617	1%	61,189	0%
Supplies/Services	607,408	4%	535,179	4%	470,633	4%
Other expenses	304,759	2%	244,886	2%	290,451	2%
Total Expenses	<u>11,933,524</u>	81%	<u>12,123,744</u>	88%	<u>11,322,830</u>	92%
Operatomg Profit	2,857,535		1,702,507		1,026,858	
Depreciation Expenses						
Depreciation expense	(2,263,173)		(2,006,125)		(1,792,196)	
NET SURPLUS/(DEFICIT)	<u>594,362</u>		<u>(303,618)</u>		<u>(765,337)</u>	

Roosevelt Island Operating Corporation
Profit and Loss Statement
Month Ending September 30, 2019

	<u>9/30/19</u>	%	<u>9/30/18</u>	%	<u>9/30/17</u>	%
Revenue						
Residential fees	47,272		54,022		62,952	
Ground rent	1,160,864		1,115,421		904,054	
Commercial rent	131,972		129,993		136,084	
Tramway revenue	426,199		527,325		319,050	
Public safety reimbursement	144,699		140,782		136,986	
Transport/parking revenue	217,571		195,798		216,685	
Interest income	129,679		13,776		13,174	
Unrealized loss	75,086		0		0	
Other revenue	87,625		88,350		162,975	
Total Revenue	<u>2,420,967</u>		<u>2,265,467</u>		<u>1,951,961</u>	
Operating expenses						
Salary & Benefits :	894,253	37%	914,748	40%	982,298	50%
Insurance	151,290	6%	142,270	6%	164,737	8%
Professional services and legal services	82,313	3%	149,389	7%	115,054	6%
Management fees	439,186	18%	413,558	18%	417,800	21%
Telecommunications	11,315	0%	11,090	0%	11,767	1%
Repairs and maintenance	173,836	7%	53,814	2%	(35,427)	-2%
Vehicles maintenance	17,796	1%	15,901	1%	17,676	1%
Equipment purchases/lease	4,633	0%	12,309	1%	13,316	1%
Supplies/Services	99,880	4%	106,467	5%	72,618	4%
Other expenses	31,013	1%	60,445	3%	43,255	2%
Total Expenses	<u>1,905,515</u>	79%	<u>1,879,990</u>	83%	<u>1,803,094</u>	92%
Operatomg Profit	515,452		385,477		148,867	
Depreciation Expenses						
Depreciation expense	(386,279)		(345,922)		(305,125)	
NET SURPLUS/(DEFICIT)	<u>129,173</u>		<u>39,555</u>		<u>(156,259)</u>	

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 9/30/19

	<u>9/30/19</u>	<u>9/30/18</u>	<u>9/30/17</u>
Revenue			
Residential Fees Revenue			
01-40123-5000			
5750 - Southtown Building # 5	\$72,311.52	\$72,311.52	\$72,311.52
5760 - Southtown Building # 6	\$110,849.52	\$110,849.52	\$110,849.52
5770 - Southtown Building # 7	\$100,800.00	\$100,800.00	\$100,800.00
01-40401-5000			
5740 - Southtown Building # 4	\$336.12	\$336.12	\$336.12
5750 - Southtown Building # 5	\$540.42	\$540.42	\$540.42
5760 - Southtown Building # 6	\$831.84	\$831.84	\$831.84
5770 - Southtown Building # 7	\$947.94	\$947.94	\$947.94
03-40400-5000			
5200 - Island House	\$0.00	\$11,000.00	\$0.00
5300 - Rivercross	\$46,050.00	\$473,430.00	\$0.00
5410 - Manhattan Park- River Road Building # 4	\$0.00	\$8,148.00	\$0.00
5730 - Southtown Building # 3	\$57,450.00	\$14,760.00	\$35,448.75
5750 - Southtown Building # 5	\$0.00	\$0.00	\$37,530.00
03-40401-5000			
5740 - Southtown Building # 4	\$13,443.72	\$13,443.72	\$13,443.72
5750 - Southtown Building # 5	\$21,617.34	\$21,617.34	\$21,617.34
5760 - Southtown Building # 6	\$33,273.30	\$33,273.30	\$33,273.30
5770 - Southtown Building # 7	\$37,918.50	\$37,918.50	\$37,918.50
04-40401-5000			
5740 - Southtown Building # 4	\$19,829.52	\$19,829.52	\$19,829.52
5750 - Southtown Building # 5	\$31,885.56	\$31,885.56	\$31,885.56
5760 - Southtown Building # 6	\$49,078.14	\$49,078.14	\$49,078.14
5770 - Southtown Building # 7	\$55,929.78	\$55,929.78	\$55,929.78
Total	<u>\$653,093.22</u>	<u>\$1,056,931.22</u>	<u>\$622,571.97</u>
Ground rent			
01-40090-5000			
5100 - Eastwood	\$883,150.80	\$833,703.72	\$829,539.48
5200 - Island House	\$134,425.38	\$122,625.42	\$122,625.42
5300 - Rivercross	\$1,249,999.98	\$1,244,386.85	\$19,924.92
5400 - Manhattan Park- River Road	\$3,070,324.50	\$3,070,324.50	\$3,070,324.50
5401 - Manhattan Park - Bus Reimbursement	\$84,000.00	\$84,000.00	\$84,000.00
5600 - Westview	\$32,490.00	\$0.00	\$0.00
5710 - Southtown Building # 1	\$15,917.76	\$15,917.76	\$15,917.76
5720 - Southtown Building # 2	\$15,189.00	\$15,189.00	\$15,189.00
5730 - Southtown Building # 3	\$32,460.18	\$32,460.18	\$32,460.18
5740 - Southtown Building # 4	\$8,711.58	\$8,711.58	\$8,711.58
5750 - Southtown Building # 5	\$336,881.52	\$327,865.23	\$319,090.26
5760 - Southtown Building # 6	\$512,506.58	\$498,789.88	\$485,440.26
5770 - Southtown Building # 7	\$396,528.78	\$384,979.38	\$373,766.40
5780 - Southtown Building # 8	\$144,000.00	\$0.00	\$0.00
5888 - Octagon	\$34,538.40	\$34,273.48	\$34,015.06
Total	<u>\$6,951,124.46</u>	<u>\$6,673,226.98</u>	<u>\$5,411,004.82</u>
Commercial Rent			
01-40208-4000			
<No Project>	\$0.00	\$492,960.17	\$503,432.42

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 9/30/19

	<u>9/30/19</u>	<u>9/30/18</u>	<u>9/30/17</u>
4281 - HCK Recreation- Tennis Bubble	\$137,500.02	\$137,500.02	\$137,500.02
4282 - HCK Recreation- Parking	\$12,654.00	\$12,168.00	\$11,700.00
4283 - HCK Recreation - % Rent	\$11,706.00	\$0.00	\$0.00
4587 - Child School	\$174,919.32	\$174,919.32	\$155,550.30
4895 - Hudson Related	\$459,168.08	\$0.00	\$0.00
5600 - Westview	\$55,000.00	\$55,000.00	\$0.00
Total Commercial Rent	<u>\$850,947.42</u>	<u>\$872,547.51</u>	<u>\$808,182.74</u>
Tramway Revenue			
01-40020-2900			
2900 - Tramway	\$2,509,098.50	\$2,353,030.50	\$2,426,725.50
01-40021-2900			
2900 - Tramway	\$67,564.00	\$70,636.00	\$83,547.00
Total Tramway Revenue	<u>\$2,576,662.50</u>	<u>\$2,423,666.50</u>	<u>\$2,510,272.50</u>
Public Safety Reimbursement			
01-40080-2100			
0000 - General	\$9,000.00	\$9,000.00	\$4,500.00
5100 - Eastwood	\$288,499.26	\$280,096.38	\$271,938.24
5200 - Island House	\$96,392.55	\$93,585.00	\$90,859.20
5300 - Rivercross	\$102,262.86	\$99,284.34	\$96,392.58
5400 - Manhattan Park- River Road	\$174,924.98	\$169,830.08	\$164,883.58
5600 - Westview	\$72,229.62	\$72,229.62	\$72,229.62
5710 - Southtown Building # 1	\$19,023.66	\$18,469.56	\$17,931.60
5720 - Southtown Building # 2	\$24,625.50	\$23,908.26	\$23,211.90
5730 - Southtown Building # 3	\$39,547.69	\$38,395.79	\$37,277.46
5740 - Southtown Building # 4	\$38,794.32	\$37,302.24	\$35,867.52
5750 - Southtown Building # 5	\$21,428.25	\$20,604.09	\$19,811.61
5760 - Southtown Building # 6	\$41,884.08	\$40,273.14	\$38,724.18
5770 - Southtown Building # 7	\$35,905.68	\$34,524.66	\$33,196.80
5888 - Octagon	\$76,094.58	\$74,602.50	\$73,139.70
Total Public Safety Reimbursement	<u>\$1,040,613.03</u>	<u>\$1,012,105.66</u>	<u>\$979,963.99</u>
Transport/ Parking Revenue			
01-40000-5000			
3050 - Main Street	\$198,486.03	\$144,261.20	\$199,802.41
01-40010-5000			
5888 - Octagon	\$63,412.14	\$62,168.76	\$60,949.80
01-40030-6000			
5688 - Motorgate Complex	\$1,136,084.65	\$1,014,012.83	\$1,060,241.64
Total	<u>\$1,397,982.82</u>	<u>\$1,220,442.79</u>	<u>\$1,320,993.85</u>
Interest Income			
01-40050-0000			
0000 - General	(\$57,971.18)	\$22,821.59	\$18,008.52
5300 - Rivercross	\$200,547.94	\$0.00	\$0.00
03-40050-0000			
0000 - General	\$12,239.23	\$2,156.25	\$2,311.01
04-40050-0000			
0000 - General	\$673,028.56	\$60,388.49	\$54,702.65
Total Interest Income	<u>\$827,844.55</u>	<u>\$85,366.33</u>	<u>\$75,022.18</u>

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 9/30/19

	<u>9/30/19</u>	<u>9/30/18</u>	<u>9/30/17</u>
Unrealized Gain (Loss)			
03-40051-0000			
<No Project>	(\$164,070.04)	(\$7,410.06)	\$0.00
0000 - General	\$147,028.57	\$0.00	\$0.00
Total Unrealized Gain (Loss)	<u>(\$17,041.47)</u>	<u>(\$7,410.06)</u>	<u>\$0.00</u>
Other Revenue			
01-40060-2310			
0000 - General	\$98,070.00	\$44,580.00	\$55,205.00
01-40100-2310			
0000 - General	\$0.00	\$0.00	\$350.00
01-40200-2310			
3310 - Fields: Fire Fighters Field	\$12,967.50	\$72,040.00	\$59,386.25
3320 - Fields: Octagon Park- Soccer Field	\$0.00	\$12,163.75	\$181,509.38
3330 - Fields: Octagon Park- Pony (Softball) Field	\$4,062.50	\$28,675.00	\$24,315.00
3340 - Fields: Octagon Park- Tennis Courts	\$7,150.00	\$5,850.00	\$6,750.00
3350 - Fields: Capobianco - Softball Field	\$0.00	\$675.00	\$597.50
3900 - Lighthouse Park	\$445.00	\$0.00	\$0.00
01-40203-3400			
0000 - General	\$90.00	\$10.00	\$8,150.00
3400 - Sportspark	\$0.00	(\$90.00)	\$0.00
3410 - Sportspark Gym	\$67,335.00	\$52,681.25	\$40,682.50
3420 - Sportspark Pool	\$99,202.01	\$100,201.50	\$77,776.79
01-40205-5000			
0000 - General	\$13,635.00	\$41,144.10	\$45,413.00
3543 - Good Shepherd's Chapel	\$23,493.50	\$17,227.50	\$17,729.95
3548 - Cultural Center	\$14,183.75	\$15,827.50	\$12,243.75
01-40206-3000			
0000 - General	\$0.00	\$0.00	\$1,131.00
3340 - Fields: Octagon Park- Tennis Courts	\$0.00	\$0.00	(\$1,361.00)
01-40212-1500			
0000 - General	\$71,355.74	\$70,197.05	\$67,807.23
01-40300-1000			
0000 - General	\$16,929.45	\$26,491.50	\$23,989.55
1240 - Roosevelt Island Day	\$3,400.00	\$1,700.00	\$0.00
5400 - Manhattan Park- River Road	\$76,237.42	\$0.00	\$0.00
7032 - Bench Donation	\$1,275.00	\$0.00	\$0.00
01-40700-1500			
0000 - General	(\$364,000.00)	\$0.00	\$0.00
3100 - Blackwell House	\$364,000.00	\$0.00	\$0.00
Total Other Revenue	<u>\$509,831.87</u>	<u>\$489,374.15</u>	<u>\$621,675.90</u>
Total Revenue	<u>\$14,791,058.40</u>	<u>\$13,826,251.08</u>	<u>\$12,349,687.95</u>

