

Roosevelt Island Operating Corporation

Balance Sheet

	8/31/2022	8/31/2021	8/31/2020
Assets			
Cash	2,200,000	1,584,981	3,540,921
Investments	16,384,520	22,100,479	48,599,404
Accounts Receivable	1,840,704	18,615,909	4,450,476
Due From Other Funds	18,240,656	16,100,925	8,720,556
Capital Assets Net	156,456,998	142,220,045	116,680,617
Other Assets	1,738,158	2,748,260	1,808,742
Deferred Outflows of Resources	5,378,301	5,443,084	3,044,734
Total Assets	202,239,337	208,813,683	186,845,450
Liabilities & Fund Balance			
Liabilities :			
Total Accounts Payable & Accrued Expenses	964,537	2,663,515	750,236
Deferred Revenue	49,556,621	50,626,189	34,953,489
Compensated Absences	1,161,688	1,033,023	746,772
Other Post Employment Benefit	13,953,414	12,269,757	10,844,087
Due to Other Funds	18,240,656	16,100,925	8,720,556
Net Pension Liability	11,614	4,021,372	1,085,061
Deferred Inflows of Resources	5,543,300	3,479,000	4,538,464
Total Liabilities	89,431,831	90,193,781	61,638,664
Net Assets/ Fund Balance :			
Fund Balance	(16,997,817)	(15,321,324)	(2,286,885)
Restricted for Capital Projects	129,805,322	133,941,226	127,493,672
Total Fund Balance	112,807,505	118,619,903	125,206,787
Total Liabilities & Fund Balance	202,239,337	208,813,683	186,845,450
BEGINNING BALANCE WITH CURRENT YEAR ADJUSTMENTS	115,887,443	121,565,702	128,104,226
NET SURPLUS/(DEFICIT)	(3,079,938)	(2,945,800)	(2,897,439)
ENDING NET ASSETS	112,807,505	118,619,903	125,206,787

Roosevelt Island Operating Corporation
Profit and Loss Statement
Five Months Ending August 31, 2022

	<u>8/31/2022</u>	%	<u>8/31/2021</u>	%	<u>8/31/2020</u>	%
Revenue						
Residential fees	1,434,011		933,647		673,518	
Ground rent	6,302,733		6,159,092		5,834,924	
Commercial rent	748,094		737,523		717,016	
Tramway revenue	1,889,801		1,248,835		598,024	
Public safety reimbursement	1,013,934		984,805		921,274	
Transport/parking revenue	1,070,000		1,133,236		903,223	
Interest income	207,979		306,801		308,557	
Other revenue	197,345		470,894		125,022	
Total Revenue	<u>12,863,897</u>		<u>11,974,833</u>		<u>10,081,558</u>	
Operating expenses						
Salary & Benefits :	6,069,761	47%	6,034,692	50%	5,471,795	54%
Insurance	1,420,802	11%	1,339,332	11%	1,317,758	13%
Professional services and legal services	889,788	7%	1,105,686	9%	567,128	6%
Management fees	2,524,965	20%	2,333,395	19%	1,904,891	19%
Telecommunications	77,783	1%	91,996	1%	93,133	1%
Repairs and maintenance	594,613	5%	353,861	3%	741,503	7%
Vehicles maintenance	198,820	2%	99,271	1%	58,417	1%
Equipment purchases/lease	56,472	0%	79,165	1%	94,733	1%
Supplies/Services	575,783	4%	469,484	4%	353,375	4%
Other expenses	194,944	2%	124,025	1%	56,102	1%
Total Expenses	<u>12,603,734</u>	98%	<u>12,030,906</u>	100%	<u>10,658,835</u>	106%
Operating Profit (Loss)	260,164		(56,073)		(577,277)	
OPEB and Depreciation Expenses						
Other Post-Employment Benefits (OPEB)	0		0		0	
Depreciation expense	(3,340,102)		(2,889,727)		(2,320,162)	
NET SURPLUS/(DEFICIT)	<u>(3,079,938)</u>		<u>(2,945,800)</u>		<u>(2,897,439)</u>	

Roosevelt Island Operating Corporation
Profit and Loss Statement
Month Ending August 31, 2022

