

Roosevelt Island Operating Corporation

Balance Sheet

	11/30/2021	11/30/2020	11/30/2019
Assets			
Cash	3,140,208	3,715,208	1,014,475
Investments	16,105,406	42,776,056	66,958,112
Accounts Receivable	19,380,754	4,644,532	4,965,550
Due From Other Funds	29,100,925	24,677,974	105,336,200
Capital Assets Net	148,641,559	124,868,696	106,033,260
Other Assets	1,399,453	1,034,395	708,096
Deferred Outflows of Resources	5,443,084	3,044,734	1,629,022
Total Assets	223,211,388	204,761,594	286,644,714
Liabilities & Fund Balance			
Liabilities :			
Total Accounts Payable & Accrued Expenses	3,503,980	4,113,990	873,638
Deferred Revenue	50,358,797	34,772,695	35,495,870
Compensated Absences	1,033,023	746,772	770,317
Other Post Employment Benefit	12,228,358	10,786,535	11,135,986
Due to Other Funds	29,100,925	24,677,974	105,336,200
Net Pension Liability	4,021,372	1,085,061	418,777
Other Liabilities	0	0	0
Deferred Inflows of Resources	3,479,000	4,538,464	3,135,017
Total Liabilities	103,725,455	80,721,490	157,165,806
Net Assets/ Fund Balance :			
Fund Balance	(14,637,042)	(3,657,413)	4,348,741
Restricted for Capital Projects	134,122,975	127,697,516	125,130,168
Total Fund Balance	119,485,933	124,040,104	129,478,908
Total Liabilities & Fund Balance	223,211,388	204,761,594	286,644,714
BEGINNING BALANCE WITH CURRENT YEAR ADJUSTMENTS	121,565,702	128,104,226	127,166,128
NET SURPLUS/(DEFICIT)	(2,079,769)	(4,064,122)	2,312,780
ENDING NET ASSETS	119,485,933	124,040,104	129,478,908

Roosevelt Island Operating Corporation
Profit and Loss Statement
Eight Months Ending November 30, 2021

	<u>11/30/2021</u>	%	<u>11/30/2020</u>	%	<u>11/30/2019</u>	%
Revenue						
Residential fees	2,995,275		1,084,662		2,743,433	
Ground rent	10,704,486		9,453,147		9,282,867	
Commercial rent	1,151,822		1,119,084		1,114,891	
Tramway revenue	2,033,091		1,076,580		3,337,890	
Public safety reimbursement	1,559,794		1,487,861		1,418,519	
Transport/parking revenue	1,789,659		1,506,514		1,812,819	
Interest income	479,283		391,953		1,072,531	
Unrealized loss	0		(2,833)		3,245	
Other revenue	720,992		522,997		662,877	
Total Revenue	<u>21,434,402</u>		<u>16,639,964</u>		<u>21,449,072</u>	
Operating expenses						
Salary & Benefits :	9,191,286	43%	8,403,755	51%	8,039,776	37%
Insurance	2,190,111	10%	2,118,160	13%	1,216,267	6%
Professional services and legal services	1,620,209	8%	815,002	5%	633,348	3%
Management fees	3,738,205	17%	3,327,285	20%	3,613,560	17%
Telecommunications	147,999	1%	153,762	1%	120,347	1%
Repairs and maintenance	542,397	3%	1,111,462	7%	1,073,631	5%
Vehicles maintenance	171,562	1%	112,587	1%	112,222	1%
Equipment purchases/lease	108,886	1%	177,856	1%	127,698	1%
Supplies/Services	761,773	4%	593,112	4%	729,795	3%
Other expenses	304,597	1%	84,786	1%	395,563	2%
Total Expenses	<u>18,777,024</u>	88%	<u>16,897,767</u>	102%	<u>16,062,207</u>	75%
Operatong Profit	2,657,378		(257,803)		5,386,864	
Depreciation Expenses						
Depreciation expense	(4,737,147)		(3,806,319)		(3,074,084)	
NET SURPLUS/(DEFICIT)	<u>(2,079,769)</u>		<u>(4,064,122)</u>		<u>2,312,780</u>	

Roosevelt Island Operating Corporation
Profit and Loss Statement
 Month Ending November 30, 2021

	<u>11/30/2021</u>	%	<u>11/30/2020</u>	%	<u>11/30/2019</u>	%
Revenue						
Residential fees	204,976		175,622		50,272	
Ground rent	1,238,981		1,171,916		1,165,871	
Commercial rent	138,099		134,023		131,972	
Tramway revenue	234,182		137,183		321,186	
Public safety reimbursement	161,116		149,223		145,410	
Transport/parking revenue	213,370		198,389		206,753	
Interest income	56,563		14,472		115,794	
Other revenue	149,359		311,787		99,985	
Total Revenue	<u>2,396,646</u>		<u>2,292,616</u>		<u>2,237,244</u>	
Operating expenses						
Salary & Benefits :	976,055	41%	902,240	39%	1,072,756	48%
Insurance	283,593	12%	304,085	13%	143,488	6%
Professional services and legal services	114,426	5%	68,488	3%	142,038	6%
Management fees	453,848	19%	483,487	21%	450,935	20%
Telecommunications	19,739	1%	14,788	1%	26,275	1%
Repairs and maintenance	20,246	1%	77,177	3%	186,185	8%
Vehicles maintenance	28,675	1%	15,072	1%	14,934	1%
Equipment purchases/lease	13,000	1%	64,577	3%	65,799	3%
Supplies/Services	76,689	3%	86,002	4%	73,846	3%
Other expenses	57,816	2%	8,452	0%	39,639	2%
Total Expenses	<u>2,044,087</u>	85%	<u>2,024,368</u>	88%	<u>2,215,895</u>	99%
Operatong Profit	352,560		268,248		21,349	
Depreciation Expenses						
Depreciation expense	(626,565)		(508,420)		(410,336)	
NET SURPLUS/(DEFICIT)	<u>(274,005)</u>		<u>(240,172)</u>		<u>(388,987)</u>	

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 11/30/21

	<u>11/30/2021</u>	<u>11/30/2020</u>	<u>11/30/2019</u>
Residential Fees Revenue			
01-40122-5000			
5100 - Eastwood	0	0	1,816,137
01-40123-5000			
5750 - Southtown Building # 5	108,467	108,467	108,467
5760 - Southtown Building # 6	166,274	166,274	166,274
5770 - Southtown Building # 7	151,200	151,200	151,200
5780 - Southtown Building # 8	240,000	240,000	0
01-40401-5000			
5740 - Southtown Building # 4	448	448	448
5750 - Southtown Building # 5	721	721	721
5760 - Southtown Building # 6	1,109	1,109	1,109
5770 - Southtown Building # 7	1,264	1,264	1,264
5780 - Southtown Building # 8	2,309	0	0
03-40400-5000			
3585 - Island House	40,358	4,998	0
5200 - Island House	20,143	0	0
5300 - Rivercross	84,565	46,800	58,900
5600 - Westview	1,500,000	0	0
5730 - Southtown Building # 3	3,000	12,747	88,278
5740 - Southtown Building # 4	11,838	0	0
5750 - Southtown Building # 5	84,325	0	0
03-40401-5000			
5740 - Southtown Building # 4	17,925	17,925	17,925
5750 - Southtown Building # 5	28,823	28,823	28,823
5760 - Southtown Building # 6	44,364	44,364	44,364
5770 - Southtown Building # 7	50,558	50,558	50,558
5780 - Southtown Building # 8	92,371	0	0
04-40401-5000			
5740 - Southtown Building # 4	26,439	26,439	26,439
5750 - Southtown Building # 5	42,514	42,514	42,514
5760 - Southtown Building # 6	65,438	65,438	65,438
5770 - Southtown Building # 7	74,573	74,573	74,573
5780 - Southtown Building # 8	136,247	0	0
Total	<u>2,995,275</u>	<u>1,084,662</u>	<u>2,743,433</u>
Ground rent			
01-40090-5000			
5100 - Eastwood	1,232,373	1,201,732	1,183,584
5200 - Island House	179,234	179,234	179,234
5300 - Rivercross	1,658,767	1,666,667	1,666,667
5400 - Manhattan Park- River Road	4,093,766	4,093,766	4,093,766
5401 - Manhattan Park - Bus Reimbursement	112,000	112,000	112,000
5600 - Westview	281,672	43,320	43,320
5710 - Southtown Building # 1	21,224	21,224	21,224
5720 - Southtown Building # 2	20,252	20,252	20,252
5730 - Southtown Building # 3	43,280	43,280	43,280
5740 - Southtown Building # 4	11,615	11,615	11,615
5750 - Southtown Building # 5	475,828	463,093	450,698
5760 - Southtown Building # 6	724,719	705,323	686,446
5770 - Southtown Building # 7	565,110	548,650	532,670
5780 - Southtown Building # 8	1,237,819	296,516	192,000
5888 - Octagon	46,827	46,475	46,111

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 11/30/21

	11/30/2021	11/30/2020	11/30/2019
Total	10,704,486	9,453,147	9,282,867
Commercial Rent			
01-40208-4000			
0000 - General	0	(12,566)	0
4281 - HCK Recreation- Tennis Bubble	200,000	205,143	183,333
4282 - HCK Recreation- Parking	17,720	8,159	16,872
4283 - HCK Recreation - % Rent	0	0	11,706
4587 - Child School	233,226	233,226	233,226
4895 - Hudson Related	645,876	630,123	614,754
5600 - Westview	55,000	55,000	55,000
Total Commercial Rent	1,151,822	1,119,084	1,114,891
Tramway Revenue			
01-40020-2900			
2900 - Tramway	1,959,464	1,015,883	3,230,126
01-40021-2900			
2900 - Tramway	73,627	60,697	107,764
Total Tramway Revenue	2,033,091	1,076,580	3,337,890
Public Safety Reimbursement			
01-40080-2100			
0000 - General	12,000	12,000	12,000
5100 - Eastwood	408,092	396,206	384,666
5200 - Island House	136,350	132,379	128,523
5300 - Rivercross	144,654	140,441	136,350
5400 - Manhattan Park- River Road	278,367	270,259	262,387
5600 - Westview	100,279	96,306	96,306
5710 - Southtown Building # 1	27,111	26,322	25,555
5720 - Southtown Building # 2	34,964	33,946	32,957
5730 - Southtown Building # 3	56,289	54,650	53,058
5740 - Southtown Building # 4	55,947	53,795	51,726
5750 - Southtown Building # 5	31,054	29,860	28,711
5760 - Southtown Building # 6	60,800	58,461	56,213
5770 - Southtown Building # 7	52,298	49,789	48,353
5780 - Southtown Building # 8	55,766	29,700	0
5888 - Octagon	105,822	103,747	101,713
Total Public Safety Reimbursement	1,559,794	1,487,861	1,418,519
Transport/ Parking Revenue			
01-40000-5000			
0000 - General	0	0	(210)
3050 - Main Street	298,347	161,042	244,858
01-40010-5000			
5888 - Octagon	88,185	86,456	84,761
01-40030-6000			
5688 - Motorgate Complex	1,403,127	1,259,016	1,483,410
Total	1,789,659	1,506,514	1,812,819
Interest Income			
01-40050-0000			
0000 - General	224,857	(117,548)	(16,722)
5300 - Rivercross	0	187,178	200,548