Roosevelt Island Operating Corporation
Statement of Cash Flows
For the Period of April 1, 2019 to September 30 , 2019

	<u>FY 2020</u>	<u>FY 2019</u>	<u>FY 2018</u>
Cash flows from operating activities:			
Receipts from tenants and customers	\$ 15,102,925.80	57,346,993.44	23,733,033.22
Payments related to employees (PS)	(6,091,772.52)	(12,523,281.01)	(11,572,050.66)
Payments vendors (OTPS)	(6,050,218.51)	(12,672,020.50)	(9,577,955.94)
	<u>2,960,934.77</u>	<u>32,151,691.93</u>	<u>2,583,026.62</u>
Net cash provided by operating activities			
Cash flows from capital and related financing activities:			
Purchase of capital assets	(9,753,623.37)	(19,391,688.12)	(6,120,461.85)
Purchase of noncurrent investments	6,609,729.53 *	(12,688,732.21)	3,207,837.54
Sale of short-term investments	(2,914,883.87)	(21,154.09)	(21,149.01)
	<u>(6,058,777.71)</u>	<u>(32,101,574.42)</u>	<u>(2,933,773.32)</u>
Net cash provided by (used in) capital and related financing activities			
Net increase in cash	(3,097,842.94)	50,117.51	(350,746.70)
Cash at beginning of year	4,406,746.52	4,356,629.01	4,707,375.71
Cash at end of year	<u>\$ 1,308,903.58</u>	<u>\$ 4,406,746.52</u>	<u>\$ 4,356,629.01</u>
Cash flows from operating activities:			
Operating income	594,362.22	22,772,256.80	106,454.55
Adjustments to reconcile operating income to net cash provided by operating activities:			
Depreciation	2,263,172.64	4,159,718.54	3,671,280.19
Loss on disposition of asset	-	0.00	47,080.00
Cumulative effect of change in accounting principle	-	0.00	0.00
Changes in:			
Receivables	673,455.30	4,723,662.31	(9,891,504.63)
Prepaid expenses and accrued interest	1,103,967.58	(466,805.05)	3,130.83
Deferred outflows of resources - pensions	0.00	(506,288.00)	942,323.00
Accounts payable and accrued expenses	(1,237,886.57)	1,159,907.32	1,152,406.16
Compensated absences	0.00	36,504.81	83,811.36
Unearned revenue	(361,587.90)	(723,175.80)	(723,175.80)
Postemployment benefits other than pension	(74,548.50)	(1,207,414.00)	7,952,273.50
Net Pension Liability	0.00	(718,961.00)	(711,014.00)
Other liabilities	0.00	0.00	(159.54)
Deferred inflows of resources - pensions	0.00	2,922,286.00	(49,879.00)
	<u>\$ 2,960,934.77</u>	<u>\$ 32,151,691.93</u>	<u>\$ 2,583,026.62</u>
Net cash provided by operating activities	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

* Represents transfers from Cash to Investment accounts

Roosevelt Island Operating Corporation Income Statement 9/30/19

	Fund 01	Fund 01	Fund 01	Fund 01	Fund 01	Fund 01	Total Fund 01	Fund 02	Fund 03	Fund 04	Total
	Operations	Public Safety	Bus	Parking	Parks/Rec.	Tram	Gen. Fund	Pub. Purpose	Cap. Fund	Resvd Cap	All Funds
Revenue											
Residential Fees Revenue	443	0	0	0	0	0	443	0	20,709	26,121	47,272
Ground rent	1,160,864	0	0	0	0	0	1,160,864	0	0	0	1,160,864
Commercial Rent	131,972	0	0	0	0	0	131,972	0	0	0	131,972
Tramway Revenue	0	0	0	0	0	426,199	426,199	0	0	0	426,199
Public Safety Reimbursement	0	144,699	0	0	0	0	144,699	0	0	0	144,699
Transport/ Parking Revenue	0	0	10,569	207,002	0	0	217,571	0	0	0	217,571
Interest Income	20,784	0	0	0	0	0	20,784	0	2,001	106,894	129,679
Unrealized Gain (Loss)	0	0	0	0	0	0	0	0	75,086	0	75,086
Other Revenue	35,809	0	0	0	51,817	0	87,625	0	0	0	87,625
Total Revenue	1,349,871	144,699	10,569	207,002	51,817	426,199	2,190,156	0	97,796	133,014	2,420,967
Expenses											
Salary & Benefits :											
Salaries	375,180	191,460	88,380	0	69,061	0	724,082	0	0	0	724,082
Temporary Employees	16,440	0	0	0	2,689	0	19,129	0	0	0	19,129
Employee Benefits	45,112	74,417	24,885	0	6,627	0	151,042	0	0	0	151,042
Total Salary & Benefits	436,733	265,877	113,266	0	78,378	0	894,253	0	0	0	894,253
Other :											
Insurance	133,508	0	0	0	0	17,782	151,290	0	0	0	151,290
Professional Services	69,854	0	0	0	7,222	0	77,076	0	0	0	77,076
Management Fees	0	0	0	76,712	0	362,474	439,186	0	0	0	439,186
Legal Services	5,237	0	0	0	0	0	5,237	0	0	0	5,237
Telecommunications	11,315	0	0	0	0	0	11,315	0	0	0	11,315
Rent	14,246	0	0	0	0	0	14,246	0	0	0	14,246
Repairs & Maintenance	153,007	1,252	5,330	0	0	0	159,589	0	0	0	159,589
Vehicles Maintenance	2,896	4,416	10,408	0	75	0	17,796	0	0	0	17,796
Equipment Purchases/ Lease	-671	5,203	101	0	0	0	4,633	0	0	0	4,633
Supplies/ Services	53,502	6,640	5,017	3,078	10,755	20,889	99,880	0	0	0	99,880
Other Expenses	11,171	518	0	0	19,312	0	31,001	0	0	12	31,013
Total Other Than Personal Services (OTPS)	454,066	18,029	20,856	79,790	37,365	401,145	1,011,250	0	0	12	1,011,262
Total Expenses	890,798	283,906	134,122	79,790	115,742	401,145	1,905,503	0	0	12	1,905,515
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	386,279	0	386,279
Total Depreciation Expenses	0	0	0	0	0	0	0	0	386,279	0	386,279
Total	890,798	283,906	134,122	79,790	115,742	401,145	1,905,503	0	386,279	12	2,291,793
NET SURPLUS/(DEFICIT)	459,073	(139,207)	(123,553)	127,212	(63,926)	25,054	284,654	0	(288,483)	133,002	129,173

Roosevelt Island Operating Corporation
Income Statement - For the Six Months Ending 9/30/19

	Fund 01	Total Fund 01	Fund 02	Fund 03	Fund 04	Total					
	Operations	Public Safety	Bus	Parking	Parks/Rec.	Tram	Gen. Fund	Pub. Purpose	Cap. Fund	Resvd Cap	All Funds
Revenue											
Residential Fees Revenue	286,617	0	0	0	0	0	286,617	0	209,753	156,723	653,093
Ground rent	6,951,124	0	0	0	0	0	6,951,124	0	0	0	6,951,124
Commercial Rent	850,947	0	0	0	0	0	850,947	0	0	0	850,947
Tramway Revenue	0	0	0	0	0	2,576,663	2,576,663	0	0	0	2,576,663
Public Safety Reimbursement	0	1,040,613	0	0	0	0	1,040,613	0	0	0	1,040,613
Transport/ Parking Revenue	0	0	63,412	1,334,571	0	0	1,397,983	0	0	0	1,397,983
Interest Income	142,577	0	0	0	0	0	142,577	0	12,239	673,029	827,845
Unrealized Gain (Loss)	0	0	0	0	0	0	0	0	(17,041)	0	(17,041)
Other Revenue	220,510	0	0	0	289,322	0	509,832	0	0	0	509,832
Total Revenue	8,451,776	1,040,613	63,412	1,334,571	289,322	2,576,663	13,756,356	0	204,951	829,752	14,791,058
Expenses											
Salary & Benefits :											
Salaries	2,278,707	1,240,552	538,716	0	444,116	0	4,502,091	0	0	0	4,502,091
Temporary Employees	128,022	0	0	0	30,150	0	158,172	0	0	0	158,172
Employee Benefits	714,448	413,499	153,809	0	98,895	0	1,380,651	0	0	0	1,380,651
Total Salary & Benefits	3,121,177	1,654,052	692,524	0	573,162	0	6,040,915	0	0	0	6,040,915
Other :											
Insurance	802,162	0	0	0	0	106,692	908,853	0	0	0	908,853
Professional Services	362,712	0	0	0	73,904	8,770	445,386	0	0	0	445,386
Management Fees	0	0	0	543,451	0	2,174,845	2,718,296	0	0	0	2,718,296
Legal Services	(31,975)	0	0	0	0	0	(31,975)	0	0	0	(31,975)
Telecommunications	82,982	0	0	0	0	0	82,982	0	0	0	82,982
Rent	137,748	0	0	0	0	0	137,748	0	0	0	137,748
Repairs & Maintenance	542,834	5,956	11,416	72	690	1,394	562,362	0	0	0	562,362
Vehicles Maintenance	18,594	13,541	65,713	0	306	0	98,153	0	0	0	98,153
Equipment Purchases/ Lease	46,853	7,473	486	0	0	3,823	58,635	0	0	0	58,635
Supplies/ Services	291,064	36,615	29,760	34,852	95,382	119,734	607,408	0	0	0	607,408
Other Expenses	78,604	11,642	341	0	64,164	0	154,750	149,985	0	24	304,759
Total Other Than Personal Services (OTPS)	2,331,578	75,227	107,716	578,375	234,446	2,415,257	5,742,600	149,985	0	24	5,892,609
Total Expenses	5,452,755	1,729,279	800,240	578,375	807,607	2,415,257	11,783,515	149,985	0	24	11,933,524
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	2,263,173	0	2,263,173
Total Depreciation Expenses	0	0	2,263,173	0	2,263,173						
Total	5,452,755	1,729,279	800,240	578,375	807,607	2,415,257	11,783,515	149,985	2,263,173	24	14,196,696
NET SURPLUS/(DEFICIT)	2,999,021	(688,666)	(736,828)	756,195	(518,285)	161,405	1,972,842	(149,985)	(2,058,222)	829,728	594,362