	<u>8/31/2022</u>	%	<u>8/31/2021</u>	%	<u>8/31/2020</u>	%
Revenue						
Residential fees	577,067		113,938		44,272	
Ground rent	1,263,352		1,223,117		1,169,874	
Commercial rent	195,253		193,099		189,023	
Tramway revenue	381,276		252,477		160,353	
Public safety reimbursement	165,103		160,153		148,537	
Transport/parking revenue	219,695		227,499		210,307	
Interest income	(18,782)		59,822		42,139	
Other revenue	22,949		130,875		18,079	
Total Revenue	<u>2,805,914</u>		<u>2,360,981</u>		<u>1,982,583</u>	
Operating expenses						
Salary & Benefits :	1,254,565	45%	1,149,902	49%	957,814	48%
Insurance	201,646	7%	281,241	12%	254,085	13%
Professional services and legal services	153,292	5%	151,448	6%	117,801	6%
Management fees	506,412	18%	461,466	20%	434,249	22%
Telecommunications	12,718	0%	17,041	1%	24,214	1%
Repairs and maintenance	256,412	9%	93,347	4%	188,169	9%
Vehicles maintenance	34,632	1%	20,317	1%	17,480	1%
Equipment purchases/lease	10,468	0%	48,174	2%	30,345	2%
Supplies/Services	93,132	3%	83,270	4%	70,180	4%
Other expenses	26,580	1%	34,394	1%	24,595	1%
Total Expenses	<u>2,549,856</u>	91%	<u>2,340,601</u>	99%	<u>2,118,933</u>	107%
Operating Profit (Loss)	256,058		20,380		(136,349)	
OPEB and Depreciation Expenses						
Other Post-Employment Benefits (OPEB)	0		0		0	
Depreciation expense	(671,673)		(599,181)		(474,820)	
NET SURPLUS/(DEFICIT)	<u>(415,616)</u>		<u>(578,800)</u>		<u>(611,169)</u>	

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 8/31/22

Revenue	<u>8/31/2022</u>	<u>8/31/2021</u>	<u>8/31/2020</u>
Residential Fees Revenue			
01-40123-5000			
5750 - Southtown Building # 5	271,840	72,312	72,312
5760 - Southtown Building # 6	401,750	110,850	110,850
5770 - Southtown Building # 7	100,800	100,800	100,800
5780 - Southtown Building # 8	120,000	120,000	120,000
01-40401-5000			
5740 - Southtown Building # 4	280	280	280
5750 - Southtown Building # 5	450	450	450
5760 - Southtown Building # 6	693	693	693
5770 - Southtown Building # 7	790	790	790
5780 - Southtown Building # 8	1,443	1,443	0
03-40400-5000			
3585 - Island House	45,043	24,331	0
5200 - Island House	0	13,100	0
5300 - Rivercross	89,878	39,240	35,450
5730 - Southtown Building # 3	0	3,000	12,747
5740 - Southtown Building # 4	7,710	0	0
5750 - Southtown Building # 5	31,300	84,325	0
03-40401-5000			
5740 - Southtown Building # 4	11,203	11,203	11,203
5750 - Southtown Building # 5	18,014	18,014	18,014
5760 - Southtown Building # 6	27,728	27,728	27,728
5770 - Southtown Building # 7	31,599	31,599	31,599
5780 - Southtown Building # 8	57,732	57,732	0
04-40401-5000			
5740 - Southtown Building # 4	16,525	16,525	16,525
5750 - Southtown Building # 5	26,571	26,571	26,571
5760 - Southtown Building # 6	40,898	40,898	40,898
5770 - Southtown Building # 7	46,608	46,608	46,608
5780 - Southtown Building # 8	85,155	85,155	0
Total	<u>1,434,011</u>	<u>933,647</u>	<u>673,518</u>
Ground rent			
01-40090-5000			
5100 - Eastwood	827,684	751,083	751,083
5200 - Island House	112,021	112,021	112,021
5300 - Rivercross	1,133,633	1,040,087	1,041,667
5400 - Manhattan Park- River Road	2,558,604	2,558,604	2,558,604
5401 - Manhattan Park - Bus Reimbursement	70,000	70,000	70,000
5600 - Westview	135,417	200,422	27,075
5710 - Southtown Building # 1	13,265	13,265	13,265
5720 - Southtown Building # 2	12,658	12,658	12,658
5730 - Southtown Building # 3	27,050	27,050	27,050
5740 - Southtown Building # 4	7,260	7,260	7,260
5750 - Southtown Building # 5	303,712	295,583	287,672
5760 - Southtown Building # 6	461,618	449,263	437,239
5770 - Southtown Building # 7	361,081	350,565	340,354
5780 - Southtown Building # 8	249,305	242,044	120,000
5888 - Octagon	29,425	29,189	28,978
Total	<u>6,302,733</u>	<u>6,159,092</u>	<u>5,834,924</u>
Commercial Rent			