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 11/30/21

	<u>11/30/2021</u>	<u>11/30/2020</u>	<u>11/30/2019</u>
5780 - Southtown Building # 8	224,614	0	0
03-40050-0000			
0000 - General	164	850	15,216
04-40050-0000			
0000 - General	29,648	321,473	873,489
Total Interest Income	<u>479,283</u>	<u>391,953</u>	<u>1,072,531</u>
Unrealized Gain (Loss)			
03-40051-0000			
<No Project>	0	(2,833)	(176,414)
0000 - General	<u>0</u>	<u>0</u>	<u>179,659</u>
Total Unrealized Gain (Loss)	<u>0</u>	<u>(2,833)</u>	<u>3,245</u>
Other Revenue			
01-40060-2310			
0000 - General	88,088	26,183	114,227
01-40100-2310			
0000 - General	60	0	0
01-40200-2310			
<No Project>	0	8,500	0
3310 - Fields: Fire Fighters Field	12,471	0	12,728
3320 - Fields: Octagon Park- Soccer Field	51,733	11,520	1,909
3330 - Fields: Octagon Park- Pony (Softball) Field	455	0	5,863
3340 - Fields: Octagon Park- Tennis Courts	7,200	0	7,150
3350 - Fields: Capobianco - Softball Field	5,898	(675)	0
3900 - Lighthouse Park	300	0	445
01-40203-3400			
0000 - General	0	0	90
3410 - Sportspark Gym	2,320	0	71,458
3420 - Sportspark Pool	13,933	0	122,440
01-40205-5000			
0000 - General	63,259	86,583	18,635
3400 - Sportspark	134,942	0	0
3543 - Good Shepherd's Chapel	12,140	0	24,681
3548 - Cultural Center	16,220	0	15,585
4281 - HCK Recreation- Tennis Bubble	(1,586)	53,539	0
5300 - Rivercross	1,200	0	0
01-40212-1500			
0000 - General	168,121	166,933	164,608
01-40300-1000			
0000 - General	7,332	11,353	19,247
1201 - Halloween Parade	0	0	200
1240 - Roosevelt Island Day	0	0	3,400
2900 - Tramway	84	0	0
4895 - Hudson Related	0	0	300
5200 - Island House	0	0	500
5400 - Manhattan Park- River Road	0	1,800	78,137
7032 - Bench Donation	981	75	1,275
7034 - Hope Memorial	0	43,539	0
01-40700-1500			
0000 - General	0	0	(364,000)
3100 - Blackwell House	0	0	364,000
03-40300-1000			

Roosevelt Island Operating Corporation
Revenue by Building
 Y/T/D 11/30/21

	<u>11/30/2021</u>	<u>11/30/2020</u>	<u>11/30/2019</u>
0000 - General	(113,647)	113,647	0
5800 - Renwick Ruins	225,489	0	0
03-40700-1500			
<No Project>	24,000	0	0
Total Other Revenue	<u>720,992</u>	<u>522,997</u>	<u>662,877</u>
Total Revenue	<u>21,434,402</u>	<u>16,639,964</u>	<u>21,449,072</u>

Roosevelt Island Operating Corporation
Statement of Cash Flows
For the Period of April 1, 2021 to November 30, 2021

	<u>FY 2022</u>	<u>FY 2021</u>	<u>FY 2020</u>
Cash flows from operating activities:			
Receipts from tenants and customers	\$ 19,658,602.76	29,995,749.47	31,213,486.45
Payments related to employees (PS)	(9,733,783.89)	(13,782,787.34)	(13,053,074.78)
Payments vendors (OTPS)	(9,473,432.10)	(14,406,562.18)	(11,855,243.30)
	<u>451,386.77</u>	<u>1,806,399.95</u>	<u>6,305,168.37</u>
Net cash provided by operating activities	451,386.77	1,806,399.95	6,305,168.37
Cash flows from capital and related financing activities:			
Purchase of capital assets	(20,366,420.48)	(26,019,432.70)	(23,692,009.64)
Purchase of noncurrent investments	19,098,189.77 *	24,903,263.96	12,937,810.64
Sale of short-term investments	443,623.36	(81,363.76)	2,946,845.02
	<u>(824,607.35)</u>	<u>(1,197,532.50)</u>	<u>(7,807,353.98)</u>
Net cash provided by (used in) capital and related financing activities	(824,607.35)	(1,197,532.50)	(7,807,353.98)
Net increase in cash	(373,220.58)	608,867.45	(1,502,185.61)
Cash at beginning of year	<u>3,513,428.36</u>	<u>2,904,560.91</u>	<u>4,406,746.52</u>
Cash at end of year	<u>\$ 3,140,207.78</u>	<u>\$ 3,513,428.36</u>	<u>\$ 2,904,560.91</u>
Cash flows from operating activities:			
Operating income	(2,079,769.39)	(6,427,857.53)	931,254.10
Adjustments to reconcile operating income to net cash provided by operating activities:			
Depreciation	4,737,147.12	5,933,737.99	4,797,142.87
Loss on disposition of asset	-	0.00	0.00
Cumulative effect of change in accounting principle	-	0.00	0.00
Changes in:			
Receivables	(1,062,754.01)	(13,501,404.26)	1,028,058.66
Prepaid expenses and accrued interest	2,660,131.31	(510,487.04)	(1,338,240.06)
Deferred outflows of resources - pensions	0.00	(2,398,350.00)	(1,415,712.00)
Accounts payable and accrued expenses	(2,966,126.16)	(706,318.12)	1,454,794.67
Compensated absences	0.00	286,251.12	(176,905.07)
Unearned revenue	(713,045.04)	15,817,030.38	(723,175.80)
Postemployment benefits other than pension	(124,197.06)	1,436,950.41	(321,780.00)
Net Pension Liability	0.00	2,936,311.00	666,284.00
Other liabilities	0.00	0.00	0.00
Deferred inflows of resources - pensions	0.00	(1,059,464.00)	1,403,447.00
	<u>\$ 451,386.77</u>	<u>\$ 1,806,399.95</u>	<u>\$ 6,305,168.37</u>
Net cash provided by operating activities	\$ (0.00)	\$ -	\$ -

* Represents transfers from Cash to Investment accounts

Roosevelt Island Operating Corporation Income Statement 11/30/21

	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	120,731	0	0	0	0	0	120,731	0	41,093	43,151	204,976
Ground rent	1,238,981	0	0	0	0	0	1,238,981	0	0	0	1,238,981
Commercial Rent	138,099	0	0	0	0	0	138,099	0	0	0	138,099
Tramway Revenue	0	0	0	0	0	234,182	234,182	0	0	0	234,182
Public Safety Reimbursement	0	161,116	0	0	0	0	161,116	0	0	0	161,116
Transport/ Parking Revenue	0	0	11,216	202,154	0	0	213,370	0	0	0	213,370
Interest Income	55,252	0	0	0	0	0	55,252	0	12	1,299	56,563
Other Revenue	90,912	0	0	0	58,447	0	149,359	0	0	0	149,359
Total Revenue	1,643,975	161,116	11,216	202,154	58,447	234,182	2,311,090	0	41,105	44,451	2,396,646
Expenses											
Salary & Benefits :											
Salaries	408,569	310,304	85,754	0	36,850	0	841,476	0	0	0	841,476
Temporary Employees	13,593	0	0	0	0	0	13,593	0	0	0	13,593
Employee Benefits	58,106	39,957	19,735	0	3,188	0	120,987	0	0	0	120,987
Total Salary & Benefits	480,267	350,261	105,489	0	40,039	0	976,055	0	0	0	976,055
Other :											
Insurance	275,748	0	0	0	0	7,845	283,593	0	0	0	283,593
Professional Services	64,109	0	0	0	4,183	0	68,292	0	0	0	68,292
Management Fees	0	0	0	69,300	0	384,549	453,848	0	0	0	453,848
Legal Services	46,134	0	0	0	0	0	46,134	0	0	0	46,134
Telecommunications	19,739	0	0	0	0	0	19,739	0	0	0	19,739
Rent	338	0	0	0	0	0	338	0	0	0	338
Repairs & Maintenance	19,907	0	0	0	0	0	19,907	0	0	0	19,907
Vehicles Maintenance	12,757	2,111	13,807	0	0	0	28,675	0	0	0	28,675
Equipment Purchases/ Lease	12,893	0	107	0	0	0	13,000	0	0	0	13,000
Supplies/ Services	36,854	10,241	2,645	5,310	8,141	13,497	76,689	0	0	0	76,689
Other Expenses	33,201	10	15	0	16,590	0	49,816	8,000	0	0	57,816
Total Other Than Personal Services (OTPS)	521,680	12,362	16,574	74,609	28,914	405,891	1,060,031	8,000	0	0	1,068,031
Total Expenses	1,001,947	362,622	122,063	74,609	68,953	405,891	2,036,087	8,000	0	0	2,044,087
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	626,565	0	626,565
Total Depreciation Expenses	0	0	0	0	0	0	0	0	626,565	0	626,565
Total	1,001,947	362,622	122,063	74,609	68,953	405,891	2,036,087	8,000	626,565	0	2,670,652
NET SURPLUS/(DEFICIT)	642,028	(201,506)	(110,847)	127,545	(10,506)	(171,709)	275,004	(8,000)	(585,460)	44,451	(274,005)

Roosevelt Island Operating Corporation
Income Statement - For the Eight Months Ending 11/30/2021