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Actual	Favorable (Unfavorable)		Percent
			Budget	Variance	
Revenue					
Residential Fees Revenue					
01-40123-5000	TEP	\$283,961	\$284,000	(\$39)	0%
01-40401-5000	NET PRESENT VALUE - Operating	\$2,656	\$2,498	\$158	6%
03-40400-5000	CONDO/CO-OP ADDITIONAL SALES	\$103,500	\$473,506	(\$370,006)	-78%
03-40401-5000	NET PRESENT VALUE - Capital	\$106,253	\$106,506	(\$253)	0%
04-40401-5000	NET PRESENT VALUE - Capital Reserved	\$156,723	\$156,502	\$221	0%
Total		<u>\$653,093</u>	<u>\$1,023,012</u>	<u>(\$369,919)</u>	<u>-36%</u>
Ground rent					
01-40090-5000	GROUND RENT	\$6,951,124	\$6,955,994	(\$4,870)	0%
Total		<u>\$6,951,124</u>	<u>\$6,955,994</u>	<u>(\$4,870)</u>	<u>0%</u>
Commercial Rent					
01-40208-4000	COMMERCIAL RENT	\$850,947	\$834,001	\$16,946	2%
Total Commercial Rent		<u>\$850,947</u>	<u>\$834,001</u>	<u>\$16,946</u>	<u>2%</u>
Tramway Revenue					
01-40020-2900	TRAMWAY REVENUE	\$2,509,099	\$2,253,502	\$255,597	11%
01-40021-2900	TRAMWAY REDUCED FARE REIMBURSEMENT	\$67,564	\$84,500	(\$16,936)	-20%
Total Tramway Revenue		<u>\$2,576,663</u>	<u>\$2,338,002</u>	<u>\$238,661</u>	<u>10%</u>
Public Safety Reimbursement					
01-40080-2100	PUBLIC SAFETY REIMBURSEMENT	\$1,040,613	\$1,035,504	\$5,109	0%
Total Public Safety Reimbursement		<u>\$1,040,613</u>	<u>\$1,035,504</u>	<u>\$5,109</u>	<u>0%</u>
Transport/ Parking Revenue					
01-40000-5000	MAIN STREET PARKING	\$198,486	\$137,498	\$60,988	44%
01-40010-5000	BUS REVENUE - Octagon	\$63,412	\$63,998	(\$586)	-1%
01-40030-6000	MOTORGATE	\$1,136,085	\$1,092,000	\$44,085	4%
Total		<u>\$1,397,983</u>	<u>\$1,293,496</u>	<u>\$104,487</u>	<u>8%</u>
Interest Income					
01-40050-0000	INTEREST INCOME - Operating	\$142,577	\$120,000	\$22,577	19%
03-40050-0000	INTEREST INCOME - Capital	\$12,239	\$2,002	\$10,237	511%
04-40050-0000	INTEREST INCOME - Capital Reserved	\$673,029	\$60,502	\$612,527	1012%
Total Interest Income		<u>\$827,845</u>	<u>\$182,504</u>	<u>\$645,341</u>	<u>354%</u>
Unrealized Gain (Loss)					
03-40051-0000	UNREALIZED GAIN (LOSS) - Capital	(\$17,041)	\$0	(\$17,041)	0%
Total Unrealized Gain (Loss)		<u>(\$17,041)</u>	<u>\$0</u>	<u>(\$17,041)</u>	<u>0%</u>
Other Revenue					
01-40060-2310	FILMING	\$98,070	\$59,498	\$38,572	65%
01-40100-2310	SPECIAL EVENTS PERMITS	\$0	\$5,000	(\$5,000)	-100%
01-40200-2310	SPORTS FIELD RENTAL	\$24,625	\$196,500	(\$171,875)	-87%
01-40203-3400	SPORTSPARK	\$166,627	\$142,996	\$23,631	17%
01-40205-5000	PERMIT REVENUES	\$51,312	\$105,502	(\$54,190)	-51%
01-40212-1500	TELEPHONE COMMISSION	\$71,356	\$72,000	(\$644)	-1%
01-40300-1000	MISCELLANEOUS REVENUE	\$97,842	\$30,998	\$66,844	216%
01-40301-1000	FEMA REIMB - HURRICAN IRENE	\$0	\$300,000	(\$300,000)	-100%
02-40411-0000	CONTRIBUTED RENTAL INCOME - PP	\$0	\$55,000	(\$55,000)	-100%
Total Other Revenue		<u>\$509,832</u>	<u>\$967,494</u>	<u>(\$457,662)</u>	<u>-47%</u>
Total Revenue		<u>\$14,791,058</u>	<u>\$14,630,007</u>	<u>\$111,087</u>	<u>1%</u>
Expenses					
Personal Services (PS) :					
Salaries					
01-60010-1050	SALARIES - Administrative Services	\$56,881	\$105,290	\$48,409	46%
01-60010-1100	SALARIES - Executive	\$372,346	\$430,430	\$58,084	13%
01-60010-1300	SALARIES - Finance	\$364,091	\$437,271	\$73,180	17%
01-60010-1400	SALARIES - Human Resources	\$88,910	\$92,126	\$3,216	3%
01-60010-1500	SALARIES - Information Technology	\$87,222	\$155,605	\$68,383	44%
01-60010-1600	SALARIES - Legal	\$126,184	\$125,838	(\$346)	0%
01-60010-1800	SALARIES - Community Relations	\$91,405	\$56,244	(\$35,161)	-63%
01-60010-2050	SALARIES - Capital Projects & Planning	\$356,807	\$414,498	\$57,691	14%
01-60010-2100	SALARIES - Public Safety	\$1,166,963	\$1,160,757	(\$6,206)	-1%
01-60010-2210	SALARIES - Grounds	\$284,819	\$298,989	\$14,170	5%
01-60010-2220	SALARIES - Maintenance	\$173,882	\$203,907	\$30,025	15%
01-60010-2230	SALARIES - Warehouse	\$85,774	\$78,431	(\$7,343)	-9%
01-60010-2240	SALARIES - Bus Operations	\$476,269	\$489,730	\$13,461	3%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Favorable (Unfavorable)			
		Actual	Budget	Variance	Percent
01-60010-2250	SALARIES - Motor Pool	\$129,841	\$118,754	(\$11,087)	-9%
01-60010-2300	SALARIES - Parks & Recreations	\$52,248	\$51,680	(\$568)	-1%
01-60010-2310	SALARIES - Permits & Film	\$46,719	\$74,420	\$27,701	37%
01-60010-3400	SALARIES - Sportspark	\$249,905	\$249,008	(\$897)	0%
01-60010-3500	SALARIES - Youth Center	\$119,408	\$292,805	\$173,397	59%
Total Salaries		<u>\$4,329,673</u>	<u>\$4,835,783</u>	<u>\$506,110</u>	<u>10%</u>
Salaries OT					
01-60030-1300	SALARIES HOURLY OT - Finance	\$0	\$2,505	\$2,505	100%
01-60030-1500	SALARIES HOURLY OT - Information Technology	\$0	\$1,003	\$1,003	100%
01-60030-1800	SALARIES HOURLY OT - Community Relations	\$3,409	\$1,503	(\$1,906)	-127%
01-60030-2050	SALARIES HOURLY OT - Capital Projects & Planning	\$0	\$3,510	\$3,510	100%
01-60030-2100	SALARIES HOURLY OT - Public Safety	\$73,590	\$14,820	(\$58,770)	-397%
01-60030-2210	SALARIES HOURLY OT - Grounds	\$9,082	\$14,539	\$5,457	38%
01-60030-2220	SALARIES HOURLY OT - Maintenance	\$15,820	\$29,080	\$13,260	46%
01-60030-2230	SALARIES HOURLY OT - Warehouse	\$0	\$1,003	\$1,003	100%
01-60030-2240	SALARIES HOURLY OT - Bus Operations	\$62,447	\$42,617	(\$19,830)	-47%
01-60030-2250	SALARIES HOURLY OT - Motor Pool	\$6,320	\$3,007	(\$3,313)	-110%
01-60030-2310	SALARIES HOURLY OT - Permits & Film	\$0	\$2,004	\$2,004	100%
01-60030-3400	SALARIES HOURLY OT - Sportspark	\$431	\$0	(\$431)	0%
01-60030-3500	SALARIES HOURLY OT - Youth Center	\$1,320	\$0	(\$1,320)	0%
Total Salaries OT		<u>\$172,418</u>	<u>\$115,591</u>	<u>(\$56,827)</u>	<u>-49%</u>
Temporary Employees					
01-60100-1000	TEMPORARY EMPLOYEE - Administrative	\$0	\$5,000	\$5,000	100%
01-60100-1600	TEMPORARY EMPLOYEE - Legal	\$4,305	\$0	(\$4,305)	0%
01-60100-2050	TEMPORARY EMPLOYEE - Capital Projects & Planning	\$0	\$8,000	\$8,000	100%
01-60100-2210	TEMPORARY EMPLOYEE - Grounds	\$48,788	\$56,000	\$7,213	13%
01-60100-2220	TEMPORARY EMPLOYEE - Maintenance	\$41,495	\$56,000	\$14,505	26%
01-60100-2230	TEMPORARY EMPLOYEE - Warehouse	\$13,526	\$8,000	(\$5,526)	-69%
01-60100-2240	TEMPORARY EMPLOYEE - Bus Operations	\$0	\$8,000	\$8,000	100%
01-60100-2310	TEMPORARY EMPLOYEE - Permits & Film	\$0	\$8,000	\$8,000	100%
01-60100-3400	TEMPORARY EMPLOYEE - Sportspark	\$30,150	\$16,000	(\$14,150)	-88%
01-60100-3500	TEMPORARY EMPLOYEE - Youth Center	\$19,909	\$0	(\$19,909)	0%
Workers Compensation & Disability					
01-60060-0000	WORKERS COMPENSATION - General	\$90,851	\$250,000	\$159,149	64%
01-60070-1000	DISABILITY INSURANCE - Administrative	\$3,889	\$1,341	(\$2,548)	-190%
Total Workers Compensation & Disability		<u>\$94,740</u>	<u>\$251,341</u>	<u>\$156,601</u>	<u>62%</u>
Total Temporary Employees		<u>\$252,913</u>	<u>\$416,341</u>	<u>\$163,428</u>	<u>39%</u>
ER Payroll Taxes					
01-60071-1000	MCTMT TAXES - Administrative	\$10	\$0	(\$10)	0%
01-60071-1050	MCTMT TAXES - Administrative Services	\$103	\$365	\$262	72%
01-60071-1100	MCTMT TAXES - Executive	\$670	\$1,464	\$794	54%
01-60071-1300	MCTMT TAXES - Finance	\$669	\$1,496	\$827	55%
01-60071-1400	MCTMT TAXES - Human Resources	\$162	\$315	\$153	49%
01-60071-1500	MCTMT TAXES - Information Technology	\$158	\$532	\$374	70%
01-60071-1600	MCTMT TAXES - Legal	\$237	\$427	\$190	44%
01-60071-1800	MCTMT TAXES - Community Relations	\$172	\$196	\$24	12%
01-60071-2050	MCTMT TAXES - Capital Projects & Planning	\$646	\$1,436	\$790	55%
01-60071-2100	MCTMT TAXES - Public Safety	\$2,258	\$4,390	\$2,132	49%
01-60071-2210	MCTMT TAXES - Grounds	\$621	\$1,162	\$541	47%
01-60071-2220	MCTMT TAXES - Maintenance	\$427	\$887	\$460	52%
01-60071-2230	MCTMT TAXES - Warehouse	\$182	\$283	\$101	36%
01-60071-2240	MCTMT TAXES - Bus Operations	\$984	\$1,822	\$838	46%
01-60071-2250	MCTMT TAXES - Motor Pool	\$251	\$414	\$163	39%
01-60071-2300	MCTMT TAXES - Parks & Recreations	\$95	\$174	\$79	45%
01-60071-2310	MCTMT TAXES - Permits & Film	\$81	\$273	\$192	70%
01-60071-3400	MCTMT TAXES - Sportspark	\$516	\$874	\$358	41%
01-60071-3500	MCTMT TAXES - Youth Center	\$258	\$995	\$737	74%
01-60080-1000	ER PAYROLL TAXES - Administrative	(\$7,352)	\$0	\$7,352	0%
01-60080-1050	ER PAYROLL TAXES - Administrative Services	\$4,713	\$8,756	\$4,043	46%
01-60080-1100	ER PAYROLL TAXES - Executive	\$27,441	\$26,425	(\$1,016)	-4%
01-60080-1300	ER PAYROLL TAXES - Finance	\$27,419	\$36,188	\$8,769	24%
01-60080-1400	ER PAYROLL TAXES - Human Resources	\$7,069	\$7,330	\$261	4%
01-60080-1500	ER PAYROLL TAXES - Information Technology	\$6,781	\$12,405	\$5,624	45%
01-60080-1600	ER PAYROLL TAXES - Legal	\$9,920	\$9,910	(\$10)	0%
01-60080-1800	ER PAYROLL TAXES - Community Relations	\$7,001	\$4,842	(\$2,159)	-45%
01-60080-2050	ER PAYROLL TAXES - Capital Projects & Planning	\$27,459	\$33,555	\$6,096	18%
01-60080-2100	ER PAYROLL TAXES - Public Safety	\$97,377	\$105,717	\$8,340	8%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Favorable (Unfavorable)			
		Actual	Budget	Variance	Percent
01-60080-2210	ER PAYROLL TAXES - Grounds	\$28,055	\$28,510	\$455	2%
01-60080-2220	ER PAYROLL TAXES - Maintenance	\$19,159	\$21,923	\$2,764	13%
01-60080-2230	ER PAYROLL TAXES - Warehouse	\$8,041	\$6,803	(\$1,238)	-18%
01-60080-2240	ER PAYROLL TAXES - Bus Operations	\$42,059	\$43,861	\$1,802	4%
01-60080-2250	ER PAYROLL TAXES - Motor Pool	\$10,491	\$9,879	(\$612)	-6%
01-60080-2300	ER PAYROLL TAXES - Parks & Recreations	\$3,997	\$4,093	\$96	2%
01-60080-2310	ER PAYROLL TAXES - Permits & Film	\$3,725	\$6,573	\$2,848	43%
01-60080-3400	ER PAYROLL TAXES - Sportspark	\$24,722	\$22,059	(\$2,663)	-12%
01-60080-3500	ER PAYROLL TAXES - Youth Center	\$12,198	\$23,815	\$11,617	49%
Total ER Payroll Taxes		\$368,774	\$430,149	\$61,375	14%
Health Insurance					
01-60090-1050	HEALTH INSURANCE - Administrative Services	\$9,743	\$12,624	\$2,881	23%
01-60090-1100	HEALTH INSURANCE - Executive	\$33,122	\$45,434	\$12,312	27%
01-60090-1300	HEALTH INSURANCE - Finance	\$50,650	\$90,898	\$40,248	44%
01-60090-1400	HEALTH INSURANCE - Human Resources	\$9,743	\$25,254	\$15,511	61%
01-60090-1500	HEALTH INSURANCE - Information Technology	\$19,486	\$30,297	\$10,811	36%
01-60090-1600	HEALTH INSURANCE - Legal	\$13,636	\$30,298	\$16,662	55%
01-60090-1800	HEALTH INSURANCE - Community Relations	\$8,181	\$17,673	\$9,492	54%
01-60090-2050	HEALTH INSURANCE - Capital Projects & Planning	\$55,722	\$80,806	\$25,084	31%
01-60090-2100	HEALTH INSURANCE - Public Safety	\$291,849	\$368,924	\$77,075	21%
01-60090-2210	HEALTH INSURANCE - Grounds	\$75,338	\$96,890	\$21,552	22%
01-60090-2220	HEALTH INSURANCE - Maintenance	\$44,963	\$50,116	\$5,153	10%
01-60090-2230	HEALTH INSURANCE - Warehouse	\$24,250	\$31,429	\$7,179	23%
01-60090-2240	HEALTH INSURANCE - Bus Operations	\$67,840	\$108,427	\$40,587	37%
01-60090-2250	HEALTH INSURANCE - Motor Pool	\$17,550	\$9,847	(\$7,703)	-78%
01-60090-2300	HEALTH INSURANCE - Parks & Recreations	\$3,893	\$5,043	\$1,150	23%
01-60090-2310	HEALTH INSURANCE - Permits & Film	\$10,522	\$17,673	\$7,151	40%
01-60090-3400	HEALTH INSURANCE - Sportspark	\$31,164	\$35,341	\$4,177	12%
01-60090-3500	HEALTH INSURANCE - Youth Center	\$13,239	\$95,942	\$82,703	86%
Total Health Insurance		\$780,890	\$1,152,916	\$372,026	32%
Dental/Vision					
01-60091-1050	DENTAL/ VISION - Administrative Services	\$461	\$576	\$115	20%
01-60091-1100	DENTAL/ VISION - Executive	\$2,250	\$4,315	\$2,065	48%
01-60091-1300	DENTAL/ VISION - Finance	\$2,641	\$5,164	\$2,523	49%
01-60091-1400	DENTAL/ VISION - Human Resources	\$65	\$1,493	\$1,428	96%
01-60091-1500	DENTAL/ VISION - Information Technology	\$1,375	\$2,154	\$779	36%
01-60091-1600	DENTAL/ VISION - Legal	\$455	\$862	\$407	47%
01-60091-1800	DENTAL/ VISION - Community Relations	\$819	\$1,863	\$1,044	56%
01-60091-2050	DENTAL/ VISION - Capital Projects & Planning	\$2,840	\$4,484	\$1,644	37%
01-60091-2100	DENTAL/ VISION - Public Safety	\$14,364	\$21,179	\$6,815	32%
01-60091-2210	DENTAL/ VISION - Grounds	\$443	\$558	\$115	21%
01-60091-2220	DENTAL/ VISION - Maintenance	\$415	\$934	\$519	56%
01-60091-2230	DENTAL/ VISION - Warehouse	\$496	\$1,220	\$724	59%
01-60091-2240	DENTAL/ VISION - Bus Operations	\$886	\$1,116	\$230	21%
01-60091-2250	DENTAL/ VISION - Motor Pool	\$227	\$285	\$58	20%
01-60091-2300	DENTAL/ VISION - Parks & Recreations	\$227	\$285	\$58	20%
01-60091-2310	DENTAL/ VISION - Permits & Film	\$273	\$570	\$297	52%
01-60091-3400	DENTAL/ VISION - Sportspark	\$1,485	\$1,687	\$202	12%
01-60091-3500	DENTAL/ VISION - Youth Center	\$900	\$6,092	\$5,192	85%
Total Dental/Vision		\$30,622	\$54,837	\$24,215	44%
Pension					
01-60092-2100	PENSION - Public Safety	\$0	\$44,040	\$44,040	100%
01-60092-2210	PENSION - Grounds	\$17,213	\$24,222	\$7,010	29%
01-60092-2220	PENSION - Maintenance	\$11,928	\$15,336	\$3,408	22%
01-60092-2240	PENSION - Bus Operations	\$31,950	\$43,452	\$11,502	26%
01-60092-2250	PENSION - Motor Pool	\$7,668	\$5,112	(\$2,556)	-50%
Total Pension		\$68,759	\$132,162	\$63,404	48%
Other Employee Benefits					
01-60093-2210	FRINGE BENEFITS ANNUITY - Grounds	\$2,066	\$2,842	\$776	27%
01-60094-2210	LEGAL SERVICES - Grounds	\$740	\$907	\$167	18%
01-60094-2220	LEGAL SERVICES - Maintenance	\$650	\$360	(\$290)	-81%
01-60094-2240	LEGAL SERVICES - Bus Operations	\$1,675	\$1,260	(\$415)	-33%
01-60094-2250	LEGAL SERVICES - Motor Pool	\$420	\$180	(\$240)	-133%
01-60095-1000	OTHER POST EMPLOYMENT BENEFIT	\$0	\$450,000	\$450,000	100%
01-60096-1050	TERM LIFE/ LTD - Administrative Services	\$50	\$426	\$376	88%
01-60096-1100	TERM LIFE/ LTD - Executive	\$1,263	\$2,076	\$813	39%
01-60096-1300	TERM LIFE/ LTD - Finance	\$1,623	\$2,537	\$914	36%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Favorable (Unfavorable)			
		Actual	Budget	Variance	Percent
01-60096-1400	TERM LIFE/ LTD - Human Resources	\$271	\$587	\$316	54%
01-60096-1500	TERM LIFE/ LTD - Information Technology	\$495	\$863	\$368	43%
01-60096-1600	TERM LIFE/ LTD - Legal	\$542	\$907	\$365	40%
01-60096-1800	TERM LIFE/ LTD - Community Relations	\$491	\$588	\$97	16%
01-60096-2050	TERM LIFE/ LTD - Capital Projects & Planning	\$1,549	\$2,087	\$538	26%