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 8/31/22

Revenue	<u>8/31/2022</u>	<u>8/31/2021</u>	<u>8/31/2020</u>
01-40208-4000			
4281 - HCK Recreation- Tennis Bubble	125,000	125,000	114,583
4282 - HCK Recreation- Parking	11,629	11,075	10,757
4587 - Child School	145,766	145,766	145,766
4895 - Hudson Related	410,699	400,682	390,910
5600 - Westview	55,000	55,000	55,000
Total Commercial Rent	<u>748,094</u>	<u>737,523</u>	<u>717,016</u>
 Tramway Revenue			
01-40020-2900			
2900 - Tramway	1,834,337	1,203,167	556,252
01-40021-2900			
2900 - Tramway	55,464	45,668	41,772
Total Tramway Revenue	<u>1,889,801</u>	<u>1,248,835</u>	<u>598,024</u>
 Public Safety Reimbursement			
01-40080-2100			
0000 - General	7,500	7,500	7,500
5100 - Eastwood	262,709	255,057	247,629
5200 - Island House	87,776	85,219	82,737
5300 - Rivercross	93,121	90,409	87,776
5400 - Manhattan Park- River Road	191,145	185,578	180,173
5600 - Westview	63,857	63,081	60,191
5710 - Southtown Building # 1	17,323	16,819	16,329
5720 - Southtown Building # 2	22,424	21,771	21,137
5730 - Southtown Building # 3	35,833	34,790	33,776
5740 - Southtown Building # 4	36,365	34,967	33,622
5750 - Southtown Building # 5	20,008	19,238	18,498
5760 - Southtown Building # 6	39,055	37,553	36,108
5770 - Southtown Building # 7	33,658	32,363	31,118
5780 - Southtown Building # 8	35,867	34,487	0
5888 - Octagon	67,293	65,974	64,680
Total Public Safety Reimbursement	<u>1,013,934</u>	<u>984,805</u>	<u>921,274</u>
 Transport/ Parking Revenue			
01-40000-5000			
3050 - Main Street	138,750	189,014	85,797
01-40010-5000			
5888 - Octagon	56,078	54,978	53,900
01-40030-6000			
5688 - Motorgate Complex	875,172	889,244	763,526
Total	<u>1,070,000</u>	<u>1,133,236</u>	<u>903,223</u>
 Interest Income			
01-40050-0000			
0000 - General	112,399	57,254	(122,685)
5300 - Rivercross	0	0	187,178
5780 - Southtown Building # 8	88,370	224,614	0
03-40050-0000			
0000 - General	3,250	102	575
04-40050-0000			
0000 - General	3,960	24,832	243,488
Total Interest Income	<u>207,979</u>	<u>306,801</u>	<u>308,557</u>

Roosevelt Island Operating Corporation
Revenue by Building
Y/T/D 8/31/22

Revenue	<u>8/31/2022</u>	<u>8/31/2021</u>	<u>8/31/2020</u>
Other Revenue			
01-40060-2310			
0000 - General	27,362	23,902	2,196
01-40100-2310			
0000 - General	0	30	0
01-40200-2310			
3310 - Fields: Fire Fighters Field	6,743	8,034	0
3320 - Fields: Octagon Park- Soccer Field	20,701	30,245	0
3330 - Fields: Octagon Park- Pony (Softball) Field	17,060	0	0
3340 - Fields: Octagon Park- Tennis Courts	7,905	5,000	0
3350 - Fields: Capobianco - Softball Field	2,240	2,578	0
01-40203-3400			
3400 - Sportspark	5,400	0	0
3410 - Sportspark Gym	0	2,520	0
3420 - Sportspark Pool	0	14,158	0
01-40205-5000			
0000 - General	28,559	33,540	57,380
3400 - Sportspark	0	134,942	0
3543 - Good Shepherd's Chapel	6,008	2,985	0
3548 - Cultural Center	10,598	12,100	0
3900 - Lighthouse Park	300	0	0
4281 - HCK Recreation- Tennis Bubble	0	(1,586)	0
5300 - Rivercross	0	1,200	0
01-40212-1500			
0000 - General	59,724	58,404	59,020
01-40300-1000			
0000 - General	3,621	6,386	6,351
2900 - Tramway	0	84	0
7032 - Bench Donation	1,125	531	75
03-40300-1000			
0000 - General	0	(113,647)	0
5800 - Renwick Ruins	0	225,489	0
03-40700-1500			
<No Project>	0	24,000	0
Total Other Revenue	<u>197,345</u>	<u>470,894</u>	<u>125,022</u>
Total Revenue	<u>12,863,897</u>	<u>11,974,833</u>	<u>10,081,558</u>

Roosevelt Island Operating Corporation
Statement of Cash Flows
For the Period of April 1, 2022 to August 31, 2022

