



1515 WILSON BOULEVARD
2015 Budget



Prepared For: Monday Properties
 Prepared By:
 Property ID: 3465
 Property RSF: 133,662
 Cost Center(s) RSF: 133,662

Software Evaluation Copy

Software: Kardin Budget System
 Version: 33.07
 File: 3465BU2015.cm3
 Date: 12/4/2014
 Page: 1 of 3

1515 Wilson Blvd 2015 Monthly Budget Summary

Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	Total	\$/RSF
Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget		

Income

Office Income	320,277	320,277	320,277	320,525	320,525	320,525	321,316	322,474	317,819	317,819	317,819	156,805	3,676,462	27.51
Retail Income	23,418	23,418	23,418	23,418	23,418	23,418	23,642	23,642	28,297	28,775	28,775	28,775	302,413	2.26
Storage Income	3,243	3,243	3,243	3,243	3,243	3,243	3,243	3,243	3,243	3,243	3,243	2,263	37,939	0.28
Operating Exp Rec	2,764	2,764	2,764	2,764	2,764	2,764	2,784	2,784	3,116	3,116	3,116	1,799	33,300	0.25
R/E Tax Rec	1,978	1,978	1,978	1,978	1,978	1,978	1,978	1,978	2,359	2,359	2,359	2,144	25,046	0.19
Utility Reimbursement	2,933	2,933	2,933	2,933	2,933	2,933	2,933	2,933	2,933	2,933	2,933	2,933	35,196	0.26
Interest Income	44	44	44	44	44	44	44	44	44	44	44	44	528	0.00
Service Income	223	223	223	223	223	223	223	223	223	223	223	223	2,676	0.02
Other Income	100	0	0	100	0	0	100	0	0	100	0	0	400	0.00
Total Income	354,980	354,880	354,880	355,228	355,128	355,128	356,264	357,322	358,035	358,613	358,513	194,987	4,113,959	30.78

Operating Expenses - Recoverable

Cleaning	11,820	12,020	12,820	11,886	19,520	14,020	12,177	13,077	13,177	12,895	20,595	13,895	167,896	1.26
Utilities-Electric	13,650	12,851	12,613	13,905	13,740	14,549	17,204	13,683	16,077	11,667	15,127	14,712	169,778	1.27
Utilities-Gas	6,191	7,116	6,482	3,744	445	23	52	22	23	42	1,222	5,009	30,371	0.23
Utilities-Fuel Oil	0	0	500	0	0	0	0	0	500	0	0	0	1,000	0.01
Utilities-Water/Sewer	982	1,781	1,181	983	1,569	2,217	3,118	3,115	2,857	1,892	1,339	706	21,740	0.16
R & M-Payroll	13,968	12,998	13,982	14,122	13,288	13,960	13,966	12,981	13,732	13,469	12,832	14,061	163,359	1.22
R & M-Elevator	2,308	2,308	2,808	2,308	3,208	2,808	2,308	2,308	2,808	3,808	2,353	2,853	32,186	0.24
R & M-HVAC	2,161	3,757	2,007	27,357	1,757	17,007	37,357	4,257	2,007	7,380	1,780	2,030	108,853	0.81
R & M-Electrical	400	400	650	400	400	650	400	2,400	650	11,400	400	650	18,800	0.14
R & M-Plumbing	550	550	550	550	550	2,050	550	550	550	550	550	550	8,100	0.06
R & M-Fire/Life Safety	1,482	982	2,732	982	982	2,982	982	1,232	2,482	2,482	4,482	2,982	24,778	0.19
R & M-GB Interior	1,538	1,538	4,288	1,538	1,538	4,288	1,538	1,538	4,288	1,538	1,538	7,788	32,956	0.25
R & M-GB Exterior	0	0	0	0	7,500	0	0	0	1,500	0	0	2,500	11,500	0.09
R & M-Other	5,845	850	1,525	850	850	1,525	850	850	1,525	850	850	4,765	21,135	0.16
Roads/Grounds	2,155	2,155	3,155	1,513	155	2,245	320	695	910	2,785	2,305	2,155	20,548	0.15
Security	3,456	3,456	11,510	7,623	8,623	8,155	8,268	7,768	11,655	7,768	8,518	8,155	94,955	0.71
Management Fee	7,099	7,097	7,097	7,104	7,102	7,102	7,124	7,146	7,160	7,171	7,169	3,899	82,269	0.62
Administrative	18,783	33,779	19,925	19,177	17,790	18,145	21,039	17,949	21,777	20,586	17,708	22,723	249,381	1.87
Insurance	3,361	3,361	3,361	3,361	3,361	3,361	3,361	3,361	3,462	3,462	3,462	3,462	40,736	0.30

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	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget		
Total Expenses/Adjustments for Net Inco	8,587	8,587	8,587	8,587	8,587	8,587	8,587	8,587	8,587	8,587	8,587	8,587	103,045	0.77
Net Income	66,836	74,323	54,841	59,605	61,542	59,534	44,587	82,538	58,821	63,630	64,854	-104,291	586,819	4.39