01-60096-2100	TERM LIFE/ LTD - Public Safety	\$7,652	\$9,054	\$1,402	15%
01-60096-2210	TERM LIFE/ LTD - Grounds	\$7	\$283	\$276	97%
01-60096-2220	TERM LIFE/ LTD - Maintenance	\$223	\$254	\$31	12%
01-60096-2230	TERM LIFE/ LTD - Warehouse	\$643	\$520	(\$123)	-24%
01-60096-2240	TERM LIFE/ LTD - Bus Operations	\$485	\$560	\$75	13%
01-60096-2250	TERM LIFE/ LTD - Motor Pool	\$223	\$286	\$63	22%
01-60096-2300	TERM LIFE/ LTD - Parks & Recreations	\$271	\$305	\$34	11%
01-60096-2310	TERM LIFE/ LTD - Permits & Film	\$293	\$504	\$211	42%
01-60096-3400	TERM LIFE/ LTD - Sportspark	\$967	\$906	(\$61)	-7%
01-60096-3500	TERM LIFE/ LTD - Youth Center	\$549	\$3,070	\$2,521	82%
01-60098-2220	SCHOLARSHIP AND EDUCATION - Maintenance	\$1,325	\$450	(\$875)	-194%
01-60098-2240	SCHOLARSHIP AND EDUCATION - Bus Operations	\$2,925	\$1,080	(\$1,845)	-171%
01-60098-2250	SCHOLARSHIP AND EDUCATION - Motor Pool	\$825	\$180	(\$645)	-358%
01-60099-2220	SUPPLEMENTAL BENEFITS - Maintenance	\$2,215	\$1,560	(\$655)	-42%
01-60099-2240	SUPPLEMENTAL BENEFITS - Bus Operations	\$5,005	\$5,460	\$455	8%
01-60099-2250	SUPPLEMENTAL BENEFITS - Motor Pool	\$1,425	\$780	(\$645)	-83%
Total Othet Employee Benefits		<u>\$36,867</u>	<u>\$490,872</u>	<u>\$454,005</u>	<u>92%</u>
Total Personal Services (PS)		<u>\$6,040,915</u>	<u>\$7,628,651</u>	<u>\$1,587,736</u>	<u>21%</u>
Other Than Personal Services (OTPS) :					
Insurance					
01-60200-1000	INSURANCE - General	\$802,162	\$895,500	\$93,338	10%
01-60200-2900	INSURANCE - Tramway	\$106,692	\$92,498	(\$14,194)	-15%
Total Insurance		<u>\$908,853</u>	<u>\$987,998</u>	<u>\$79,145</u>	<u>8%</u>
Professional Services					
01-60220-1000	PROFESSIONAL SERVICES - Administrative	\$99,997	\$0	(\$99,997)	0%
01-60220-1050	PROFESSIONAL SERVICES - Administrative Services	\$57,230	\$161,498	\$104,268	65%
01-60220-1300	PROFESSIONAL SERVICES - Finance	\$76,374	\$30,000	(\$46,374)	-155%
01-60220-1400	PROFESSIONAL SERVICES - ADP Payroll	\$45,343	\$47,498	\$2,155	5%
01-60220-1500	PROFESSIONAL SERVICES - Information Technology	\$40,989	\$15,000	(\$25,989)	-173%
01-60220-1700	PROFESSIONAL SERVICES - Marketing/ Advng/ PR	\$0	\$1,500	\$1,500	100%
01-60220-1800	PROFESSIONAL SERVICES - Community Relations	\$31,255	\$24,000	(\$7,255)	-30%
01-60220-2050	PROFESSIONAL SERVICES - Capital Projects & Planning	\$1,975	\$0	(\$1,975)	0%
01-60220-2220	PROFESSIONAL SERVICES - Maintenance	\$22,400	\$99,998	\$77,598	78%
01-60220-2800	PROFESSIONAL SERVICES - AVAC	\$0	\$7,500	\$7,500	100%
01-60220-2900	PROFESSIONAL SERVICES - Tramway	\$8,770	\$37,500	\$28,730	77%
01-60220-3400	PROFESSIONAL SERVICES - Sportspark	\$42,238	\$26,002	(\$16,236)	-62%
01-60220-3500	PROFESSIONAL SERVICES - Youth Center	\$0	\$15,998	\$15,998	100%
01-60220-5000	PROFESSIONAL SERVICES - PM Housing	\$0	\$155,192	\$155,192	100%
Total Professional Services		<u>\$426,571</u>	<u>\$621,686</u>	<u>\$195,115</u>	<u>31%</u>
Marketing / Advertising					
01-60540-1000	MARKETING/ ADVERTISING - Administrative	\$18,404	\$3,000	(\$15,404)	-513%
01-60540-1800	MARKETING/ ADVERTISING - Community Relations	\$411	\$5,002	\$4,591	92%
01-60540-3500	MARKETING/ ADVERTISING - Youth Center	\$0	\$5,002	\$5,002	100%
Total Marketing / Advertising		<u>\$18,815</u>	<u>\$13,004</u>	<u>(\$5,811)</u>	<u>-45%</u>
Management Fees					
01-60210-2900	MANAGEMENT FEES - Tramway	\$2,174,845	\$2,111,498	(\$63,347)	-3%
01-60210-6000	MANAGEMENT FEES - Motorgate	\$543,451	\$456,000	(\$87,451)	-19%
Total Management Fees		<u>\$2,718,296</u>	<u>\$2,567,498</u>	<u>(\$150,798)</u>	<u>-6%</u>
Legal Services					
01-60240-1600	LEGAL SERVICES - Legal General	\$43,426	\$12,502	(\$30,924)	-247%
01-60241-1600	LEGAL SERVICES - Employment Matters	\$0	\$37,500	\$37,500	100%
01-60242-1600	LEGAL SERVICES - Commercial	\$0	\$7,500	\$7,500	100%
01-60243-1600	LEGAL SERVICES - Residential	(\$90,627)	\$99,998	\$190,625	191%
01-60244-1600	LEGAL SERVICES - Development/Residential	\$15,226	\$75,000	\$59,774	80%
01-60246-1600	LEGAL SERVICES - LITIGATION/SETTLEMENT	\$0	\$24,998	\$24,998	100%
Total Legal Services		<u>(\$31,975)</u>	<u>\$257,498</u>	<u>\$289,473</u>	<u>112%</u>
Telecommunications					
01-60400-1500	TELEPHONE	\$27,070	\$37,500	\$10,430	28%
01-60401-1500	TELEPHONE - LONG DISTANCE	\$450	\$750	\$300	40%
01-60402-1500	TELEPHONE - CELL	\$19,142	\$24,998	\$5,856	23%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Actual	Favorable (Unfavorable)		Percent
		Budget	Variance		
01-60403-1500	MAINTENANCE - INTERNAL TELEPHONE SYSTEM HARDW/	\$0	\$1,748	\$1,748	100%
01-60404-1500	INTERNET SERVICE PROVIDER - DATA LINE	\$36,050	\$60,000	\$23,950	40%
01-60690-1500	WEB SITE HOSTING	\$270	\$0	(\$270)	0%
Total Telecommunications		<u>\$82,982</u>	<u>\$124,996</u>	<u>\$42,014</u>	<u>34%</u>
Island Improvements/ Capital Plan					
01-61081-5100	COMMERCIAL SPACE RENT - Eastwood	\$100,948	\$193,231	\$92,283	48%
01-61081-5200	COMMERCIAL SPACE RENT	\$34,770	\$42,000	\$7,230	17%
01-61081-5600	COMMERCIAL SPACE RENT	\$2,031	\$14,498	\$12,467	86%
Total Island Improvements		<u>\$137,748</u>	<u>\$249,729</u>	<u>\$111,981</u>	<u>45%</u>
Repairs & Maintenance					
01-60407-5000	REPAIR & MAINT PARKING METER - PM: Housing	\$7,618	\$7,500	(\$118)	-2%
01-60408-3000	REPAIRS & MAINT POTHOLES/LINE STRIPING - RI Locations	\$59,675	\$0	(\$59,675)	0%
01-60409-3000	REPAIRS & MAINT Z-BRICK - RI Locations Points	\$27,755	\$0	(\$27,755)	0%
01-60410-2240	REPAIRS & MAINT SEWERS - Bus Operations	\$0	\$502	\$502	100%
01-60410-2900	REPAIRS & MAINT SEWERS - Tramway	\$0	\$502	\$502	100%
01-60410-3000	REPAIRS & MAINT SEWERS - RI Locations Points	\$0	\$2,498	\$2,498	100%
01-60410-3400	REPAIRS & MAINT SEWERS - Sportspark	\$0	\$1,748	\$1,748	100%
01-60411-2220	REPAIR & MAINT ISLAND FIXTURES - Maintenance	\$5,228	\$0	(\$5,228)	0%
01-60412-0000	REPAIRS & MAINT BUILDING - General	\$2,755	\$20,002	\$17,247	86%
01-60412-1000	REPAIRS & MAINT BUILDING - Administrative	\$2,577	\$3,750	\$1,173	31%
01-60412-2100	REPAIRS & MAINT BUILDING - Public Safety	\$1,741	\$1,500	(\$241)	-16%
01-60412-2220	REPAIRS & MAINT BUILDING - Maintenance	\$1,006	\$0	(\$1,006)	0%
01-60412-2240	REPAIRS & MAINT BUILDING - Bus Operations	\$0	\$502	\$502	100%
01-60412-2800	REPAIRS & MAINT BUILDING - AVAC	\$6,750	\$2,498	(\$4,252)	-170%
01-60412-2900	REPAIRS & MAINT BUILDING - Tramway	\$1,394	\$502	(\$892)	-178%
01-60412-3000	REPAIRS & MAINT BUILDING - RI Locations Points	\$19,802	\$30,000	\$10,198	34%
01-60412-3400	REPAIRS & MAINT BUILDING - Sportspark	\$0	\$2,498	\$2,498	100%
01-60412-6000	REPAIRS & MAINT BUILDING - Motorgate	\$72	\$5,002	\$4,930	99%
01-60413-2050	REPAIR & MAINT ELEVATORS - Capital Projects & Planning	\$3,952	\$0	(\$3,952)	0%
01-60413-2220	REPAIR & MAINT ELEVATORS - Maintenance	\$2,885	\$32,498	\$29,613	91%
01-60414-1000	REPAIRS & MAINT OTHER - Administrative	\$0	\$502	\$502	100%
01-60414-2210	REPAIRS & MAINT OTHER - Grounds	\$2,950	\$0	(\$2,950)	0%
01-60414-2220	REPAIRS & MAINT OTHER - Maintenance	\$67,954	\$316,252	\$248,298	79%
01-60414-2240	REPAIRS & MAINT OTHER - Bus Operations	\$0	\$502	\$502	100%
01-60414-3000	REPAIRS & MAINT OTHER - RI Locations Points	\$9,891	\$998	(\$8,893)	-891%
01-60414-3400	REPAIRS & MAINT OTHER - Sportspark	\$690	\$502	(\$188)	-37%
01-60415-2220	REPAIR & MAINT HVAC - Maintenance	\$20,389	\$125,002	\$104,613	84%
01-60416-2220	REPAIR & MAINT BMS - Maintenance	\$0	\$50,002	\$50,002	100%
01-60417-2220	REPAIR & MAINT ELECTRICAL - Maintenance	\$91,750	\$99,998	\$8,248	8%
01-60418-2220	REPAIR & MAINT GENERATOR/ - Maintenance	\$5,300	\$15,000	\$9,700	65%
01-60419-2220	REPAIR & MAINT PLUMBING - Maintenance	\$40,079	\$99,998	\$59,919	60%
01-60421-2220	REPAIR & MAINT ELEV/ESCAL - Maintenance	\$0	\$7,500	\$7,500	100%
01-60422-2220	REPAIR & MAINT SPRINKLER/ - Maintenance	\$773	\$50,002	\$49,229	98%
01-60423-2220	REPAIR & MAINT FIRE ALARM - Maintenance	\$5,535	\$50,002	\$44,467	89%
01-60424-2220	REPAIR & MAINT FIRE EXTIN - Maintenance	\$5,066	\$5,002	(\$64)	-1%
01-60425-2220	REPAIR & MAINT PREVENTION - Maintenance	\$0	\$5,002	\$5,002	100%
Total Repairs & Maintenance		<u>\$393,588</u>	<u>\$937,766</u>	<u>\$544,178</u>	<u>58%</u>
Repairs & Maintenance Equipment					
01-60440-1000	REPAIRS & MAINT EQUIP - Administrative	\$0	\$502	\$502	100%
01-60440-1500	REPAIRS & MAINT EQUIPMENT - Information Technology	\$0	\$1,500	\$1,500	100%
01-60440-2100	REPAIRS & MAINT EQUIPMENT - Public Safety	\$4,215	\$750	(\$3,465)	-462%
01-60440-2210	REPAIRS & MAINT EQUIP -Grounds	\$2,330	\$2,550	\$220	9%
01-60440-2220	REPAIRS & MAINT EQUIPMENT - Maintenance	\$1,044	\$2,498	\$1,454	58%
01-60440-2240	REPAIRS & MAINT EQUIP - Bus Operations	\$11,416	\$6,750	(\$4,666)	-69%
01-60440-2250	REPAIRS & MAINT EQUIPMENT - Motor Pool	\$0	\$248	\$248	100%
01-60440-2800	REPAIRS & MAINT EQUIPMENT - AVAC	\$2,921	\$12,502	\$9,581	77%
01-60440-2900	REPAIRS & MAINT EQUIPMENT - Tramway	\$0	\$502	\$502	100%
Total Repairs & Maintenance Equipment		<u>\$21,926</u>	<u>\$27,802</u>	<u>\$5,876</u>	<u>21%</u>
Other Repairs & Maintenance					
01-60490-2210	TREES, SHRUBS & SOD- Grounds	\$146,849	\$125,002	(\$21,847)	-17%
Total Other Repairs & Maintenance		<u>\$146,849</u>	<u>\$125,002</u>	<u>(\$21,847)</u>	<u>-17%</u>
Vehicles Gas					
01-60450-1050	VEHICLES GAS - Administrative Services	\$142	\$248	\$106	43%
01-60450-2100	VEHICLES GAS - Public Safety	\$8,517	\$2,498	(\$6,019)	-241%
01-60450-2210	VEHICLES GAS - Grounds	\$4,248	\$5,002	\$754	15%
01-60450-2220	VEHICLES GAS - Maintenance	\$2,082	\$2,002	(\$80)	-4%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Favorable (Unfavorable)			
		Actual	Budget	Variance	Percent
01-60450-2240	VEHICLES GAS - Bus Operations	\$51,900	\$54,998	\$3,098	6%
01-60450-3400	VEHICLES GAS - Sportspark	\$306	\$248	(\$58)	-23%
Total Vehicles Gas		<u>\$67,195</u>	<u>\$64,996</u>	<u>(\$2,199)</u>	<u>-3%</u>
Vehicles Repair & Maintenance					
01-60500-1000	VEHICLE REPAIR & MAINT - Administrative	\$0	\$502	\$502	100%
01-60500-1050	VEHICLE REPAIRS & MAINT - Administrative Services	\$0	\$502	\$502	100%
01-60500-2100	VEHICLE REPAIR & MAINT- Public Safety	\$3,201	\$2,498	(\$703)	-28%
01-60500-2210	VEHICLE REPAIR & MAINT- Grounds	\$0	\$1,500	\$1,500	100%
01-60500-2220	VEHICLE REPAIRS & MAINT. - Maintenance	\$0	\$1,252	\$1,252	100%
01-60500-2240	VEHICLE REPAIR & MAINT- Bus Operations	\$12,476	\$35,002	\$22,526	64%
01-60500-2250	VEHICLE REPAIRS & MAINT - Motor Pool	\$7,737	\$12,498	\$4,761	38%
01-60500-3400	VEHICLE REPAIRS & MAINT - Sportspark	\$0	\$502	\$502	100%
Total Vehicles Repair & Maintenance		<u>\$23,415</u>	<u>\$54,256</u>	<u>\$30,842</u>	<u>57%</u>
Vehicles Parts					
01-60640-2100	VEHICLES PARTS - Public Safety	\$1,823	\$750	(\$1,073)	-143%
01-60640-2210	VEHICLES PARTS - Grounds	\$3,015	\$1,252	(\$1,763)	-141%
01-60640-2220	VEHICLES PARTS - Maintenance	\$1,020	\$0	(\$1,020)	0%
01-60640-2240	VEHICLES PARTS - Bus Operations	\$1,336	\$3,750	\$2,414	64%
01-60640-2250	VEHICLES PARTS - Motor Pool	\$349	\$4,500	\$4,151	92%
01-60640-3400	VEHICLES PARTS - Sportspark	\$0	\$502	\$502	100%
Total Vehicles Parts		<u>\$7,544</u>	<u>\$10,754</u>	<u>\$3,210</u>	<u>30%</u>
Equipment Lease					
01-60300-1000	LEASED EQUIPMENT - General	\$6,128	\$6,000	(\$128)	-2%
01-60300-2210	LEASED EQUIPMENT - Grounds	\$0	\$248	\$248	100%
01-60300-2220	LEASED EQUIPMENT - Maintenance	\$6,422	\$5,002	(\$1,420)	-28%
01-60300-2240	LEASED EQUIPMENT - Bus Operations	\$485	\$750	\$265	35%
01-60300-2900	LEASED EQUIPMENT - Tramway	\$0	\$2,498	\$2,498	100%
01-60300-3400	LEASED EQUIPMENT - Sportspark	\$0	\$502	\$502	100%
01-60300-3500	LEASED EQUIPMENT - Youth Center	\$464	\$0	(\$464)	0%
Total Equipment Lease		<u>\$13,499</u>	<u>\$15,000</u>	<u>\$1,501</u>	<u>10%</u>
Office Equipment Purchase					
01-60470-0000	OFFICE EQUIP PURCHASE - General	\$0	\$1,252	\$1,252	100%
01-60470-1000	OFFICE EQUIP PURCHASE - Administrative	\$0	\$998	\$998	100%
01-60470-1500	OFFICE EQUIP PURCH - Information Technology	\$1,374	\$5,002	\$3,628	73%
01-60470-2050	OFFICE EQUIP PURCHASE - Capital Projects & Planning	\$26	\$502	\$477	95%
01-60470-2100	OFFICE EQUIP PURCH - Public Safety	\$655	\$502	(\$153)	-30%
01-60470-2250	OFFICE EQUIP PURCHASE - Motor Pool	\$0	\$502	\$502	100%
01-60470-3400	OFFICE EQUIP PURCHASE - Sportspark	\$0	\$2,498	\$2,498	100%
Total Office Equipment Purchase		<u>\$2,054</u>	<u>\$11,256</u>	<u>\$9,202</u>	<u>82%</u>
Equipment Purchases					
01-60510-1000	EQUIPMENT PURCHASE - Administrative	\$469	\$0	(\$469)	0%
01-60510-1050	EQUIPMENT PURCHASE - Administrative Services	\$0	\$502	\$502	100%
01-60510-1500	EQUIPMENT PURCHASE - Information Technology	\$1,414	\$0	(\$1,414)	0%
01-60510-1800	EQUIPMENT PURCHASE - Community Relations	\$1,010	\$0	(\$1,010)	0%
01-60510-2100	EQUIPMENT PURCHASE - Public Safety	\$6,819	\$3,998	(\$2,821)	-71%
01-60510-2210	EQUIPMENT PURCHASE - Grounds	\$3,998	\$2,498	(\$1,500)	-60%
01-60510-2220	EQUIPMENT PURCHASE - Maintenance	\$5,548	\$5,002	(\$546)	-11%
01-60510-2230	EQUIPMENT PURCHASE - Warehouse	\$306	\$0	(\$306)	0%
01-60510-2240	EQUIPMENT PURCHASE- Bus Operations	\$0	\$750	\$750	100%
01-60510-2900	EQUIPMENT PURCHASE - Tramway	\$3,823	\$0	(\$3,823)	0%
01-60510-3400	EQUIPMENT PURCHASE - Sportspark	\$1,935	\$8,002	\$6,067	76%
Total Equipment Purchases		<u>\$25,322</u>	<u>\$20,752</u>	<u>(\$4,570)</u>	<u>-22%</u>
Other Equipment Purchases					
01-60660-1500	COMPUTER PURCHASE SOFTWARE	\$17,759	\$15,000	(\$2,759)	-18%
01-60660-2220	COMPUTER PURCHASE SOFTWARE - Maintenance	\$0	\$7,500	\$7,500	100%
01-60780-1500	COMPUTER PURCHASES	\$0	\$502	\$502	100%
Total Other Equipment Purchases		<u>\$17,759</u>	<u>\$23,002</u>	<u>\$5,243</u>	<u>23%</u>
Exterminator					
01-60250-1000	EXTERMINATOR - Administrative	\$378	\$1,252	\$874	70%
01-60250-2100	EXTERMINATOR - Public Safety	\$1,955	\$750	(\$1,205)	-161%
01-60250-2210	EXTERMINATOR - Grounds	\$0	\$1,004	\$1,004	100%
01-60250-2220	EXTERMINATOR - Maintenance	\$0	\$2,498	\$2,498	100%
01-60250-2230	EXTERMINATOR - Warehouse	\$550	\$0	(\$550)	0%
01-60250-2240	EXTERMINATOR - Bus Operations	\$455	\$502	\$47	9%