	<u>FY 2023</u>	<u>FY 2022</u>	<u>FY 2021</u>
Cash flows from operating activities:			
Receipts from tenants and customers	\$ 29,400,700.40	29,319,818.40	29,995,749.47
Payments related to employees (PS)	(6,269,308.68)	(14,596,841.30)	(13,782,787.34)
Payments vendors (OTPS)	(9,014,974.49)	(15,326,608.68)	(14,406,562.18)
	<u>14,116,417.23</u>	<u>(603,631.58)</u>	<u>1,806,399.95</u>
Net cash provided by operating activities			
Cash flows from capital and related financing activities:			
Purchase of capital assets	(5,624,524.64)	(28,464,388.58)	(26,019,432.70)
Purchase of noncurrent investments	(12,993,500.00) *	26,096,370.92	24,903,263.96
Sale of short-term investments	5,716,950.09	442,877.73	(81,363.76)
	<u>(12,901,074.55)</u>	<u>(1,925,139.93)</u>	<u>(1,197,532.50)</u>
Net cash provided by (used in) capital and related financing activities			
Net increase in cash	<u>1,215,342.68</u>	<u>(2,528,771.51)</u>	<u>608,867.45</u>
Cash at beginning of year	984,656.85	3,513,428.36	-
Cash at end of year	<u>\$ 2,199,999.53</u>	<u>\$ 984,656.85</u>	<u>\$ 608,867.45</u>
Cash flows from operating activities:			
Operating income	(3,079,938.23)	(5,828,258.83)	(6,427,857.53)
Adjustments to reconcile operating income to net cash provided by operating activities:			
Depreciation	3,340,101.99	7,304,099.50	5,933,737.99
Loss on disposition of asset	0.00	0.00	0.00
Cumulative effect of change in accounting principle	0.00	0.00	0.00
Changes in:			
Receivables	16,982,456.24	(505,160.11)	(13,501,404.26)
Prepaid expenses and accrued interest	2,703,573.39	(232,147.75)	(510,487.04)
Deferred outflows of resources - pensions	0.00	64,783.00	(2,398,350.00)
Accounts payable and accrued expenses	(5,190,117.98)	(315,451.31)	(706,318.12)
Compensated absences	0.00	128,665.50	286,251.12
Unearned revenue	(445,653.15)	(1,069,567.56)	15,817,030.38
Postemployment benefits other than pension	(194,005.03)	1,794,864.00	1,436,950.41
Net Pension Liability	0.00	(4,009,758.00)	2,936,311.00
Other liabilities	0.00	(0.02)	0.00
Deferred inflows of resources - pensions	0.00	2,064,300.00	(1,059,464.00)
	<u>14,116,417.23</u>	<u>(603,631.58)</u>	<u>1,806,399.95</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 8/31/22

	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	491,160	0	0	0	0	0	491,160	0	42,755	43,151	577,067
Ground rent	1,263,352	0	0	0	0	0	1,263,352	0	0	0	1,263,352
Commercial Rent	195,253	0	0	0	0	0	195,253	0	0	0	195,253
Tramway Revenue	0	0	0	0	0	381,276	381,276	0	0	0	381,276
Public Safety Reimbursement	0	165,103	0	0	0	0	165,103	0	0	0	165,103
Transport/ Parking Revenue	0	0	11,216	208,479	0	0	219,695	0	0	0	219,695
Interest Income	(23,896)	0	0	0	0	0	(23,896)	0	2,967	2,147	(18,782)
Other Revenue	13,049	0	0	0	9,900	0	22,949	0	0	0	22,949
Total Revenue	1,938,920	165,103	11,216	208,479	9,900	381,276	2,714,894	0	45,722	45,298	2,805,914
Expenses											
Salary & Benefits :											
Salaries	452,678	257,443	80,917	0	18,217	0	809,255	0	0	0	809,255
Temporary Employees	26,781	0	0	0	0	0	26,781	0	0	0	26,781
Employee Benefits	236,616	120,675	47,323	0	13,915	0	418,529	0	0	0	418,529
Total Salary & Benefits	716,075	378,118	128,240	0	32,132	0	1,254,565	0	0	0	1,254,565
Other :											
Insurance	288,656	0	0	0	0	(87,010)	201,646	0	0	0	201,646
Professional Services	96,431	0	0	0	0	0	96,431	0	0	0	96,431
Management Fees	0	0	0	79,437	0	426,975	506,412	0	0	0	506,412
Legal Services	56,861	0	0	0	0	0	56,861	0	0	0	56,861
Telecommunications	12,718	0	0	0	0	0	12,718	0	0	0	12,718
Rent	90,412	0	0	0	0	0	90,412	0	0	0	90,412
Repairs & Maintenance	27,976	0	2,373	135,650	0	0	166,000	0	0	0	166,000
Vehicles Maintenance	3,206	2,700	28,649	0	77	0	34,632	0	0	0	34,632
Equipment Purchases/ Lease	5,908	4,400	160	0	0	0	10,468	0	0	0	10,468
Supplies/ Services	54,838	5,862	4,703	4,996	7,698	15,035	93,132	0	0	0	93,132
Other Expenses	8,627	2,541	100	0	2,792	0	14,060	12,500	0	20	26,580
Total Other Than Personal Services (OTPS)	645,634	15,504	35,985	220,082	10,566	355,000	1,282,772	12,500	0	20	1,295,292
Total Expenses	1,361,709	393,622	164,225	220,082	42,698	355,000	2,537,336	12,500	0	20	2,549,856
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	671,673	0	671,673
Total Depreciation Expenses	0	0	0	0	0	0	0	0	671,673	0	671,673
Total	1,361,709	393,622	164,225	220,082	42,698	355,000	2,537,336	12,500	671,673	20	3,221,530
NET SURPLUS/(DEFICIT)	577,211	(228,519)	(153,009)	(11,603)	(32,798)	26,276	177,558	(12,500)	(625,952)	45,278	(415,616)