	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	671,793	0	0	0	0	0	671,793	0	1,978,271	345,211	2,995,275
Ground rent	10,704,486	0	0	0	0	0	10,704,486	0	0	0	10,704,486
Commercial Rent	1,151,822	0	0	0	0	0	1,151,822	0	0	0	1,151,822
Tramway Revenue	0	0	0	0	0	2,033,091	2,033,091	0	0	0	2,033,091
Public Safety Reimbursement	0	1,559,794	0	0	0	0	1,559,794	0	0	0	1,559,794
Transport/ Parking Revenue	0	0	88,185	1,701,474	0	0	1,789,659	0	0	0	1,789,659
Interest Income	449,471	0	0	0	0	0	449,471	0	164	29,648	479,283
Other Revenue	402,693	0	0	0	182,457	0	585,150	0	135,842	0	720,992
Total Revenue	13,380,264	1,559,794	88,185	1,701,474	182,457	2,033,091	18,945,265	0	2,114,277	374,860	21,434,402
Expenses											
Salary & Benefits :											
Salaries	3,337,956	2,366,391	689,787	0	407,992	0	6,802,126	0	0	0	6,802,126
Temporary Employees	74,361	0	0	0	9,745	0	84,106	0	0	0	84,106
Employee Benefits	1,143,268	843,276	224,351	0	94,158	0	2,305,053	0	0	0	2,305,053
Total Salary & Benefits	4,555,585	3,209,668	914,138	0	511,895	0	9,191,286	0	0	0	9,191,286
Other :											
Insurance	2,135,196	0	0	0	0	54,915	2,190,111	0	0	0	2,190,111
Professional Services	1,052,984	6,180	0	0	202,248	0	1,261,412	0	0	0	1,261,412
Management Fees	0	0	0	645,014	0	3,093,192	3,738,205	0	0	0	3,738,205
Legal Services	358,797	0	0	0	0	0	358,797	0	0	0	358,797
Telecommunications	147,999	0	0	0	0	0	147,999	0	0	0	147,999
Rent	326,003	0	0	0	0	0	326,003	0	0	0	326,003
Repairs & Maintenance	204,085	1,442	2,258	1,350	0	7,260	216,394	0	0	0	216,394
Vehicles Maintenance	43,625	16,081	111,721	0	134	0	171,562	0	0	0	171,562
Equipment Purchases/ Lease	107,504	85	1,297	0	0	0	108,886	0	0	0	108,886
Supplies/ Services	450,427	51,019	30,114	33,163	75,250	121,799	761,773	0	0	0	761,773
Other Expenses	85,346	5,531	65	0	187,595	0	278,537	26,000	0	60	304,597
Total Other Than Personal Services (OTPS)	4,911,966	80,338	145,455	679,527	465,227	3,277,166	9,559,678	26,000	0	60	9,585,738
Total Expenses	9,467,551	3,290,005	1,059,593	679,527	977,122	3,277,166	18,750,964	26,000	0	60	18,777,024
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	4,737,147	0	4,737,147
Total Depreciation Expenses	0	0	0	0	0	0	0	0	4,737,147	0	4,737,147
Total	9,467,551	3,290,005	1,059,593	679,527	977,122	3,277,166	18,750,964	26,000	4,737,147	60	23,514,171
NET SURPLUS/(DEFICIT)	3,912,713	(1,730,211)	(971,408)	1,021,947	(794,665)	(1,244,075)	194,301	(26,000)	(2,622,870)	374,800	(2,079,769)

Roosevelt Island Operating Corporation
Budget Variance Report
For the Eight Months Ending of November 30, 2021

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Revenue					
Residential Fees Revenue					
01-40123-5000	TEP	665,942	774,000	(108,058)	-14%
01-40401-5000	NET PRESENT VALUE - Operating	5,851	3,332	2,519	76%
03-40400-5000	CONDO/CO-OP ADDITIONAL SALES	1,744,230	168,676	1,575,554	934%
03-40401-5000	NET PRESENT VALUE - Capital	234,042	142,004	92,038	65%
04-40401-5000	NET PRESENT VALUE - Capital Reserved	345,211	208,668	136,543	65%
Total		2,995,275	1,296,680	1,698,595	131%
Ground rent					
01-40090-5000	GROUND RENT	10,704,486	9,895,328	809,158	8%
Total		10,704,486	9,895,328	809,158	8%
Commercial Rent					
01-40208-4000	COMMERCIAL RENT	1,151,822	1,139,000	12,822	1%
Total Commercial Rent		1,151,822	1,139,000	12,822	1%
Tramway Revenue					
01-40020-2900	TRAMWAY REVENUE	1,959,464	4,089,332	(2,129,868)	-52%
01-40021-2900	TRAMWAY REDUCED FARE REIMBURSEMENT	73,627	166,500	(92,873)	-56%
Total Tramway Revenue		2,033,091	4,255,832	(2,222,741)	-52%
Public Safety Reimbursement					
01-40080-2100	PUBLIC SAFETY REIMBURSEMENT	1,559,794	1,550,250	9,544	1%
Total Public Safety Reimbursement		1,559,794	1,550,250	9,544	1%
Transport/ Parking Revenue					
01-40000-5000	MAIN STREET PARKING	298,347	220,668	77,679	35%
01-40010-5000	BUS REVENUE - Octagon	88,185	88,668	(483)	-1%
01-40030-6000	MOTORGATE	1,403,127	1,845,332	(442,205)	-24%
Total		1,789,659	2,154,668	(365,009)	-17%
Interest Income					
01-40050-0000	INTEREST INCOME - Operating	449,471	469,332	(19,861)	-4%
03-40050-0000	INTEREST INCOME - Capital	164	668	(504)	-76%
04-40050-0000	INTEREST INCOME - Capital Reserved	29,648	61,332	(31,684)	-52%
Total Interest Income		479,283	531,332	(52,049)	-10%
Other Revenue					
01-40060-2310	FILMING	88,088	71,332	16,756	23%
01-40100-2310	SPECIAL EVENTS PERMITS	60	3,000	(2,940)	-98%
01-40200-2310	SPORTS FIELD RENTAL	78,057	258,000	(179,943)	-70%
01-40203-3400	SPORTSPARK	16,253	185,332	(169,080)	-91%
01-40205-5000	PERMIT REVENUES	226,175	124,004	102,171	82%
01-40212-1500	TELEPHONE COMMISSION	168,121	197,332	(29,211)	-15%
01-40300-1000	MISCELLANEOUS REVENUE	8,397	46,000	(37,603)	-82%
02-40411-0000	CONTRIBUTED RENTAL INCOME - PP	0	56,000	(56,000)	-100%
03-40300-1000	MISCELLANEOUS	111,842	0	111,842	0%
03-40700-1500	GRANTS	24,000	0	24,000	0%
Total Other Revenue		720,992	941,000	(220,008)	-23%
Total Revenue		21,434,402	21,764,090	(329,688)	-2%
Expenses					
Personal Services (PS) :					
Salaries					
01-60010-1050	SALARIES - Administrative Services	4,520	0	(4,520)	0%
01-60010-1100	SALARIES - Executive	453,439	578,436	124,997	22%
01-60010-1300	SALARIES - Finance	434,838	499,501	64,663	13%
01-60010-1400	SALARIES - Human Resources	156,267	193,364	37,097	19%
01-60010-1500	SALARIES - Information Technology	234,589	248,323	13,734	6%
01-60010-1600	SALARIES - Legal	246,331	238,724	(7,607)	-3%
01-60010-1800	SALARIES - Community Relations	162,784	155,634	(7,150)	-5%
01-60010-2000	SALARIES - Operations	344,698	309,532	(35,166)	-11%
01-60010-2050	SALARIES - Capital Projects & Planning	133,488	125,169	(8,319)	-7%
01-60010-2100	SALARIES - Public Safety	2,164,533	1,942,473	(222,060)	-11%
01-60010-2210	SALARIES - Grounds	431,209	426,269	(4,940)	-1%
01-60010-2220	SALARIES - Maintenance	277,953	305,650	27,697	9%
01-60010-2230	SALARIES - Warehouse	48,020	46,540	(1,480)	-3%
01-60010-2240	SALARIES - Bus Operations	571,918	551,520	(20,398)	-4%
01-60010-2250	SALARIES - Motor Pool	214,664	197,268	(17,396)	-9%
01-60010-3400	SALARIES - Sportspark	230,524	298,481	67,957	23%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Eight Months Ending of November 30, 2021