Roosevelt Island Operating Corporation
Budget Variance Report
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		Actual	Favorable (Unfavorable)		Percent
		Budget	Variance		
01-60250-2250	EXTERMINATOR - Motor Pool	\$0	\$502	\$502	100%
01-60250-2900	EXTERMINATOR - Tramway	\$455	\$502	\$47	9%
01-60250-3000	EXTERMINATOR - RI Locations Points	\$1,714	\$0	(\$1,714)	0%
01-60250-3400	EXTERMINATOR - Sportspark	\$1,330	\$502	(\$828)	-165%
Total Exterminator		<u>\$6,835</u>	<u>\$7,512</u>	<u>\$677</u>	<u>9%</u>
Uniforms					
01-60290-1000	UNIFORMS - Administrative	\$583	\$1,500	\$917	61%
01-60290-2050	UNIFORMS - Capital Projects & Planning	\$242	\$998	\$756	76%
01-60290-2100	UNIFORMS - Public Safety	\$9,802	\$12,502	\$2,700	22%
01-60290-2210	UNIFORMS - Grounds	\$2,934	\$1,748	(\$1,186)	-68%
01-60290-2220	UNIFORMS - Maintenance	\$1,978	\$2,002	\$24	1%
01-60290-2240	UNIFORMS - Bus Operations	\$1,087	\$3,750	\$2,663	71%
01-60290-2250	UNIFORMS - Motor Pool	\$0	\$248	\$248	100%
01-60290-3400	UNIFORMS - Sportspark	\$3,576	\$652	(\$2,924)	-449%
01-60290-3500	UNIFORMS - Youth Center	\$2,510	\$6,000	\$3,490	58%
01-60291-1000	UNIFORMS CLEANING - Administrative	\$213	\$248	\$35	14%
01-60291-2100	UNIFORMS CLEANING - Public Safety	\$6,520	\$3,998	(\$2,522)	-63%
01-60291-2200	UNIFORMS CLEANING - Island Operations	\$592	\$0	(\$592)	0%
01-60291-2210	UNIFORMS CLEANING - Grounds	\$3,221	\$4,252	\$1,031	24%
01-60291-2220	UNIFORMS CLEANING - Maintenance	\$1,105	\$2,250	\$1,145	51%
01-60291-2230	UNIFORMS CLEANING - Warehouse	\$61	\$0	(\$61)	0%
01-60291-2240	UNIFORMS CLEANING - Bus Operations	\$264	\$998	\$734	74%
01-60291-2250	UNIFORMS CLEANING - Motor Pool	\$56	\$248	\$192	77%
01-60291-3400	UNIFORMS CLEANING - Sportspark	\$38	\$248	\$210	85%
01-60291-3500	UNIFORMS CLEANING - Youth Center	\$132	\$0	(\$132)	0%
Total Uniforms		<u>\$34,914</u>	<u>\$41,642</u>	<u>\$6,728</u>	<u>16%</u>
Light, Power, Heat					
01-60320-1000	LIGHT, POWER, HEAT - Admin	\$14,064	\$15,000	\$936	6%
01-60320-2100	LIGHT, POWER, HEAT - Public Safety	\$8,833	\$9,998	\$1,165	12%
01-60320-2230	LIGHT, POWER, HEAT - Warehouse	\$1,925	\$0	(\$1,925)	0%
01-60320-2240	LIGHT, POWER, HEAT - Bus Operations	\$14,764	\$39,998	\$25,234	63%
01-60320-2800	LIGHT, POWER, HEAT - AVAC	\$319	\$12,502	\$12,183	97%
01-60320-2900	LIGHT, POWER, HEAT - Tramway	\$81,429	\$80,002	(\$1,427)	-2%
01-60320-3000	LIGHT, POWER, HEAT - RI Locations Points	\$86,572	\$102,502	\$15,930	16%
01-60320-3400	LIGHT, POWER, HEAT - Sportspark	\$64,095	\$84,998	\$20,903	25%
01-60320-6000	LIGHT, POWER, HEAT - Motorgate	\$22,227	\$22,500	\$273	1%
Total Light, Power, Heat		<u>\$294,228</u>	<u>\$367,500</u>	<u>\$73,272</u>	<u>20%</u>
Water & Sewer					
01-60322-2220	WATER & SEWER - Maintenance	\$7,974	\$9,998	\$2,024	20%
01-60322-2900	WATER & SEWER - Tramway	\$6,379	\$1,748	(\$4,631)	-265%
01-60322-3400	WATER & SEWER - Sportspark	\$2,596	\$7,500	\$4,904	65%
Total Water & Sewer		<u>\$16,949</u>	<u>\$19,246</u>	<u>\$2,297</u>	<u>12%</u>
Office Supplies					
01-60420-1000	OFFICE SUPPLIES - Administrative	\$10,058	\$9,998	(\$60)	-1%
01-60420-1500	OFFICE SUPPLIES - Information Technology	\$0	\$998	\$998	100%
01-60420-2050	OFFICE SUPPLIES - Capital Projects & Planning	\$0	\$502	\$502	100%
01-60420-2100	OFFICE SUPPLIES - Public Safety	\$1,692	\$3,000	\$1,308	44%
01-60420-2220	OFFICE SUPPLIES - Maintenance	\$0	\$248	\$248	100%
01-60420-2230	OFFICE SUPPLIES - Warehouse	\$41	\$0	(\$41)	0%
01-60420-2240	OFFICE SUPPLIES - Bus Operations	\$750	\$502	(\$248)	-49%
01-60420-3400	OFFICE SUPPLIES - Sportspark	\$1,313	\$750	(\$563)	-75%
01-60420-3500	OFFICE SUPPLIES - Youth Center	\$1,265	\$0	(\$1,265)	0%
Total Office Supplies		<u>\$15,120</u>	<u>\$15,998</u>	<u>\$878</u>	<u>5%</u>
Parts & Supplies					
01-60430-0000	PARTS & SUPPLIES - General	\$68	\$0	(\$68)	0%
01-60430-1000	PARTS & SUPPLIES - Administrative	\$1,838	\$1,748	(\$90)	-5%
01-60430-1500	PARTS & SUPPLIES - Information Technology	\$4,693	\$3,248	(\$1,445)	-44%
01-60430-1514	PARTS & SUPPLIES - Access Control	\$1,982	\$502	(\$1,480)	-295%
01-60430-1800	PARTS & SUPPLIES - Community Relations	\$736	\$0	(\$736)	0%
01-60430-2050	PARTS & SUPPLIES - Capital Projects & Planning	\$0	\$750	\$750	100%
01-60430-2100	PARTS & SUPPLIES - Public Safety	\$7,395	\$2,498	(\$4,897)	-196%
01-60430-2210	PARTS & SUPPLIES - Grounds	\$20,202	\$10,448	(\$9,754)	-93%
01-60430-2220	PARTS & SUPPLIES - Maintenance	\$53,086	\$50,002	(\$3,084)	-6%
01-60430-2230	PARTS & SUPPLIES - Warehouse	\$9,757	\$0	(\$9,757)	0%
01-60430-2240	PARTS & SUPPLIES - Bus Operations	\$12,705	\$1,500	(\$11,205)	-747%
01-60430-2250	PARTS & SUPPLIES - Motor Pool	\$3,695	\$248	(\$3,447)	-1390%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