Roosevelt Island Operating Corporation
Income Statement - For the Five Months Ending 8/31/2022

	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	898,046	0	0	0	0	0	898,046	0	320,207	215,757	1,434,011
Ground rent	6,302,733	0	0	0	0	0	6,302,733	0	0	0	6,302,733
Commercial Rent	748,094	0	0	0	0	0	748,094	0	0	0	748,094
Tramway Revenue	0	0	0	0	0	1,889,801	1,889,801	0	0	0	1,889,801
Public Safety Reimbursement	0	1,013,934	0	0	0	0	1,013,934	0	0	0	1,013,934
Transport/ Parking Revenue	0	0	56,078	1,013,922	0	0	1,070,000	0	0	0	1,070,000
Interest Income	200,769	0	0	0	0	0	200,769	0	3,250	3,960	207,979
Other Revenue	109,935	0	0	0	87,411	0	197,345	0	0	0	197,345
Total Revenue	8,259,577	1,013,934	56,078	1,013,922	87,411	1,889,801	12,320,723	0	323,457	219,718	12,863,897
Expenses											
Salary & Benefits :											
Salaries	2,290,364	1,417,885	463,373	0	93,446	0	4,265,068	0	0	0	4,265,068
Temporary Employees	95,301	0	0	0	0	0	95,301	0	0	0	95,301
Employee Benefits	831,516	677,974	149,964	0	49,938	0	1,709,392	0	0	0	1,709,392
Total Salary & Benefits	3,217,182	2,095,859	613,337	0	143,384	0	6,069,761	0	0	0	6,069,761
Other :											
Insurance	1,476,432	0	0	0	0	(55,630)	1,420,802	0	0	0	1,420,802
Professional Services	535,362	0	0	0	30,493	0	565,854	0	0	0	565,854
Management Fees	0	0	0	457,294	0	2,067,671	2,524,965	0	0	0	2,524,965
Legal Services	323,934	0	0	0	0	0	323,934	0	0	0	323,934
Telecommunications	77,783	0	0	0	0	0	77,783	0	0	0	77,783
Rent	290,414	0	0	0	0	0	290,414	0	0	0	290,414
Repairs & Maintenance	154,145	0	12,955	135,650	0	1,450	304,200	0	0	0	304,200
Vehicles Maintenance	26,241	26,432	145,450	0	698	0	198,820	0	0	0	198,820
Equipment Purchases/ Lease	47,288	5,140	4,044	0	0	0	56,472	0	0	0	56,472
Supplies/ Services	319,489	33,488	39,403	27,254	52,297	103,852	575,783	0	0	0	575,783
Other Expenses	81,618	17,190	1,783	0	51,833	0	152,424	42,500	0	20	194,944
Total Other Than Personal Services (OTPS)	3,332,705	82,250	203,635	620,198	135,321	2,117,343	6,491,452	42,500	0	20	6,533,972
Total Expenses	6,549,887	2,178,109	816,972	620,198	278,704	2,117,343	12,561,214	42,500	0	20	12,603,734
Depreciation											
Depreciation Expenses											
Depreciation Expenses	0	0	0	0	0	0	0	0	3,340,102	0	3,340,102
Total Depreciation Expenses	0	0	0	0	0	0	0	0	3,340,102	0	3,340,102
Total	6,549,887	2,178,109	816,972	620,198	278,704	2,117,343	12,561,214	42,500	3,340,102	20	15,943,836
NET SURPLUS/(DEFICIT)	1,709,690	(1,164,175)	(760,894)	393,724	(191,294)	(227,542)	(240,491)	(42,500)	(3,016,645)	219,698	(3,079,938)