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60010-3500	SALARIES - Youth Center	318,917	380,060	61,143	16%
Total Salaries		6,428,693	6,496,944	68,251	1%
Salaries OT					
01-60030-1100	SALARIES HOURLY OT- Executive	36	0	(36)	0%
01-60030-1300	SALARIES HOURLY OT - Finance	1,008	3,341	2,333	70%
01-60030-1500	SALARIES HOURLY OT - Information Technology	736	1,337	601	45%
01-60030-1800	SALARIES HOURLY OT - Community Relations	11,966	2,005	(9,961)	-497%
01-60030-2000	SALARIES HOURLY OT - Operations	1,097	0	(1,097)	0%
01-60030-2050	SALARIES HOURLY OT - Capital Projects & Planning	0	1,337	1,337	100%
01-60030-2100	SALARIES HOURLY OT - Public Safety	201,859	19,760	(182,099)	-922%
01-60030-2210	SALARIES HOURLY OT - Grounds	15,774	19,386	3,612	19%
01-60030-2220	SALARIES HOURLY OT - Maintenance	7,221	22,000	14,779	67%
01-60030-2230	SALARIES HOURLY OT - Warehouse	650	1,337	687	51%
01-60030-2240	SALARIES HOURLY OT - Bus Operations	117,870	56,822	(61,048)	-107%
01-60030-2250	SALARIES HOURLY OT - Motor Pool	4,972	4,010	(962)	-24%
01-60030-3400	SALARIES HOURLY OT - Sportspark	2,717	0	(2,717)	0%
01-60030-3500	SALARIES HOURLY OT - Youth Center	7,528	0	(7,528)	0%
Total Salaries OT		373,433	131,335	(242,098)	-184%
Temporary Employees					
01-60100-2050	TEMPORARY EMPLOYEE - Capital Projects & Planning	0	13,000	13,000	100%
01-60100-2210	TEMPORARY EMPLOYEE - Grounds	8,660	56,000	47,340	85%
01-60100-2220	TEMPORARY EMPLOYEE - Maintenance	0	56,000	56,000	100%
01-60100-2240	TEMPORARY EMPLOYEE - Bus Operations	0	8,000	8,000	100%
01-60100-3400	TEMPORARY EMPLOYEE - Sportspark	9,745	16,000	6,255	39%
01-60100-3500	TEMPORARY EMPLOYEE - Youth Center	65,701	13,000	(52,701)	-405%
Total Temporary Employees		84,106	162,000	77,894	48%
Workers Compensation & Disability					
01-60060-0000	WORKERS COMPENSATION - General	217,852	150,000	(67,852)	-45%
01-60070-1000	DISABILITY INSURANCE - Administrative	17,803	6,000	(11,803)	-197%
Total Workers Compensation & Disability		235,655	156,000	(79,655)	-51%
ER Payroll Taxes					
01-60071-1050	MCTMT TAXES - Administrative Services	15	0	(15)	0%
01-60071-1100	MCTMT TAXES - Executive	743	1,968	1,225	62%
01-60071-1300	MCTMT TAXES - Finance	729	1,710	981	57%
01-60071-1400	MCTMT TAXES - Human Resources	252	656	404	62%
01-60071-1500	MCTMT TAXES - Information Technology	382	848	466	55%
01-60071-1600	MCTMT TAXES - Legal	405	812	407	50%
01-60071-1800	MCTMT TAXES - Community Relations	281	536	255	48%
01-60071-2000	MCTMT TAXES - Operations	551	1,052	501	48%
01-60071-2050	MCTMT TAXES - Capital Projects & Planning	218	460	242	53%
01-60071-2100	MCTMT TAXES - Public Safety	3,780	6,671	2,891	43%
01-60071-2210	MCTMT TAXES - Grounds	763	1,644	881	54%
01-60071-2220	MCTMT TAXES - Maintenance	477	1,243	766	62%
01-60071-2230	MCTMT TAXES - Warehouse	80	164	84	51%
01-60071-2240	MCTMT TAXES - Bus Operations	1,166	2,084	918	44%
01-60071-2250	MCTMT TAXES - Motor Pool	371	685	314	46%
01-60071-3400	MCTMT TAXES - Sportspark	406	1,049	643	61%
01-60071-3500	MCTMT TAXES - Youth Center	634	1,322	688	52%
01-60080-1000	ER PAYROLL TAXES - Administrative	(5,932)	0	5,932	0%
01-60080-1050	ER PAYROLL TAXES - Administrative Services	(1,242)	0	1,242	0%
01-60080-1100	ER PAYROLL TAXES - Executive	31,306	33,332	2,026	6%
01-60080-1300	ER PAYROLL TAXES - Finance	34,432	41,276	6,844	17%
01-60080-1400	ER PAYROLL TAXES - Human Resources	12,091	15,356	3,265	21%
01-60080-1500	ER PAYROLL TAXES - Information Technology	18,393	19,852	1,459	7%
01-60080-1600	ER PAYROLL TAXES - Legal	19,191	18,828	(363)	-2%
01-60080-1800	ER PAYROLL TAXES - Community Relations	13,538	12,628	(910)	-7%
01-60080-2000	ER PAYROLL TAXES - Operations	26,150	23,074	(3,076)	-13%
01-60080-2050	ER PAYROLL TAXES - Capital Projects & Planning	10,540	11,017	477	4%
01-60080-2100	ER PAYROLL TAXES - Public Safety	190,581	159,916	(30,665)	-19%
01-60080-2210	ER PAYROLL TAXES - Grounds	38,910	40,316	1,406	3%
01-60080-2220	ER PAYROLL TAXES - Maintenance	23,539	30,721	7,182	23%
01-60080-2230	ER PAYROLL TAXES - Warehouse	3,858	3,848	(10)	0%
01-60080-2240	ER PAYROLL TAXES - Bus Operations	56,648	49,776	(6,872)	-14%
01-60080-2250	ER PAYROLL TAXES - Motor Pool	18,585	16,340	(2,245)	-14%
01-60080-3400	ER PAYROLL TAXES - Sportspark	21,575	26,282	4,707	18%
01-60080-3500	ER PAYROLL TAXES - Youth Center	32,906	31,736	(1,170)	-4%
Total ER Payroll Taxes		556,318	557,202	884	0%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Eight Months Ending of November 30, 2021

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Health Insurance					
01-60090-1100	HEALTH INSURANCE - Executive	31,093	97,633	66,540	68%
01-60090-1300	HEALTH INSURANCE - Finance	54,480	87,524	33,044	38%
01-60090-1400	HEALTH INSURANCE - Human Resources	30,499	57,235	26,736	47%
01-60090-1500	HEALTH INSURANCE - Information Technology	44,310	57,236	12,926	23%
01-60090-1600	HEALTH INSURANCE - Legal	23,387	40,397	17,010	42%
01-60090-1800	HEALTH INSURANCE - Community Relations	23,199	13,451	(9,748)	-72%
01-60090-2000	HEALTH INSURANCE - Operations	42,091	47,123	5,032	11%
01-60090-2050	HEALTH INSURANCE - Capital Projects & Planning	18,160	23,563	5,403	23%
01-60090-2100	HEALTH INSURANCE - Public Safety	530,605	626,380	95,775	15%
01-60090-2210	HEALTH INSURANCE - Grounds	139,489	155,184	15,695	10%
01-60090-2220	HEALTH INSURANCE - Maintenance	62,627	80,684	18,057	22%
01-60090-2230	HEALTH INSURANCE - Warehouse	17,965	6,725	(11,240)	-167%
01-60090-2240	HEALTH INSURANCE - Bus Operations	119,264	122,688	3,424	3%
01-60090-2250	HEALTH INSURANCE - Motor Pool	30,450	34,214	3,764	11%
01-60090-3400	HEALTH INSURANCE - Sportspark	31,250	53,852	22,602	42%
01-60090-3500	HEALTH INSURANCE - Youth Center	42,230	70,687	28,457	40%
Total Health Insurance		1,241,099	1,574,576	333,477	21%
Dental/Vision					
01-60091-1100	DENTAL/ VISION - Executive	2,704	7,362	4,658	63%
01-60091-1300	DENTAL/ VISION - Finance	3,811	4,758	947	20%
01-60091-1400	DENTAL/ VISION - Human Resources	1,203	3,251	2,048	63%
01-60091-1500	DENTAL/ VISION - Information Technology	3,915	4,111	196	5%
01-60091-1600	DENTAL/ VISION - Legal	1,092	1,148	56	5%
01-60091-1800	DENTAL/ VISION - Community Relations	728	766	38	5%
01-60091-2000	DENTAL/ VISION - Operations	2,783	1,148	(1,635)	-142%
01-60091-2050	DENTAL/ VISION - Capital Projects & Planning	1,073	3,114	2,041	66%
01-60091-2100	DENTAL/ VISION - Public Safety	23,423	24,368	945	4%
01-60091-2210	DENTAL/ VISION - Grounds	709	1,244	535	43%
01-60091-2220	DENTAL/ VISION - Maintenance	0	1,244	1,244	100%
01-60091-2230	DENTAL/ VISION - Warehouse	364	381	17	4%
01-60091-2240	DENTAL/ VISION - Bus Operations	709	744	35	5%
01-60091-2250	DENTAL/ VISION - Motor Pool	364	381	17	4%
01-60091-3400	DENTAL/ VISION - Sportspark	1,800	1,892	92	5%
01-60091-3500	DENTAL/ VISION - Youth Center	2,871	2,388	(483)	-20%
Total Dental/Vision		47,548	58,300	10,752	18%
Pension					
01-60092-2100	PENSION - Public Safety	80,789	87,417	6,628	8%
01-60092-2210	PENSION - Grounds	30,565	48,092	17,527	36%
01-60092-2220	PENSION - Maintenance	16,268	27,264	10,996	40%
01-60092-2240	PENSION - Bus Operations	33,826	44,304	10,478	24%
01-60092-2250	PENSION - Motor Pool	10,706	13,632	2,926	21%
Total Pension		172,154	220,709	48,555	22%
Other Employee Benefits					
01-60093-2210	FRINGE BENEFITS ANNUITY - Grounds	2,262	4,210	1,948	46%
01-60094-2210	LEGAL SERVICES - Grounds	1,189	1,349	160	12%
01-60094-2220	LEGAL SERVICES - Maintenance	1,200	1,200	0	0%
01-60094-2240	LEGAL SERVICES - Bus Operations	2,475	2,800	325	12%
01-60094-2250	LEGAL SERVICES - Motor Pool	775	800	25	3%
01-60095-1000	OTHER POST EMPLOYMENT BENEFIT	0	633,332	633,332	100%
01-60096-1050	TERM LIFE/ LTD - Administrative Services	182	0	(182)	0%
01-60096-1100	TERM LIFE/ LTD - Executive	1,540	3,300	1,760	53%
01-60096-1300	TERM LIFE/ LTD - Finance	2,228	3,010	782	26%
01-60096-1400	TERM LIFE/ LTD - Human Resources	501	1,578	1,077	68%
01-60096-1500	TERM LIFE/ LTD - Information Technology	797	1,658	861	52%
01-60096-1600	TERM LIFE/ LTD - Legal	1,284	1,324	40	3%
01-60096-1800	TERM LIFE/ LTD - Community Relations	367	746	379	51%
01-60096-2000	TERM LIFE/ LTD - Operations	1,415	1,274	(141)	-11%
01-60096-2050	TERM LIFE/ LTD - Capital Projects & Planning	761	1,719	958	56%
01-60096-2100	TERM LIFE/ LTD - Public Safety	14,099	15,610	1,511	10%
01-60096-2210	TERM LIFE/ LTD - Grounds	425	466	41	9%
01-60096-2220	TERM LIFE/ LTD - Maintenance	0	438	438	100%
01-60096-2230	TERM LIFE/ LTD - Warehouse	317	324	7	2%
01-60096-2240	TERM LIFE/ LTD - Bus Operations	373	407	34	8%
01-60096-2250	TERM LIFE/ LTD - Motor Pool	340	379	39	10%
01-60096-3400	TERM LIFE/ LTD - Sportspark	1,014	1,369	355	26%
01-60096-3500	TERM LIFE/ LTD - Youth Center	1,116	1,548	432	28%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Eight Months Ending of November 30, 2021