		Actual	Favorable (Unfavorable)		Percent
			Budget	Variance	
01-60430-2800	PARTS & SUPPLIES - AVAC	\$20,707	\$12,502	(\$8,205)	-66%
01-60430-2900	PARTS & SUPPLIES - Tramway	\$223	\$502	\$279	56%
01-60430-3000	PARTS & SUPPLIES - RI Locations Points	\$1,404	\$998	(\$406)	-41%
01-60430-3400	PARTS & SUPPLIES - Sportspark	\$21,466	\$22,500	\$1,034	5%
01-60430-3500	PARTS & SUPPLIES - Youth Center	\$2,384	\$0	(\$2,384)	0%
01-60430-6000	PARTS & SUPPLIES - Motorgate	\$10,644	\$502	(\$10,142)	-2020%
Total Parts & Supplies		\$172,984	\$107,948	(\$65,036)	-60%
Service Maintenance Agreement					
01-60750-0000	SERVICE MAINTENANCE AGREE - General	\$0	\$502	\$502	100%
01-60750-1500	SERVICE MAINTENANCE AGREEMENT- IT	\$23,160	\$34,238	\$11,078	32%
01-60750-1514	SERVICE MAINTENANCE AGREE - Access Control	\$0	\$2,498	\$2,498	100%
01-60750-1800	SERVICE MAINTENANCE AGREE - Community Relations	\$0	\$10,500	\$10,500	100%
01-60750-2050	SERVICE MAINTENANCE AGREE - Capital Projects & Planning	\$2,520	\$1,050	(\$1,470)	-140%
01-60750-2100	SERVICE MAINTENANCE AGREE - Public Safety	\$419	\$502	\$83	17%
01-60750-2240	SERVICE MAINTENANCE AGREE - Bus Operations	\$0	\$8,002	\$8,002	100%
01-60750-2250	SERVICE MAINTENANCE AGREE - Motor Pool	\$1,170	\$502	(\$668)	-133%
01-60750-2900	SERVICE MAINTENANCE AGREE - Tramway	\$31,248	\$1,500	(\$29,748)	-1983%
01-60750-3000	SERVICE MAINTENANCE AGREE - RI Locations Points	\$6,278	\$7,500	\$1,222	16%
01-60750-3400	SERVICE MAINTENANCE AGREE - Sportspark	\$1,584	\$2,498	\$914	37%
Total Service Maintenance Agreement		\$66,379	\$69,292	\$2,913	4%
Employee Travel & Meal					
01-60520-1000	EMPL TRV & MEAL - Administrative	\$0	\$750	\$750	100%
01-60520-1100	EMPL TRV & MEAL- Executive	\$0	\$248	\$248	100%
01-60520-1300	EMPL TRV & MEAL- Finance	\$506	\$1,500	\$994	66%
01-60520-1400	EMPL TRV & MEAL- Human Resources	\$307	\$124	(\$183)	-147%
01-60520-1500	EMPL TRV & MEAL- Information Technology	\$0	\$502	\$502	100%
01-60520-1600	EMPL TRV & MEAL- Legal	\$0	\$150	\$150	100%
01-60520-2050	EMPL TRV & MEAL- Capital Projects & Planning	\$0	\$998	\$998	100%
01-60520-2100	EMPL TRV & MEAL- Public Safety	\$33	\$750	\$717	96%
01-60520-2210	EMPL TRV & MEAL- Grounds	\$0	\$300	\$300	100%
01-60520-2220	EMPL TRV & MEAL- Maintenance	\$0	\$248	\$248	100%
01-60520-2240	EMPL TRV & MEAL- Bus Operations	\$150	\$750	\$600	80%
01-60520-3400	EMPL TRV & MEAL - Sportspark	\$0	\$248	\$248	100%
01-60520-3500	EMPL TRV & MEAL - Youth Center	\$1,730	\$0	(\$1,730)	0%
Total Employee Travel & Meal		\$2,726	\$6,568	\$3,842	58%
Employee Training					
01-60530-1400	EMPLOYEE TRAINING - Human Resources	\$9,676	\$51,802	\$42,126	81%
01-60530-2050	EMPLOYEE TRAINING - Capital Projects & Planning	\$2,800	\$0	(\$2,800)	0%
01-60530-2210	EMPLOYEE TRAINING - Grounds	\$629	\$1,252	\$623	50%
01-60530-2220	EMPLOYEE TRAINING - Maintenance	\$204	\$5,002	\$4,799	96%
01-60530-2240	EMPLOYEE TRAINING - Bus Operations	\$20	\$0	(\$20)	0%
01-60530-3400	EMPLOYEE TRAINING - Sportspark	\$400	\$0	(\$400)	0%
Total Employee Training		\$13,729	\$58,056	\$44,327	76%
Shipping					
01-60550-1000	POSTAGE - Administrative	\$854	\$3,000	\$2,146	72%
01-60550-2100	POSTAGE - Public Safety	\$0	\$48	\$48	100%
01-60551-1050	SHIPPING - Administrative Services	\$39	\$248	\$209	84%
01-60551-1500	SHIPPING - Information Technology	\$30	\$52	\$23	43%
01-60551-1800	SHIPPING - Community Relations	\$30	\$0	(\$30)	0%
01-60551-2050	SHIPPING - Capital Projects & Planning	\$0	\$98	\$98	100%
01-60551-2100	SHIPPING - Public Safety	\$790	\$600	(\$190)	-32%
01-60551-2210	SHIPPING - Grounds	\$500	\$248	(\$252)	-102%
01-60551-2220	SHIPPING - Maintenance	\$339	\$1,500	\$1,161	77%
01-60551-2230	SHIPPING - Warehouse	\$1,733	\$0	(\$1,733)	0%
01-60551-2240	SHIPPING - Bus Operations	\$170	\$1,500	\$1,330	89%
01-60551-2250	SHIPPING - Motor Pool	\$25	\$248	\$223	90%
01-60551-2800	SHIPPING - AVAC	\$667	\$248	(\$419)	-169%
01-60551-3400	SHIPPING - Sportspark	\$376	\$750	\$374	50%
01-60552-1000	UPS SHIPPING - Administrative	\$677	\$750	\$73	10%
01-60552-1500	UPS SHIPPING - Information Technology	\$0	\$174	\$174	100%
Total Shipping		\$6,232	\$9,464	\$3,232	34%
Subscriptions / Membership					
01-60560-1000	SUBSCRIPTIONS / MEMBERSHIP- Administrative	\$0	\$3,998	\$3,998	100%
01-60560-1500	SUBSCRIPTIONS/ MEMBERSHIP - Information Technology	\$14,158	\$0	(\$14,158)	0%
01-60560-1600	SUBSCRIPTIONS/ MEMBERSHIP - Legal	\$5,394	\$7,500	\$2,106	28%
01-60560-2100	SUBSCRIPTIONS/ MEMBERSHIP - Public Safety	\$0	\$502	\$502	100%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Six Months Ending of September 30, 2019