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Revenue					
Residential Fees Revenue					
01-40123-5000	TEP	\$894,389.56	\$821,500.00	\$72,889.56	9%
01-40400-5000	CONDO ADDITIONAL SALES - PM: Housing	\$0.00	\$41,670.00	(\$41,670.00)	-100%
01-40401-5000	NET PRESENT VALUE - Operating	\$3,656.90	\$2,081.00	\$1,575.90	76%
03-40400-5000	CONDO/CO-OP ADDITIONAL SALES	\$173,931.06	\$65,004.00	\$108,927.06	168%
03-40401-5000	NET PRESENT VALUE - Capital	\$146,276.00	\$88,757.00	\$57,519.00	65%
04-40401-5000	NET PRESENT VALUE - Capital Reserved	\$215,757.15	\$130,419.00	\$85,338.15	65%
Total		<u>\$1,434,010.67</u>	<u>\$1,149,431.00</u>	<u>\$284,579.67</u>	<u>25%</u>
Ground rent					
01-40090-5000	GROUND RENT	\$6,302,733.03	\$6,450,831.00	(\$148,097.97)	-2%
Total		<u>\$6,302,733.03</u>	<u>\$6,450,831.00</u>	<u>(\$148,097.97)</u>	<u>-2%</u>
Commercial Rent					
01-40208-4000	COMMERCIAL RENT	\$748,094.18	\$742,912.00	\$5,182.18	1%
Total Commercial Rent		<u>\$748,094.18</u>	<u>\$742,912.00</u>	<u>\$5,182.18</u>	<u>1%</u>
Tramway Revenue					
01-40020-2900	TRAMWAY REVENUE	\$1,834,337.00	\$1,858,750.00	(\$24,413.00)	-1%
01-40021-2900	TRAMWAY REDUCED FARE REIMBURSEMENT	\$55,464.00	\$80,500.00	(\$25,036.00)	-31%
Total Tramway Revenue		<u>\$1,889,801.00</u>	<u>\$1,939,250.00</u>	<u>(\$49,449.00)</u>	<u>-3%</u>
Public Safety Reimbursement					
01-40080-2100	PUBLIC SAFETY REIMBURSEMENT	\$1,013,934.22	\$1,011,426.00	\$2,508.22	0%
Total Public Safety Reimbursement		<u>\$1,013,934.22</u>	<u>\$1,011,426.00</u>	<u>\$2,508.22</u>	<u>0%</u>
Transport/ Parking Revenue					
01-40000-5000	MAIN STREET PARKING	\$138,749.81	\$132,500.00	\$6,249.81	5%
01-40010-5000	BUS REVENUE - Octagon	\$56,077.90	\$56,669.00	(\$591.10)	-1%
01-40030-6000	MOTORGATE	\$875,172.36	\$1,153,331.00	(\$278,158.64)	-24%
Total		<u>\$1,070,000.07</u>	<u>\$1,342,500.00</u>	<u>(\$272,499.93)</u>	<u>-20%</u>
Interest Income					
01-40050-0000	INTEREST INCOME - Operating	\$200,768.69	\$293,750.00	(\$92,981.31)	-32%
03-40050-0000	INTEREST INCOME - Capital	\$3,249.82	\$419.00	\$2,830.82	676%
04-40050-0000	INTEREST INCOME - Capital Reserved	\$3,960.35	\$39,585.00	(\$35,624.65)	-90%
Total Interest Income		<u>\$207,978.86</u>	<u>\$333,754.00</u>	<u>(\$125,775.14)</u>	<u>-38%</u>
Other Revenue					
01-40060-2310	FILMING	\$27,362.00	\$43,750.00	(\$16,388.00)	-37%
01-40100-2310	SPECIAL EVENTS PERMITS	\$0.00	\$2,000.00	(\$2,000.00)	-100%
01-40200-2310	SPORTS FIELD RENTAL	\$54,648.75	\$161,250.00	(\$106,601.25)	-66%
01-40203-3400	SPORTSPARK	\$5,400.00	\$111,250.00	(\$105,850.00)	-95%
01-40205-5000	PERMIT REVENUES	\$45,464.30	\$82,507.00	(\$37,042.70)	-45%
01-40212-1500	TELEPHONE COMMISSION	\$59,724.25	\$127,081.00	(\$67,356.75)	-53%
01-40300-1000	MISCELLANEOUS REVENUE	\$4,745.98	\$27,919.00	(\$23,173.02)	-83%
02-40411-0000	CONTRIBUTED RENTAL INCOME - PP	\$0.00	\$57,000.00	(\$57,000.00)	-100%
Total Other Revenue		<u>\$197,345.28</u>	<u>\$612,757.00</u>	<u>(\$415,411.72)</u>	<u>-68%</u>
Total Revenue		<u>\$12,863,897.31</u>	<u>\$13,582,861.00</u>	<u>(\$718,963.69)</u>	<u>-5%</u>
Expenses					
Personal Services (PS) :					
Salaries					
01-60010-1050	SALARIES - Administrative Services	\$49,280.22	\$63,056.00	\$13,775.78	22%
01-60010-1100	SALARIES - Executive	\$366,456.07	\$411,432.00	\$44,975.93	11%
01-60010-1300	SALARIES - Finance	\$285,878.63	\$282,245.00	\$3,633.63	-1%
01-60010-1400	SALARIES - Human Resources	\$104,219.18	\$183,147.00	\$78,927.82	43%
01-60010-1500	SALARIES - Information Technology	\$142,614.90	\$165,847.00	\$23,232.10	14%