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60098-2220	SCHOLARSHIP AND EDUCATION - Maintenance	1,250	1,000	(250)	-25%
01-60098-2240	SCHOLARSHIP AND EDUCATION - Bus Operations	2,450	3,000	550	18%
01-60098-2250	SCHOLARSHIP AND EDUCATION - Motor Pool	800	800	0	0%
01-60099-2220	SUPPLEMENTAL BENEFITS - Maintenance	3,440	3,200	(240)	-8%
01-60099-2240	SUPPLEMENTAL BENEFITS - Bus Operations	7,440	9,600	2,160	23%
01-60099-2250	SUPPLEMENTAL BENEFITS - Motor Pool	2,240	2,560	320	13%
Total Other Employee Benefits		52,278	699,001	646,723	93%
Total Personal Services (PS)		9,191,286	10,056,067	864,781	9%
Other Than Personal Services (OTPS) :					
Insurance					
01-60200-1000	INSURANCE - General	2,135,196	2,152,000	16,804	1%
01-60200-2900	INSURANCE - Tramway	54,915	222,332	167,417	75%
Total Insurance		2,190,111	2,374,332	184,221	8%
Professional Services					
01-60220-1000	PROFESSIONAL SERVICES - Administrative	226,410	0	(226,410)	0%
01-60220-1050	PROFESSIONAL SERVICES - Administrative Services	348,219	341,332	(6,887)	-2%
01-60220-1300	PROFESSIONAL SERVICES - Finance	73,672	60,000	(13,672)	-23%
01-60220-1400	PROFESSIONAL SERVICES - ADP Payroll	163,910	66,668	(97,242)	-146%
01-60220-1500	PROFESSIONAL SERVICES - Information Technology	54,747	26,668	(28,079)	-105%
01-60220-1600	PROFESSIONAL SERVICES - Legal	9,407	116,668	107,261	92%
01-60220-1800	PROFESSIONAL SERVICES - Community Relations	56,443	53,332	(3,111)	-6%
01-60220-2050	PROFESSIONAL SERVICES - Capital Projects & Planning	63,099	33,332	(29,767)	-89%
01-60220-2100	PROFESSIONAL SERVICES - Public Safety	6,180	120	(6,060)	-5050%
01-60220-2200	PROFESSIONAL SERVICES - Island Operations	54,838	0	(54,838)	0%
01-60220-2220	PROFESSIONAL SERVICES - Maintenance	0	45,596	45,596	100%
01-60220-2800	PROFESSIONAL SERVICES - AVAC	0	3,332	3,332	100%
01-60220-2900	PROFESSIONAL SERVICES - Tramway	0	50,000	50,000	100%
01-60220-3400	PROFESSIONAL SERVICES - Sportspark	137,003	40,000	(97,003)	-243%
01-60220-3500	PROFESSIONAL SERVICES - Youth Center	24,335	26,668	2,333	9%
Total Professional Services		1,218,263	863,716	(354,547)	-41%
Marketing / Advertising					
01-60540-1000	MARKETING/ ADVERTISING - Administrative	28,406	20,000	(8,406)	-42%
01-60540-1800	MARKETING/ ADVERTISING - Community Relations	8,802	6,668	(2,134)	-32%
01-60540-3500	MARKETING/ ADVERTISING - Youth Center	5,941	0	(5,941)	0%
Total Marketing / Advertising		43,149	26,668	(16,481)	-62%
Management Fees					
01-60210-2900	MANAGEMENT FEES - Tramway	3,093,192	3,076,668	(16,524)	-1%
01-60210-6000	MANAGEMENT FEES - Motorgate	645,014	640,000	(5,014)	-1%
Total Management Fees		3,738,205	3,716,668	(21,537)	-1%
Legal Services					
01-60240-1600	LEGAL SERVICES - Legal General	104,446	16,668	(87,778)	-527%
01-60241-1600	LEGAL SERVICES - Employment Matters	200,028	23,332	(176,696)	-757%
01-60242-1600	LEGAL SERVICES - Commercial	0	10,000	10,000	100%
01-60243-1600	LEGAL SERVICES - Residential	3,573	66,668	63,095	95%
01-60244-1600	LEGAL SERVICES - Development/Residential	750	133,332	132,582	99%
01-60246-1600	LEGAL SERVICES - LITIGATION/SETTLEMENT	50,000	33,332	(16,668)	-50%
Total Legal Services		358,797	283,332	(75,465)	-27%
Telecommunications					
01-60400-1500	TELEPHONE	13,849	40,000	26,151	65%
01-60401-1500	TELEPHONE - LONG DISTANCE	1,097	0	(1,097)	0%
01-60402-1500	TELEPHONE - CELL	33,078	33,332	254	1%
01-60403-1500	MAINTENANCE - INTERNAL TELEPHONE SYSTEM HARDWARE	0	2,332	2,332	100%
01-60404-1500	INTERNET SERVICE PROVIDER - DATA LINE	99,314	66,668	(32,646)	-49%
01-60690-1500	WEB SITE HOSTING	661	0	(661)	0%
Total Telecommunications		147,999	142,332	(5,667)	-4%
Island Improvements/ Capital Plan					
01-61081-5100	COMMERCIAL SPACE RENT - Eastwood	267,664	268,000	336	0%
01-61081-5200	COMMERCIAL SPACE RENT	55,632	56,000	368	1%
01-61081-5600	COMMERCIAL SPACE RENT	2,708	3,200	492	15%
Total Island Improvements		326,003	327,200	1,197	0%
Repairs & Maintenance					
01-60407-5000	REPAIR & MAINT PARKING METER - PM: Housing	11,721	10,000	(1,721)	-17%
01-60409-3000	REPAIRS & MAINT Z-BRICK - RI Locations Points	0	33,332	33,332	100%

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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60410-2240	REPAIRS & MAINT SEWERS - Bus Operations	0	332	332	100%
01-60410-2900	REPAIRS & MAINT SEWERS - Tramway	0	1,668	1,668	100%
01-60410-3400	REPAIRS & MAINT SEWERS - Sportspark	0	668	668	100%
01-60411-2200	REPAIRS & MAINT ISLAND FIXTURES - Island Operations	11,650	0	(11,650)	0%
01-60411-2220	REPAIR & MAINT ISLAND FIXTURES - Maintenance	0	3,332	3,332	100%
01-60412-0000	REPAIRS & MAINT BUILDING - General	0	1,332	1,332	100%
01-60412-1000	REPAIRS & MAINT BUILDING - Administrative	1,645	1,532	(113)	-7%
01-60412-2100	REPAIRS & MAINT BUILDING - Public Safety	644	2,000	1,356	68%
01-60412-2200	REPAIRS & MAINT BUILDING - Island Operations	1,770	0	(1,770)	0%
01-60412-2220	REPAIRS & MAINT BUILDING - Maintenance	4,504	1,668	(2,836)	-170%
01-60412-2240	REPAIRS & MAINT BUILDING - Bus Operations	0	2,332	2,332	100%
01-60412-2800	REPAIRS & MAINT BUILDING - AVAC	0	3,332	3,332	100%
01-60412-2900	REPAIRS & MAINT BUILDING - Tramway	7,260	3,332	(3,928)	-118%
01-60412-3000	REPAIRS & MAINT BUILDING - RI Locations Points	3,570	33,332	29,762	89%
01-60412-3400	REPAIRS & MAINT BUILDING - Sportspark	0	3,332	3,332	100%
01-60412-3500	REPAIRS & MAINT BUILDING - Youth Center	395	0	(395)	0%
01-60412-6000	REPAIRS & MAINT BUILDING - Motorgate	1,350	0	(1,350)	0%
01-60413-2050	REPAIR & MAINT ELEVATORS - Capital Projects & Planning	19,216	0	(19,216)	0%
01-60413-2220	REPAIR & MAINT ELEVATORS - Maintenance	5,719	43,332	37,613	87%
01-60414-2210	REPAIRS & MAINT OTHER - Grounds	0	2,668	2,668	100%
01-60414-2220	REPAIRS & MAINT OTHER - Maintenance	6,955	95,000	88,045	93%
01-60414-2240	REPAIRS & MAINT OTHER - Bus Operations	0	668	668	100%
01-60414-3000	REPAIRS & MAINT OTHER - RI Locations Points	12,421	0	(12,421)	0%
01-60414-3400	REPAIRS & MAINT OTHER - Sportspark	0	332	332	100%
01-60415-2220	REPAIR & MAINT HVAC - Maintenance	24,069	66,668	42,599	64%
01-60416-2220	REPAIR & MAINT BMS - Maintenance	0	33,332	33,332	100%
01-60417-2220	REPAIR & MAINT ELECTRICAL - Maintenance	26,058	100,000	73,942	74%
01-60418-2220	REPAIR & MAINT GENERATOR/ - Maintenance	0	20,000	20,000	100%
01-60419-2220	REPAIR & MAINT PLUMBING - Maintenance	44,109	100,000	55,891	56%
01-60421-2220	REPAIR & MAINT ELEV/ESCAL - Maintenance	0	10,000	10,000	100%
01-60422-2220	REPAIR & MAINT SPRINKLER/ - Maintenance	0	16,668	16,668	100%
01-60423-2220	REPAIR & MAINT FIRE ALARM - Maintenance	14,314	33,332	19,018	57%
01-60424-2220	REPAIR & MAINT FIRE EXTIN - Maintenance	6,315	3,332	(2,983)	-90%
01-60425-2220	REPAIR & MAINT PREVENTION - Maintenance	0	6,668	6,668	100%
Total Repairs & Maintenance		203,684	633,524	429,840	68%
Repairs & Maintenance Equipment					
01-60440-1000	REPAIRS & MAINT EQUIP - Administrative	0	668	668	100%
01-60440-1500	REPAIRS & MAINT EQUIPMENT - Information Technology	0	2,000	2,000	100%
01-60440-2100	REPAIRS & MAINT EQUIPMENT - Public Safety	798	3,332	2,535	76%
01-60440-2210	REPAIRS & MAINT EQUIP -Grounds	1,974	2,332	358	15%
01-60440-2220	REPAIRS & MAINT EQUIPMENT - Maintenance	0	3,332	3,332	100%
01-60440-2240	REPAIRS & MAINT EQUIP - Bus Operations	2,258	13,668	11,411	83%
01-60440-2250	REPAIRS & MAINT EQUIPMENT - Motor Pool	1,910	332	(1,578)	-475%
01-60440-2800	REPAIRS & MAINT EQUIPMENT - AVAC	0	3,332	3,332	100%
01-60440-2900	REPAIRS & MAINT EQUIPMENT - Tramway	0	668	668	100%
Total Repairs & Maintenance Equipment		6,939	29,664	22,725	77%
Other Repairs & Maintenance					
01-60490-2210	TREES, SHRUBS & SOD- Grounds	5,770	192,000	186,230	97%
Total Other Repairs & Maintenance		5,770	192,000	186,230	97%
Vehicles Gas					
01-60450-1050	VEHICLES GAS - Administrative Services	273	332	59	18%
01-60450-2100	VEHICLES GAS - Public Safety	10,998	4,000	(6,998)	-175%
01-60450-2210	VEHICLES GAS - Grounds	8,485	4,668	(3,817)	-82%
01-60450-2220	VEHICLES GAS - Maintenance	2,974	1,668	(1,306)	-78%
01-60450-2230	VEHICLES GAS - Warehouse	14	0	(14)	0%
01-60450-2240	VEHICLES GAS - Bus Operations	70,129	73,332	3,203	4%
01-60450-3400	VEHICLES GAS - Sportspark	0	132	132	100%
Total Vehicles Gas		92,872	84,132	(8,740)	-10%
Vehicles Repair & Maintenance					
01-60500-1000	VEHICLE REPAIR & MAINT - Administrative	0	668	668	100%
01-60500-1050	VEHICLE REPAIRS & MAINT - Administrative Services	0	668	668	100%
01-60500-2100	VEHICLE REPAIR & MAINT- Public Safety	5,083	3,332	(1,751)	-53%
01-60500-2210	VEHICLE REPAIR & MAINT- Grounds	6,022	2,000	(4,022)	-201%
01-60500-2220	VEHICLE REPAIRS & MAINT. - Maintenance	3,762	668	(3,094)	-463%
01-60500-2240	VEHICLE REPAIR & MAINT- Bus Operations	27,264	64,000	36,736	57%
01-60500-2250	VEHICLE REPAIRS & MAINT - Motor Pool	9,091	16,664	7,573	45%
01-60500-3400	VEHICLE REPAIRS & MAINT - Sportspark	134	668	534	80%