	Actual	Favorable (Unfavorable)		Percent	
		Budget	Variance		
Total Subscriptions / Membership	\$19,552	\$12,000	(\$7,552)	-63%	
Other Expenses					
01-60570-0000	BANK CHARGES - General	\$13,818	\$12,502	(\$1,316)	-11%
01-60580-1000	MISCELLANEOUS - Administrative	\$8,660	\$2,498	(\$6,162)	-247%
01-60580-1800	MISCELLANEOUS - Community Relations	\$2,558	\$52	(\$2,506)	-4820%
01-60580-2100	MISCELLANEOUS - Public Safety	\$2,308	\$502	(\$1,806)	-360%
01-60580-2210	MISCELLANEOUS - Grounds	\$0	\$124	\$124	100%
01-60580-2240	MISCELLANEOUS - Bus Operations	\$0	\$502	\$502	100%
01-60580-3400	MISCELLANEOUS - Sportspark	\$0	\$352	\$352	100%
01-60580-3500	MISCELLANEOUS - Youth Center	\$2,521	\$0	(\$2,521)	0%
01-60790-1400	MTA METRO CARD PURCHASE- HR	\$13,335	\$8,002	(\$5,333)	-67%
02-60570-0000	BANK CHARGES - General	(\$15)	\$0	\$15	0%
02-61701-0000	CONTRIBUTED RENT EXPENSE - PP	\$0	\$55,000	\$55,000	100%
02-61750-1000	PUBLIC PURPOSE GRANTS	\$150,000	\$94,998	(\$55,002)	-58%
04-60570-0000	BANK CHARGES - General	\$24	\$0	(\$24)	0%
Total Other Expenses	\$193,210	\$174,532	(\$18,678)	-11%	
Island Evenst - Community Relations					
01-60681-1800	ISLAND EVENTS - Community Relations	\$60,799	\$95,400	\$34,601	36%
01-60681-2100	ISLAND EVENTS - Public Safety	\$8,511	\$3,200	(\$5,311)	-166%
Total Island Evenst - Community Relations	\$69,310	\$98,600	\$29,290	30%	
Total Other Than Personal Services (OTPS)	\$5,892,609	\$7,101,353	\$1,208,744	17%	
Total Expenses	\$11,933,524	\$14,730,004	\$2,796,480	19%	
Depreciation Expenses					
03-70000-0000	DEPRECN EXPENSE OFFICE FURNITURE, FIXTURES, EQUIP	\$51,768	\$9,003	(\$42,765)	-475%
03-70010-0000	DEPRCN EXPENSES BUILDINGS	\$126,805	\$410,246	\$283,441	69%
03-70020-0000	DEPRCN EXPENSES BUILDINGS IMPROVEMENTS	\$846,556	\$404,619	(\$441,937)	-109%
03-70030-0000	DEPRECN EXPENSES INFRASTRUCTURE	\$670,756	\$709,633	\$38,877	5%
03-70040-0000	DEPRECN EXPENSES SEAWALL	\$78,482	\$32,639	(\$45,843)	-140%
03-70100-0000	DEPRECN EXPENSE VEHICLES	\$20,633	\$35,453	\$14,820	42%
03-70400-0000	DEPRECN EXPENSE BUSES	\$158,814	\$223,416	\$64,602	29%
03-70500-0000	DEPRECN EXPENSE LEASEHOLD IMPROVEMENT	\$14,943	\$2,814	(\$12,129)	-431%
03-70600-0000	DEPRECN EXPENSE LANDMARKS	\$143,637	\$184,022	\$40,385	22%
03-70800-0000	DEPRECN EXPENSE EQUIPMENT	\$150,779	\$105,236	(\$45,543)	-43%
Total Depreciation Expenses	\$2,263,173	\$2,117,081	(\$146,092)	-7%	
BEGINNING NET ASSETS	\$0	\$0	\$0	0%	
NET SURPLUS/(DEFICIT)	\$594,362	(\$2,217,078)	\$2,811,440	127%	
ENDING NET ASSETS	\$594,362	(\$2,217,078)	\$2,811,440	127%	