01-60010-1600	SALARIES - Legal	\$128,730.24	\$179,203.00	\$50,472.76	28%
01-60010-1800	SALARIES - Community Relations	\$3,858.07	\$145,247.00	\$141,388.93	97%
01-60010-2000	SALARIES - Operations	\$228,766.96	\$265,648.00	\$36,881.04	14%
01-60010-2050	SALARIES - Capital Projects & Planning	\$89,240.01	\$89,041.00	(\$199.01)	0%
01-60010-2100	SALARIES - Public Safety	\$1,309,883.56	\$1,276,938.00	(\$32,945.56)	-3%
01-60010-2210	SALARIES - Grounds	\$310,672.15	\$320,607.00	\$9,934.85	3%
01-60010-2220	SALARIES - Maintenance	\$154,126.36	\$192,622.00	\$38,495.64	20%
01-60010-2230	SALARIES - Warehouse	\$32,707.90	\$31,541.00	(\$1,166.90)	-4%
01-60010-2240	SALARIES - Bus Operations	\$389,773.64	\$349,660.00	(\$40,113.64)	-11%
01-60010-2250	SALARIES - Motor Pool	\$121,397.96	\$136,569.00	\$15,171.04	11%
01-60010-3400	SALARIES - Sportspark	\$89,423.79	\$75,813.00	(\$13,610.79)	-18%
01-60010-3500	SALARIES - Youth Center	\$260,440.88	\$326,650.00	\$66,209.12	20%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Total Salaries		\$4,067,470.52	\$4,495,266.00	\$427,795.48	10%
Salaries OT					
01-60030-1050	SALARIES HOURLY OT - Administrative Services	\$88.16	\$0.00	(\$88.16)	0%
01-60030-1300	SALARIES HOURLY OT - Finance	\$64.29	\$2,094.00	\$2,029.71	97%
01-60030-1500	SALARIES HOURLY OT - Information Technology	\$0.00	\$839.00	\$839.00	100%
01-60030-1800	SALARIES HOURLY OT - Community Relations	\$0.00	\$1,256.00	\$1,256.00	100%
01-60030-2000	SALARIES HOURLY OT - Operations	\$487.04	\$0.00	(\$487.04)	0%
01-60030-2050	SALARIES HOURLY OT - Capital Projects & Planning	\$0.00	\$839.00	\$839.00	100%
01-60030-2100	SALARIES HOURLY OT - Public Safety	\$108,001.38	\$12,390.00	(\$95,611.38)	-772%
01-60030-2210	SALARIES HOURLY OT - Grounds	\$7,701.30	\$12,081.00	\$4,379.70	36%
01-60030-2220	SALARIES HOURLY OT - Maintenance	\$5,856.76	\$13,750.00	\$7,893.24	57%
01-60030-2230	SALARIES HOURLY OT - Warehouse	\$248.06	\$839.00	\$590.94	70%
01-60030-2240	SALARIES HOURLY OT - Bus Operations	\$73,599.81	\$35,419.00	(\$38,180.81)	-108%
01-60030-2250	SALARIES HOURLY OT - Motor Pool	\$1,387.08	\$2,514.00	\$1,126.92	45%
01-60030-3400	SALARIES HOURLY OT - Sportspark	\$163.66	\$0.00	(\$163.66)	0%
Total Salaries OT		\$197,597.54	\$82,021.00	(\$115,576.54)	-141%
Temporary Employees					
01-60100-1000	TEMPORARY EMPLOYEE - Administrative	\$12,114.00	\$0.00	(\$12,114.00)	0%
01-60100-2050	TEMPORARY EMPLOYEE - Capital Projects & Planning	\$0.00	\$9,750.00	\$9,750.00	100%
01-60100-2210	TEMPORARY EMPLOYEE - Grounds	\$8,395.00	\$42,000.00	\$33,605.00	80%
01-60100-2220	TEMPORARY EMPLOYEE - Maintenance	\$10,760.00	\$42,000.00	\$31,240.00	74%
01-60100-2240	TEMPORARY EMPLOYEE - Bus Operations	\$0.00	\$6,000.00	\$6,000.00	100%
01-60100-3400	TEMPORARY EMPLOYEE - Sportspark	\$0.00	\$12,000.00	\$12,000.00	100%
01-60100-3500	TEMPORARY EMPLOYEE - Youth Center	\$64,032.33	\$9,750.00	(\$54,282.33)	-557%
Total Temporary Employees		\$95,301.33	\$121,500.00	\$26,198.67	22%
Workers Compensation & Disability					
01-60060-0000	WORKERS COMPENSATION - General	\$4,095.18	\$110,000.00	\$105,904.82	96%
01-60070-1000	DISABILITY INSURANCE - Administrative	\$545.80	\$6,250.00	\$5,704.20	91%
Total Workers Compensation & Disability		\$4,640.98	\$116,250.00	\$111,609.02	96%
ER Payroll Taxes					
01-60071-1000	MCTMT TAXES - Administrative	\$16.07	\$0.00	(\$16.07)	0%
01-60071-1050	MCTMT TAXES - Administrative Services	\$102.55	\$213.00	\$110.45	52%
01-60071-1100	MCTMT TAXES - Executive	\$777.45	\$1,399.00	\$621.55	44%