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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Total Vehicles Repair & Maintenance		51,356	88,668	37,312	42%
Vehicles Parts					
01-60640-2100	VEHICLES PARTS - Public Safety	0	1,000	1,000	100%
01-60640-2210	VEHICLES PARTS - Grounds	0	1,668	1,668	100%
01-60640-2220	VEHICLES PARTS - Maintenance	0	668	668	100%
01-60640-2240	VEHICLES PARTS - Bus Operations	14,328	5,332	(8,996)	-169%
01-60640-2250	VEHICLES PARTS - Motor Pool	13,006	2,668	(10,338)	-387%
01-60640-3400	VEHICLES PARTS - Sportspark	0	332	332	100%
Total Vehicles Parts		27,334	11,668	(15,666)	-134%
Equipment Lease					
01-60300-1000	LEASED EQUIPMENT - General	10,228	9,332	(896)	-10%
01-60300-2210	LEASED EQUIPMENT - Grounds	9,223	0	(9,223)	0%
01-60300-2220	LEASED EQUIPMENT - Maintenance	4,548	6,668	2,120	32%
01-60300-2230	LEASED EQUIPMENT - Warehouse	0	1,000	1,000	100%
01-60300-2240	LEASED EQUIPMENT - Bus Operations	744	1,000	256	26%
01-60300-2250	LEASED EQUIPMENT - Motor Pool	0	1,000	1,000	100%
01-60300-2900	LEASED EQUIPMENT - Tramway	0	1,668	1,668	100%
01-60300-3400	LEASED EQUIPMENT - Sportspark	1,422	668	(754)	-113%
Total Equipment Lease		26,165	21,336	(4,829)	-23%
Office Equipment Purchase					
01-60470-0000	OFFICE EQUIP PURCHASE - General	0	1,000	1,000	100%
01-60470-1000	OFFICE EQUIP PURCHASE - Administrative	0	668	668	100%
01-60470-1500	OFFICE EQUIP PURCH - Information Technology	16,581	6,668	(9,913)	-149%
01-60470-2050	OFFICE EQUIP PURCHASE - Capital Projects & Planning	938	668	(270)	-40%
01-60470-2100	OFFICE EQUIP PURCH - Public Safety	25	668	643	96%
01-60470-2250	OFFICE EQUIP PURCHASE - Motor Pool	0	668	668	100%
01-60470-3400	OFFICE EQUIP PURCHASE - Sportspark	0	1,332	1,332	100%
01-60470-3500	OFFICE EQUIP PURCHASE - Youth Center	0	668	668	100%
Total Office Equipment Purchase		17,544	12,340	(5,204)	-42%
Equipment Purchases					
01-60510-1000	EQUIPMENT PURCHASE - Administrative	836	0	(836)	0%
01-60510-1050	EQUIPMENT PURCHASE - Administrative Services	0	668	668	100%
01-60510-1500	EQUIPMENT PURCHASE - Information Technology	7,907	3,332	(4,575)	-137%
01-60510-1800	EQUIPMENT PURCHASE - Community Relations	952	0	(952)	0%
01-60510-2050	EQUIPMENT PURCHASE - Capital Projects & Planning	7,133	0	(7,133)	0%
01-60510-2100	EQUIPMENT PURCHASE - Public Safety	60	5,332	5,272	99%
01-60510-2210	EQUIPMENT PURCHASE - Grounds	5,748	3,332	(2,416)	-73%
01-60510-2220	EQUIPMENT PURCHASE - Maintenance	3,687	6,668	2,981	45%
01-60510-2230	EQUIPMENT PURCHASE - Warehouse	2,058	1,000	(1,058)	-106%
01-60510-2240	EQUIPMENT PURCHASE - Bus Operations	553	1,000	447	45%
01-60510-2800	EQUIPMENT PURCHASE - AVAC	1,460	0	(1,460)	0%
01-60510-2900	EQUIPMENT PURCHASE - Tramway	0	2,000	2,000	100%
01-60510-3400	EQUIPMENT PURCHASE - Sportspark	3,469	2,332	(1,137)	-49%
01-60510-3500	EQUIPMENT PURCHASE - Youth Center	698	0	(698)	0%
Total Equipment Purchases		34,559	25,664	(8,895)	-35%
Other Equipment Purchases					
01-60660-1500	COMPUTER PURCHASE SOFTWARE	30,618	20,000	(10,618)	-53%
Total Other Equipment Purchases		30,618	20,000	(10,618)	-53%
Exterminator					
01-60250-1000	EXTERMINATOR - Administrative	552	1,000	448	45%
01-60250-2100	EXTERMINATOR - Public Safety	652	1,000	348	35%
01-60250-2210	EXTERMINATOR - Grounds	650	332	(318)	-96%
01-60250-2220	EXTERMINATOR - Maintenance	0	532	532	100%
01-60250-2230	EXTERMINATOR - Warehouse	0	800	800	100%
01-60250-2240	EXTERMINATOR - Bus Operations	552	332	(220)	-66%
01-60250-2250	EXTERMINATOR - Motor Pool	100	668	568	85%
01-60250-2900	EXTERMINATOR - Tramway	552	668	116	17%
01-60250-3000	EXTERMINATOR - RI Locations Points	1,656	2,332	676	29%
01-60250-3400	EXTERMINATOR - Sportspark	552	1,668	1,116	67%
Total Exterminator		5,265	9,332	4,067	44%
Uniforms					
01-60290-1000	UNIFORMS - Administrative	0	668	668	100%
01-60290-2050	UNIFORMS - Capital Projects & Planning	0	668	668	100%
01-60290-2100	UNIFORMS - Public Safety	9,541	16,000	6,459	40%

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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60290-2210	UNIFORMS - Grounds	1,411	2,332	921	39%
01-60290-2220	UNIFORMS - Maintenance	1,411	2,298	887	39%
01-60290-2230	UNIFORMS - Warehouse	0	102	102	100%
01-60290-2240	UNIFORMS - Bus Operations	1,454	3,332	1,878	56%
01-60290-2250	UNIFORMS - Motor Pool	0	332	332	100%
01-60290-3400	UNIFORMS - Sportspark	244	2,332	2,088	90%
01-60290-3500	UNIFORMS - Youth Center	3,793	11,332	7,539	67%
01-60291-1000	UNIFORMS CLEANING - Administrative	718	668	(50)	-7%
01-60291-2100	UNIFORMS CLEANING - Public Safety	12,086	6,000	(6,086)	-101%
01-60291-2210	UNIFORMS CLEANING - Grounds	2,401	3,332	932	28%
01-60291-2220	UNIFORMS CLEANING - Maintenance	3,760	1,668	(2,092)	-125%
01-60291-2230	UNIFORMS CLEANING - Warehouse	0	98	98	100%
01-60291-2240	UNIFORMS CLEANING - Bus Operations	1,209	668	(541)	-81%
01-60291-2250	UNIFORMS CLEANING - Motor Pool	0	332	332	100%
01-60291-3400	UNIFORMS CLEANING - Sportspark	0	166	166	100%
01-60291-3500	UNIFORMS CLEANING - Youth Center	349	0	(349)	0%
Total Uniforms		38,375	52,328	13,953	27%
Light, Power, Heat					
01-60320-1000	LIGHT, POWER, HEAT - Admin	20,950	20,668	(282)	-1%
01-60320-2100	LIGHT, POWER, HEAT - Public Safety	13,600	13,332	(268)	-2%
01-60320-2220	LIGHT, POWER, HEAT - Maintenance	0	6,668	6,668	100%
01-60320-2230	LIGHT, POWER, HEAT - Warehouse	6,341	0	(6,341)	0%
01-60320-2240	LIGHT, POWER, HEAT - Bus Operations	19,448	36,668	17,220	47%
01-60320-2800	LIGHT, POWER, HEAT - AVAC	0	34,000	34,000	100%
01-60320-2900	LIGHT, POWER, HEAT - Tramway	119,001	120,000	999	1%
01-60320-3000	LIGHT, POWER, HEAT - RI Locations Points	117,089	132,000	14,911	11%
01-60320-3400	LIGHT, POWER, HEAT - Sportspark	62,113	118,668	56,555	48%
01-60320-3500	LIGHT, POWER, HEAT - Youth Center	0	6,668	6,668	100%
01-60320-6000	LIGHT, POWER, HEAT - Motorgate	31,248	33,332	2,084	6%
Total Light, Power, Heat		389,789	522,004	132,215	25%
Water & Sewer					
01-60322-2220	WATER & SEWER - Maintenance	2,751	6,668	3,917	59%
01-60322-2900	WATER & SEWER - Tramway	2,021	3,332	1,311	39%
01-60322-3400	WATER & SEWER - Sportspark	4,729	6,668	1,939	29%
Total Water & Sewer		9,501	16,668	7,166	43%
Office Supplies					
01-60420-1000	OFFICE SUPPLIES - Administrative	14,083	13,332	(751)	-6%
01-60420-1050	OFFICE SUPPLIES - Administrative Services	0	332	332	100%
01-60420-1500	OFFICE SUPPLIES - Information Technology	777	1,332	555	42%
01-60420-1800	OFFICE SUPPLIES - Community Relations	0	668	668	100%
01-60420-2050	OFFICE SUPPLIES - Capital Projects & Planning	0	332	332	100%
01-60420-2100	OFFICE SUPPLIES - Public Safety	2,358	4,000	1,642	41%
01-60420-2220	OFFICE SUPPLIES - Maintenance	0	332	332	100%
01-60420-2230	OFFICE SUPPLIES - Warehouse	0	200	200	100%
01-60420-2240	OFFICE SUPPLIES - Bus Operations	592	668	76	11%
01-60420-3400	OFFICE SUPPLIES - Sportspark	0	800	800	100%
Total Office Supplies		17,810	21,996	4,186	19%
Parts & Supplies					
01-60430-1000	PARTS & SUPPLIES - Administrative	4,216	668	(3,548)	-531%
01-60430-1050	PARTS & SUPPLIES - Administrative Services	1,281	1,332	51	4%
01-60430-1500	PARTS & SUPPLIES - Information Technology	5,632	3,332	(2,300)	-69%
01-60430-1514	PARTS & SUPPLIES - Access Control	1,915	4,332	2,417	56%
01-60430-1800	PARTS & SUPPLIES - Community Relations	333	3,332	2,999	90%
01-60430-2050	PARTS & SUPPLIES - Capital Projects & Planning	0	668	668	100%
01-60430-2100	PARTS & SUPPLIES - Public Safety	6,595	3,332	(3,263)	-98%
01-60430-2200	PARTS & SUPPLIES - Island Operations	3,800	0	(3,800)	0%
01-60430-2210	PARTS & SUPPLIES - Grounds	28,098	20,000	(8,098)	-40%
01-60430-2220	PARTS & SUPPLIES - Maintenance	117,688	38,188	(79,500)	-208%
01-60430-2230	PARTS & SUPPLIES - Warehouse	22,402	5,332	(17,070)	-320%
01-60430-2240	PARTS & SUPPLIES - Bus Operations	902	11,563	10,661	92%
01-60430-2250	PARTS & SUPPLIES - Motor Pool	0	4,668	4,668	100%
01-60430-2800	PARTS & SUPPLIES - AVAC	32,561	23,202	(9,359)	-40%
01-60430-2900	PARTS & SUPPLIES - Tramway	225	1,000	775	78%
01-60430-3400	PARTS & SUPPLIES - Sportspark	5,458	23,332	17,874	77%
01-60430-3500	PARTS & SUPPLIES - Youth Center	7,175	10,668	3,493	33%
Total Parts & Supplies		238,282	154,949	(83,333)	-54%