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2019/2020
 For the Six Months Ending September 30, 2019

	Approved Budget FY 2019	Projected Actual FY 2019	Actual FY 2019	Balance 3/31/19	Approved Budget FY 2020	Projected Actual FY 2020	Expenditures as of September 2019
1 Sports Fields/Parks	3,850,000	4,629,000	681,998	3,168,002	8,609,000	0	966,282
504 Main Street Reading Room	400,000			400,000			
Al Lewis Playground renovation (Construction)		100,000		0			
Blackwell Pk East - inc Kallos (Construction)		450,000		0			
Blackwell Pk East - inc Kallos (Design)		122,000	30,100	(30,100)			96,988
Blackwell pk playground reno (Construction) - PHASE 1		120,000	151,071	(151,071)			
Fire fighters field relocation/com station (Construction)		600,000	9,150	(9,150)	225,000		258
Fire fighters field relocation/com station (Design)		57,000		0	18,000		4,028
Islandwide Playground Equipment	250,000			250,000			
Light House Park - Entrance & Landscaping			24,120	(24,120)			555,566
Octagon Sports field & Comfort station (Construction)	3,000,000	2,550,000	182,175	2,817,825	600,000		248,540
Octagon Sports field & Comfort station (Design)		380,000		0	73,000		57,433
Southpoint Park - Upgrades/Landscaping			282,148	(282,148)			3,471
Sport Park renovation (Construction)				0	7,500,000		
Sport Park renovation (Design)		250,000	3,234	(3,234)	193,000		
Miscellaneous Upgrades & Improvements - Reserve	200,000			200,000			
2 Historic & Landmark Structures	1,550,000	3,861,000	2,225,484	(675,484)	1,703,000	0	798,993
Blackwell House Renovation (Construction)	630,000	2,334,000	2,102,617	(1,472,617)			262,004
Blackwell House Renovation (Design)		131,000	23,393	(23,393)			50,155
Blackwell House Renovation (FF&E)		300,000		0			
Good Shepherd - Alarm System			51,013	(51,013)			
Hope Memorial (Construction/Granite procurement)		550,000		0	449,000		178,496
Lighthouse Restoration (Construction)		150,000	33,113	(33,113)	840,000		107,223
Lighthouse Restoration (Design)		46,000		0	64,000		87,394
Lighthouse Survey			8,000	(8,000)			
Smallpox Hospital (Design)	670,000	350,000	7,348	662,652	350,000		113,722
Miscellaneous Upgrades & Improvements - Reserve	250,000			250,000			
3 Infrastructure Improvements	19,975,000	16,637,000	12,024,613	7,950,387	20,188,000	0	4,410,458
AVAC Upgrades (Construction)		1,750,000		0			
AVAC Upgrades (Design)		85,000		0			
Bike Ramp & Lane (Construction)	300,000		13,880	286,120			
Bike Ramp & Lane (Design)		87,000	294,333	(294,333)	400,000		22,242
Blackwell Plaza & Sidewalk renovation (Construction)				0	3,106,000		
Blackwell Plaza & Sidewalk renovation (Design)		158,000	10,800	(10,800)	160,000		
BMS (incl in Sports Park? - TBD) (Construction)				0	250,000		
BMS (incl in Sports Park? - TBD) (Design)				0	48,000		
Coler Hospital - Parking Lot							30,902
Good Shepherd - Land & Streetscape	50,000			50,000			
Good Shepherd Plaza - Sculpture Project			36,800	(36,800)			
Ground - Remove & Install Benches (Labor Only)			90,640	(90,640)			
Ground - Island-Wid Irrigation Assessment			25,490	(25,490)			
Helix Ramp & Flat Plaza Repairs (Construction)	1,000,000	1,435,000	4,568,052	(3,568,052)			
Helix Ramp & Flat Plaza Repairs (Design)		235,000	243,152	(243,152)			
Hope Memorial - Construction/Granite Procurement			66,140	(66,140)			
Island-Wide Road Improvements - Reserve	250,000		398,372	(148,372)			
Islandwide Sidewalk Replacement, Crosswalks	200,000			200,000			
Islandwide Z Brick Replacement - Reserve	100,000			100,000			
IT - DC Networking Project at Warehouse			7,200	(7,200)			
Motorgate - Camera Power Lines			7,448	(7,448)			
Motorgate Repairs PHASE 1 (Construction)				0	9,000,000		507,563
Motorgate Repairs PHASE 1 (Design)				0	22,000		
Motorgate Repairs PHASE 1 (Construction)		5,000,000		0			
Motorgate Repairs PHASE 1 (Design)		40,000		0			
RIOC Elevator/ Escalator /Conveyance Capital Repairs (Costruction)- PH 1		100,000		0	139,000		
RIOC Elevator/ Escalator /Conveyance Capital Repairs (Design) - PH 1		136,000		0	43,000		
RIOC Elevator/ Escalator /Conveyance Capital Improvements (Construction) - PH 2				0	165,000		
RIOC Elevator/ Escalator /Conveyance Capital Improvements (Design) - PH 2				0	25,000		
RIOC - General Coordination			108,393	(108,393)			
Seawall - Islandwide Reserve	1,500,000			1,500,000			
Seawall - Railings Replacement (Construction)	7,100,000	7,474,000	5,917,577	1,182,423	1,500,000		3,632,593
Seawall - Railings Replacement (Design)		67,000	164,935	(164,935)	50,000		127,155
Seawall - Southpoint Open Space Park (Construction)	9,000,000		25,760	8,974,240	5,000,000		
Seawall - Southpoint Open Space Park (Design)				0	30,000		22,473

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2019/2020
 For the Six Months Ending September 30, 2019

	Approved Budget FY 2019	Projected Actual FY 2019	Actual FY 2019	Balance 3/31/19	Approved Budget FY 2020	Projected Actual FY 2020	Expenditures as of September 2019
Sewer Upgrades - Reserve	250,000			250,000			9,994
Site Amenities - Benches, Waste Receptacles - Res.	100,000			100,000			
Southpoint Open Space Park - Seawall (Design)		70,000		0			
Tree Planting at Rivercross Area			12,950	(12,950)			
Utilities Infrastructure Improvements - Reserve	125,000			125,000			
Water Distribution System Study			32,691	(32,691)	250,000		57,535
4 Facilities & Offices	7,725,000	1,797,000	1,605,977	6,144,228	0	0	2,238,169
AVAC - General Repair Reserve	500,000		199,239	300,761			51,889
AVAC - Improvements	4,250,000			4,250,000			2,809
Blackwell House - Furniture			59,759	(59,759)			
Bus Garage			6,488	(6,488)			
Bus Garage - Fuel Pump Upgrade							49,951
Bus Garage - Special Inspection for Fire, Heating, Sprinkler			10,000	(10,000)			25,863
Bus Garage Warehouse Rehabilitation							5,795
Cultural Center - Renovation							65,086
Good Shepherd's Chapel - Furniture			45,732	(45,732)			
Island House			1,010	(1,010)			
Motorgate - Garage - Reserve	250,000		27,244	222,756			96,488
Motorgate - Under deck Lighting				0			
Motorgate - Netting Over Cubby Holes & Windows							45,018
Motorgate - Parking Access & Revenue Control System			25,205	0			100,820
Motorgate - Restoration/Waterproofing							996,060
P.S. - Power Heart G5 Difibrillators			8,035	(8,035)			
Sportspark - Design - Develop -Interior - Signage			5,460	(5,460)			
Sportspark - Electric			7,658	(7,658)			
Sportspark - General Refurbishment			15,639	(15,639)			
Sportspark - HVAC	100,000		138,810	(38,810)			
Sportspark - 2 Ice Machine			9,361	(9,361)			
Sportspark - Locker Rooms/Bathrooms/Ceilings/Floors	1,000,000			1,000,000			
Sportspark - Replace Windows and Doors	1,000,000			1,000,000			
Sportspark - Rehabilitation Reserve	500,000			500,000			168,022
Warehouse/Bus Garage Rehabilitation			20,750	(20,750)			3,650
Westview - Leasehold Improvement			329,846	(329,846)			
Youth Center Refurbishment (Construction)		1,700,000	620,426	(620,426)			570,691
Youth Center Refurbishment (Design)		97,000	62,837	(62,837)			56,028
Miscellaneous Facilities & Offices - Reserve	125,000			125,000			
- Southpoint Park - ADA Flusho, Sensors Sink & Toilet			12,478	(12,478)			
5 Equipment & Vehicles	700,000	350,000	1,250,367	(550,367)	500,000	0	199,026
Bus - F-350 Pickup	40,000	40,000		40,000			
Bus - Hybrid Buses			878,663	(878,663)			
Ground - Fence in the Playground				0			7,220
Grounds - Ford F-550 (Garbage Truck)							87,845
Ground - Honde Air Flow Salt Spreader			5,266	(5,266)			
Grounds - Graco Linelazer/ Line Stripper Machine			13,321	(13,321)			
Grounds - Recycled Plastic Lumber Benches			22,800	(22,800)			
Grounds - Trash Recepticles			26,130	(26,130)			
IT - CPU & Monitor (Workstations)	15,000	20,000	33,582	(18,582)	20,000		
IT - Disaster Recovery (on/offsite data storage)	50,000	45,000		50,000	45,000		
IT - Firewall (Sonicwall & Implementation Prof Services)				0	15,000		
IT - Lap Top (6)			5,974	(5,974)			17,106
IT - Security (access control - Camera)	100,000	55,000	37,538	62,462	55,000		
IT - Security (Blackwell House)							2,951
IT - Security (access control - Motorgate)							10,596
IT - Security (access control - Tennis Court)				0			
IT - Security (access control - Swipe Cards)			5,464	(5,464)	25,000		
IT - Security (access control - Tennis Court) (move to IT - security camera)			6,440	(6,440)			
IT - Servers Infrastructure	100,000	45,000		100,000	45,000		
IT - Software Upgrades	60,000	30,000		60,000	30,000		
IT - Storage System (Hardware)	50,000	30,000		50,000	30,000		
IT - Telecom (Cables/Fiber to Connect to Data Center)				0	75,000		
IT - Telecommunication (New Phone System)				0	5,000		
IT - Upgrade of Network Switches & Hubs	50,000	50,000		50,000	50,000		
IT - Wireless Access Point				0	5,000		
Maintenance - Maintenance/Mgmt Computer System/Software			19,827	(19,827)			1,492
P.S. - Misc. Equipment	10,000	10,000		10,000	75,000		16,170
P.S. - Radios			16,450	(16,450)			

The Roosevelt Island Operating Corporation (RIOCC)
 UNAUDITED CAPITAL IMPROVEMENTS 2019/2020
 For the Six Months Ending September 30, 2019

	Approved Budget FY 2019	Projected Actual FY 2019	Actual FY 2019	Balance 3/31/19	Approved Budget FY 2020	Projected Actual FY 2020	Expenditures as of September 2019
P.S. - Vehicles	25,000	25,000		25,000	25,000		
Youth Center - Technology Needs							48,295
Misc. Reserve	200,000			200,000			
- AVAC - 45 Yard Garbage Container			41,500	(41,500)			
- Blackwell Park - Playgrounds Equipments			43,022	(43,022)			
- For Blackwell & Lighthouse Park Entries Rules/Signs			9,180	(9,180)			
- Sportspark - Pool Heater Repair (move to sportspark - pool)			6,470	(6,470)			
- Sportspark - Replace Basketball Hoops & Backboards			48,590	(48,590)			
-Warehouse - Lift Electrick Pallet Truck							7,351
- Warehouse - Shelving			30,150	(30,150)			
6 Special Projects	150,000	0	0	150,000	0	0	0
P.S. - Island Wireless Security Camera System	150,000			150,000			
7 Lighting & Signage	60,000	60,000	0	60,000	280,000	0	136,500
Signage & Traffic Analysis (Construction)				0	250,000		136,500
Signage & Traffic Analysis (Design)		60,000		0	30,000		
Street Light Replacement & Signage - Reserve	60,000			60,000			
8 Tram	7,050,000	4,788,000	1,686,898	5,363,102	1,721,000	0	848,528
Tram - Elevator Manhattan Station (Construction)	5,500,000	3,765,000	721,722	4,778,278	1,649,000		270,311
Tram - Elevator Manhattan Station (Design)		184,000	69,197	(69,197)	72,000		86,049
Tram - Facilities				0			13,490
Tram - Long Term Overhaul Projects	1,050,000		1,500	1,048,500			454,918
Tram - Platforms Roosevelt Island, Manhattan		819,000	719,947	(719,947)			
Tram - Rope Replacement			45,185	(45,185)			
Tram - Sidewalk			600	(600)			
Tram Station Platform (Design)		20,000	3,482	(3,482)			23,760
Tram Capital Reserve	500,000			500,000			
- Tree Restitution			94,000	(94,000)			
- Metro Card Machines			31,265	(31,265)			
9 Southpoint Park	0	0	0	0	0	0	0
Southpoint Park - Community Plan Facilitator							
RESERVE				0			
10 Miscellaneous	500,000	1,350,000	18,888	384,830	1,663,000	0	0
Reserve	500,000			500,000			
Capital Improvement Project CONTINGENCY		750,000		0	750,000		
Owner's Representative (allocation to Capital Project)			(96,282)				
Owner's Representative		600,000	115,170	(115,170)	788,000		
Roosevelt Island Investment Plan (Design)				0	125,000		
-							
TOTAL CAPITAL IMPROVEMENTS	41,560,000	33,472,000	19,494,225	21,994,698	34,664,000	0	9,597,956

Reserve

1,500,000 0
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