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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Service Maintenance Agreement					
01-60750-1500	SERVICE MAINTENANCE AGREEMENT- IT	40,044	50,988	10,944	21%
01-60750-1514	SERVICE MAINTENANCE AGREE - Access Control	0	3,668	3,668	100%
01-60750-1800	SERVICE MAINTENANCE AGREE - Community Relations	0	14,000	14,000	100%
01-60750-2050	SERVICE MAINTENANCE AGREE - Capital Projects & Planning	5,973	2,000	(3,973)	-199%
01-60750-2100	SERVICE MAINTENANCE AGREE - Public Safety	6,188	668	(5,520)	-826%
01-60750-2240	SERVICE MAINTENANCE AGREE - Bus Operations	7,166	3,332	(3,834)	-115%
01-60750-2250	SERVICE MAINTENANCE AGREE - Motor Pool	1,560	2,000	440	22%
01-60750-2900	SERVICE MAINTENANCE AGREE - Tramway	0	10,000	10,000	100%
01-60750-3000	SERVICE MAINTENANCE AGREE - RI Locations Points	0	13,332	13,332	100%
01-60750-3400	SERVICE MAINTENANCE AGREE - Sportspark	1,820	1,000	(820)	-82%
Total Service Maintenance Agreement		62,750	100,988	38,238	38%
Employee Travel & Meal					
01-60520-1000	EMPL TRV & MEAL - Administrative	0	668	668	100%
01-60520-1100	EMPL TRV & MEAL- Executive	0	332	332	100%
01-60520-1300	EMPL TRV & MEAL- Finance	0	852	852	100%
01-60520-1400	EMPL TRV & MEAL- Human Resources	0	495	495	100%
01-60520-1600	EMPL TRV & MEAL- Legal	35	332	297	89%
01-60520-2050	EMPL TRV & MEAL- Capital Projects & Planning	0	332	332	100%
01-60520-2100	EMPL TRV & MEAL- Public Safety	0	1,000	1,000	100%
01-60520-2210	EMPL TRV & MEAL- Grounds	105	166	61	37%
01-60520-2220	EMPL TRV & MEAL- Maintenance	0	1,000	1,000	100%
01-60520-2240	EMPL TRV & MEAL- Bus Operations	65	332	267	80%
01-60520-3400	EMPL TRV & MEAL - Sportspark	26	132	106	80%
01-60520-3500	EMPL TRV & MEAL - Youth Center	0	840	840	100%
Total Employee Travel & Meal		231	6,481	6,250	96%
Employee Training					
01-60530-1000	EMPLOYEE TRAINING - Administrative	0	3,332	3,332	100%
01-60530-1300	EMPLOYEE TRAINING - Finance	500	0	(500)	0%
01-60530-1400	EMPLOYEE TRAINING - Human Resources	37,310	46,611	9,301	20%
01-60530-1500	EMPLOYEE TRAINING - Information Technology	0	13,332	13,332	100%
01-60530-1600	EMPLOYEE TRAINING - Legal	0	6,668	6,668	100%
01-60530-1800	EMPLOYEE TRAINING - Community Relations	0	4,000	4,000	100%
01-60530-2050	EMPLOYEE TRAINING - Capital Projects & Planning	750	0	(750)	0%
01-60530-2100	EMPLOYEE TRAINING - Public Safety	0	57	57	100%
01-60530-2210	EMPLOYEE TRAINING - Grounds	1,010	1,668	658	39%
01-60530-2220	EMPLOYEE TRAINING - Maintenance	0	332	332	100%
01-60530-2240	EMPLOYEE TRAINING - Bus Operations	0	332	332	100%
01-60530-3400	EMPLOYEE TRAINING - Sportspark	2,415	1,000	(1,415)	-142%
01-60530-3500	EMPLOYEE TRAINING - Programming & Partnership/Yout	0	6,000	6,000	100%
Total Employee Training		41,985	83,332	41,347	50%
Shipping					
01-60550-1000	POSTAGE - Administrative	162	4,000	3,838	96%
01-60550-1050	POSTAGE - Administrative Services	157	0	(157)	0%
01-60550-2100	POSTAGE - Public Safety	36	64	28	44%
01-60551-1050	SHIPPING - Administrative Services	0	332	332	100%
01-60551-1400	SHIPPING - Human Resources	17	0	(17)	0%
01-60551-1500	SHIPPING - Information Technology	241	0	(241)	0%
01-60551-1800	SHIPPING - Community Relations	664	332	(332)	-100%
01-60551-2050	SHIPPING - Capital Projects & Planning	0	132	132	100%
01-60551-2100	SHIPPING - Public Safety	185	800	615	77%
01-60551-2210	SHIPPING - Grounds	3,577	332	(3,245)	-977%
01-60551-2220	SHIPPING - Maintenance	30	668	638	96%
01-60551-2230	SHIPPING - Warehouse	624	2,000	1,376	69%
01-60551-2240	SHIPPING - Bus Operations	0	332	332	100%
01-60551-2250	SHIPPING - Motor Pool	0	332	332	100%
01-60551-2800	SHIPPING - AVAC	1,053	1,372	319	23%
01-60551-2900	SHIPPING - Tramway	0	100	100	100%
01-60551-3400	SHIPPING - Sportspark	62	400	339	85%
01-60552-1000	UPS SHIPPING - Administrative	333	1,000	667	67%
Total Shipping		7,140	12,196	5,056	41%
Subscriptions / Membership					
01-60560-1000	SUBSCRIPTIONS / MEMBERSHIP- Administrative	68	1,704	1,636	96%
01-60560-1050	SUBSCRIPTIONS/ MEMBERSHIP - Administrative Services	1,701	332	(1,369)	-412%
01-60560-1500	SUBSCRIPTIONS/ MEMBERSHIP - Information Technology	89	3,332	3,243	97%
01-60560-1600	SUBSCRIPTIONS/ MEMBERSHIP - Legal	15,457	16,668	1,212	7%
01-60560-2100	SUBSCRIPTIONS/ MEMBERSHIP - Public Safety	0	668	668	100%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Eight Months Ending of November 30, 2021

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60560-3500	SUBSCRIPTIONS/ MEMBERSHIP - Youth Center	14	332	318	96%
	Total Subscriptions / Membership	17,328	23,036	5,708	25%
Other Expenses					
01-60570-0000	BANK CHARGES - General	7,132	14,668	7,536	51%
01-60580-1000	MISCELLANEOUS - Administrative	(4,473)	6,834	11,307	165%
01-60580-1800	MISCELLANEOUS - Community Relations	924	0	(924)	0%
01-60580-2100	MISCELLANEOUS - Public Safety	1,206	668	(538)	-81%
01-60580-2200	MISCELLANEOUS - Island Operations	5	0	(5)	0%
01-60580-2240	MISCELLANEOUS - Bus Operations	0	332	332	100%
01-60580-3400	MISCELLANEOUS - Sportspark	0	332	332	100%
01-60580-3500	MISCELLANEOUS - Youth Center	9,474	2,668	(6,806)	-255%
01-60600-1000	PUBLIC WORK ENFORCEMENT F - Administrative	0	20,000	20,000	100%
01-60790-1400	MTA METRO CARD PURCHASE- HR	9,975	14,000	4,025	29%
02-61701-0000	CONTRIBUTED RENT EXPENSE - PP	0	55,000	55,000	100%
02-61750-1000	PUBLIC PURPOSE GRANTS	26,000	113,332	87,332	77%
04-60570-0000	BANK CHARGES - General	60	0	(60)	0%
	Total Other Expenses	50,303	227,834	177,531	78%
Island Evenst - Community Relations					
01-60681-1800	ISLAND EVENTS - Community Relations	183,505	128,500	(55,005)	-43%
01-60681-2100	ISLAND EVENTS - Public Safety	4,104	6,000	1,896	32%
	Total Island Evenst - Community Relations	187,609	134,500	(53,109)	-39%
	Total Other Than Personal Services (OTPS)	9,585,738	10,218,888	633,150	6%
	Total Expenses	18,777,024	20,274,955	1,497,931	7%
Depreciation Expenses					
03-70000-0000	DEPRECN EXPENSE OFFICE FURNITURE, FIXTURES, EQUIPM	64,473	12,737	(51,736)	-406%
03-70010-0000	DEPRCN EXPENSES BUILDINGS	169,432	580,308	410,876	71%
03-70020-0000	DEPRCN EXPENSES BUILDINGS IMPROVEMENTS	2,614,983	572,348	(2,042,635)	-357%
03-70030-0000	DEPRECN EXPENSES INFRASTRUCTURE	1,124,031	1,003,800	(120,231)	-12%
03-70040-0000	DEPRECN EXPENSES SEAWALL	137,229	46,170	(91,059)	-197%
03-70100-0000	DEPRECN EXPENSE VEHICLES	25,266	50,149	24,883	50%
03-70400-0000	DEPRECN EXPENSE BUSES	115,244	316,027	200,783	64%
03-70500-0000	DEPRECN EXPENSE LEASEHOLD IMPROVEMENT	19,925	3,979	(15,946)	-401%
03-70600-0000	DEPRECN EXPENSE LANDMARKS	212,422	260,303	47,881	18%
03-70800-0000	DEPRECN EXPENSE EQUIPMENT	254,143	148,860	(105,283)	-71%
	Total Depreciation Expenses	4,737,147	2,994,681	(1,742,466)	-58%
BEGINNING NET ASSETS					
		0	0	0	0%
NET SURPLUS/(DEFICIT)					
		(2,079,769)	(1,505,546)	(574,223)	-38%
ENDING NET ASSETS					
		(2,079,769)	(1,505,546)	(574,223)	-38%

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2020/2021
 For The 8 Months Ending November 30, 2021

	Approved Budget FY 2021	Projected Actual FY 2021	Actual FY 2021	Balance 3/31/21	Approved Budget FY 2022	Projected Actual FY 2022	Expenditures as of November 30, 2021
1 Sports Fields/Parks	17,235,000	0	3,805,194	13,429,806	2,600,000	0	1,603,831
Blackwell Pk Repairs							540,964
Blackwell pk playground reno (Construction)							
Fire fighters field relocation/com station (Construction)			34,262	(34,262)			
Fire fighters field relocation/com station (Design)	43,000		32,200	10,800			
Lighthouse Park Expansion & Partial Reconstruction	7,000,000		970,305	6,029,695			465,135
Light House Park - Tower							59,497
Nellie Bly Monument	400,000		123,644	276,356	100,000		
Octagon Sports field & Comfort station (Construction)	4,138,000		2,519,892	1,618,108			145,408
Octagon Sports field & Comfort station (Design)	154,000			154,000			
Octagon Sports field (Construction Soccer Field)			19,158	(19,158)			
Sport Park renovation (Construction)	5,500,000		28,424	5,471,576	2,500,000		392,827
Sport Park renovation (Design)			77,311	(77,311)			
Miscellaneous Upgrades & Improvements - Reserve				0			
2 Historic & Landmark Structures	1,317,000	0	806,133	510,867	0	0	4,190
Blackwell House - Exterior and Roof	31,000			31,000			
Blackwell House Renovation (Construction)							
Hope Memorial (Construction/Granite procurement)			581,579	(581,579)			
Hope Memorial - Design			1,896	(1,896)			
Lighthouse Restoration (Construction)	975,000		15,285	959,715			4,190
Lighthouse Restoration (Design)	61,000		21,141	39,859			
Lighthouse Survey							
Smallpox Hospital (Design)	250,000		186,232	63,768			
Miscellaneous Upgrades & Improvements - Reserve							
3 Infrastructure Improvements	15,741,000	0	17,117,761	(1,376,761)	4,009,500	0	18,823
AVAC Upgrades (Construction)	877,000		231,900	645,100			
Bike Lane (Design)	50,000			50,000			
Bike Ramp & Lane (Design)	200,000		89,468	110,532	425,000		
Blackwell Plaza & Sidewalk renovation (Construction)	1,706,000			1,706,000			
Blackwell Plaza & Sidewalk renovation (Design)					1,706,000		
Bus Shelter - Main Street							
Good Shepherd - HVAC							
Good Shepherd - Elevator			17,575	(17,575)			
Helix Ramp Traffic Study					250,000		
Helix Ramp & Flat Plaza Repairs (Construction)			6,325	(6,325)			
Helix Ramp & Flat Plaza Repairs (Design)							
Island-wide Data Replacements	50,000			50,000	50,000		
Island-wide Elevator/ Escalator /Conveyance Capital Repairs (Costruction)- PH 1	975,000			975,000			
Island wide Main Street Trees & Sidewalks	100,000			100,000	333,000		
Island-Wide Road Improvements	100,000			100,000			
Island-wide Security Improvements	150,000			150,000	100,000		
Island wide Site Furnishings and Wayfinding					300,000		
Main Street - Yellow Line Painting							
Motorgate - Repairs			19,070	(19,070)			
Motorgate Repairs PHASE 1 (Construction)	8,233,000		9,615,835	(1,382,835)			
Motorgate Repairs PHASE 1 (Design)							
Motor-Pool - Striping Project							
RIOC Elevator/ Escalator /Conveyance Capital Repairs (Costruction)- PH 1					200,000		
Seawall - Islandwide Reserve			10,118	(10,118)			
Seawall - Southpoint Open Space Park (Construction)			6,980,007	(6,980,007)			
Seawall - Southpoint Open Space Park (Design)			116,021	(116,021)			
Seawall - Special Inspection							2,745
Seawall - Reserve							
Site Amenities - Benches, Waste Receptacles - Res.							
Southpoint Open Space Park - Seawall (Construction)	3,000,000			3,000,000	645,500		
Southpoint Open Space Park - Seawall (Design)							
Steam Tunnel			12,954	(12,954)			16,078

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2020/2021
 For The 8 Months Ending November 30, 2021

	Approved Budget FY 2021	Projected Actual FY 2021	Actual FY 2021	Balance 3/31/21	Approved Budget FY 2022	Projected Actual FY 2022	Expenditures as of November 30, 2021
Tree Planting at Rivercross Area							
Utilities Infrastructure Improvements - Reserve							
Water Distribution System Study	300,000			300,000			
Miscellaneous Repairs			18,488	(18,488)			
4 Facilities & Offices	1,043,000	0	1,507,577	(464,577)	60,000	0	986,251
524 Main Street - Office Relocation							8,060
AVAC - General Repair Reserve			55,725	(55,725)			
AVAC - Improvements							13150
AVAC - Mechanical/Piping	60,000			60,000	60,000		
Bus Garage Warehouse Rehabilitation			4,650	(4,650)			
Cultural Center - Renovation			17,575	(17,575)			
Dayspring Church	200,000			200,000			
Motorgate Garage South - Restoration							5,258
Motorgate Plaza & Atrium	500,000			500,000			
Sportspark - Design			600,721	(600,721)			
Sportspark - Renovation (Construction)							959,558
Sportspark - Asbestos Removal			36,960	(36,960)			
Sportspark - Rehabilitation Reserve			30,225	(30,225)			
Warehouse/Bus Garage Rehabilitation			439,031	(439,031)			
Youth Center Refurbishment (Construction)	283,000		322,690	(39,690)			
Youth Center Refurbishment (Design)							225
Miscellaneous Facilities & Offices - Reserve							
5 Equipment & Vehicles	470,000	0	160,918	309,082	715,000	0	0
Bus Operations - Sweeper Truck Repairs							
IT - CPU & Monitor (Workstations)	20,000			20,000	15,000		
IT - Disaster Recovery (on/offsite data storage)	45,000			45,000	45,000		
IT-Dark Fiber					200,000		
IT - Firewall (Sonicwall & Implementation Prof Services)	20,000			20,000	15,000		
IT - Lap Tops			8,589	(8,589)			
IT - Security (access control - Camera)	50,000			50,000	60,000		
IT - Security (access control - Swipe Cards)	20,000			20,000	15,000		
IT - Servers Infrastructure	50,000			50,000	75,000		
IT - Software Upgrades	25,000			25,000	30,000		
IT - Storage System (Hardware)	30,000			30,000	30,000		
IT - Telecom (Cables/Fiber to Connect to Data Center)	50,000			50,000	75,000		
IT - Telecommunication (New Phone System)	10,000			10,000	25,000		
IT - Upgrade of Network Switches & Hubs	65,000			65,000	50,000		
IT - Wireless Access Point	10,000			10,000	5,000		
Motorgate - EV Charging Stations			37,539	(37,539)			
P.S. - Misc. Equipment	25,000		44,969	(19,969)			
P.S. - Misc. Equipment					25,000		
P.S. - Barricades							
P.S. - Vehicles			61,755	(61,755)	50,000		
Vehicle	50,000			50,000			
Youth Center - Equipment							
Misc. Reserve							
- Trash Cans - Sea Walls, Fields and Park Areas			8,066	(8,066)			
- Warehouse - Portable A/C Unit							
6 Special Projects	0	0	177,284	(177,284)	0	0	0
NY Public Library - Covid Testing			31,456	(31,456)			
Parking Meters Upgrade			8,640	(8,640)			
EV Charging Station			70,545	(70,545)			
Other - Special Projects			66,643	(66,643)			
7 Lighting & Signage	0	0	0	0	0	0	30,684
Signage & Traffic Analysis (Construction)							
Signage & Traffic Analysis (Design)							
Main Street Lighting				0			30,684

The Roosevelt Island Operating Corporation (RIO)
 UNAUDITED CAPITAL IMPROVEMENTS 2020/2021
 For The 8 Months Ending November 30, 2021

	Approved Budget FY 2021	Projected Actual FY 2021	Actual FY 2021	Balance 3/31/21	Approved Budget FY 2022	Projected Actual FY 2022	Expenditures as of November 30, 2021	
8	Tram	2,385,000	0	2,302,737	82,263	1,725,000	0	107,974
	Tram - Elevator Manhattan Station (Construction)	2,000,000		2,255,538	(255,538)	1,520,000		
	Tram - Access Hatch (RI Side)			2,060	(2,060)			
	Tram - Haul Rope	185,000		23,790	161,210			
	Tram - Long Term Overhaul Projects							
	Tram Plaza - Roosevelt Island	200,000			200,000	205,000		
	Tram Construction Project							107,974
	Tram Capital Reserve			21,350	(21,350)			
9	Southpoint Park	0	0	0	0	0	0	0
	Southpoint Park - Community Plan Facilitator							
	RESERVE				0			
10	Miscellaneous	1,600,000	0	152,643	1,447,358	2,800,000	0	9,523
	Reserve				0			
	Owner's Representative (allocation to Capital Project)	1,600,000		152,643	1,447,358	1,800,000		9,523
	Contingency					1,000,000		
	-							
	TOTAL CAPITAL IMPROVEMENTS	39,791,000	0	26,030,247	13,760,753	11,909,500	0	2,761,275

Reserve