01-60071-1300	MCTMT TAXES - Finance	\$649.10	\$968.00	\$318.90	33%
01-60071-1400	MCTMT TAXES - Human Resources	\$232.64	\$622.00	\$389.36	63%
01-60071-1500	MCTMT TAXES - Information Technology	\$318.39	\$566.00	\$247.61	44%
01-60071-1600	MCTMT TAXES - Legal	\$278.59	\$607.00	\$328.41	54%
01-60071-1800	MCTMT TAXES - Community Relations	\$14.95	\$499.00	\$484.05	97%
01-60071-2000	MCTMT TAXES - Operations	\$513.00	\$903.00	\$390.00	43%
01-60071-2050	MCTMT TAXES - Capital Projects & Planning	\$199.23	\$326.00	\$126.77	39%
01-60071-2100	MCTMT TAXES - Public Safety	\$3,135.99	\$4,382.00	\$1,246.01	28%
01-60071-2210	MCTMT TAXES - Grounds	\$733.84	\$1,209.00	\$475.16	39%
01-60071-2220	MCTMT TAXES - Maintenance	\$385.47	\$780.00	\$394.53	51%
01-60071-2230	MCTMT TAXES - Warehouse	\$73.87	\$108.00	\$34.13	32%
01-60071-2240	MCTMT TAXES - Bus Operations	\$1,015.63	\$1,322.00	\$306.37	23%
01-60071-2250	MCTMT TAXES - Motor Pool	\$255.25	\$474.00	\$218.75	46%
01-60071-3400	MCTMT TAXES - Sportspark	\$201.52	\$278.00	\$76.48	28%
01-60071-3500	MCTMT TAXES - Youth Center	\$735.73	\$1,131.00	\$395.27	35%
01-60080-1050	ER PAYROLL TAXES - Administrative Services	\$3,499.18	\$5,059.00	\$1,559.82	31%
01-60080-1100	ER PAYROLL TAXES - Executive	\$27,981.60	\$22,684.00	(\$5,297.60)	-23%
01-60080-1300	ER PAYROLL TAXES - Finance	\$22,414.48	\$23,236.00	\$821.52	4%
01-60080-1400	ER PAYROLL TAXES - Human Resources	\$9,073.80	\$14,366.00	\$5,292.20	37%
01-60080-1500	ER PAYROLL TAXES - Information Technology	\$10,818.25	\$13,224.00	\$2,405.75	18%
01-60080-1600	ER PAYROLL TAXES - Legal	\$10,547.40	\$14,061.00	\$3,513.60	25%
01-60080-1800	ER PAYROLL TAXES - Community Relations	\$295.13	\$11,563.00	\$11,267.87	97%
01-60080-2000	ER PAYROLL TAXES - Operations	\$17,432.59	\$19,554.00	\$2,121.41	11%
01-60080-2050	ER PAYROLL TAXES - Capital Projects & Planning	\$6,777.14	\$7,715.00	\$937.86	12%
01-60080-2100	ER PAYROLL TAXES - Public Safety	\$111,579.68	\$104,785.00	(\$6,794.68)	-6%
01-60080-2210	ER PAYROLL TAXES - Grounds	\$25,610.14	\$29,478.00	\$3,867.86	13%
01-60080-2220	ER PAYROLL TAXES - Maintenance	\$13,781.35	\$19,225.00	\$5,443.65	28%
01-60080-2230	ER PAYROLL TAXES - Warehouse	\$2,511.78	\$2,596.00	\$84.22	3%
01-60080-2240	ER PAYROLL TAXES - Bus Operations	\$35,919.61	\$31,390.00	(\$4,529.61)	-14%
01-60080-2250	ER PAYROLL TAXES - Motor Pool	\$9,678.14	\$11,229.00	\$1,550.86	14%
01-60080-3400	ER PAYROLL TAXES - Sportspark	\$7,024.40	\$6,895.00	(\$129.40)	-2%
01-60080-3500	ER PAYROLL TAXES - Youth Center	\$27,118.42	\$26,893.00	(\$225.42)	-1%
Total ER Payroll Taxes		\$351,702.36	\$379,740.00	\$28,037.64	7%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Health Insurance					
01-60090-1050	HEALTH INSURANCE - Administrative Services	\$7,456.05	\$9,636.00	\$2,179.95	23%
01-60090-1100	HEALTH INSURANCE - Executive	\$79,265.14	\$57,313.00	(\$21,952.14)	-38%
01-60090-1300	HEALTH INSURANCE - Finance	\$72,498.75	\$50,215.00	(\$22,283.75)	-44%
01-60090-1400	HEALTH INSURANCE - Human Resources	\$14,926.05	\$47,675.00	\$32,748.95	69%
01-60090-1500	HEALTH INSURANCE - Information Technology	\$57,103.33	\$40,579.00	(\$16,524.33)	-41%
01-60090-1600	HEALTH INSURANCE - Legal	\$11,766.97	\$28,660.00	\$16,893.03	59%
01-60090-1800	HEALTH INSURANCE - Community Relations	\$8,127.44	\$28,660.00	\$20,532.56	72%
01-60090-2000	HEALTH INSURANCE - Operations	\$49,097.98	\$45,393.00	(\$3,704.98)	-8%
01-60090-2050	HEALTH INSURANCE - Capital Projects & Planning	\$25,934.05	\$16,735.00	(\$9,199.05)	-55%
01-60090-2100	HEALTH INSURANCE - Public Safety	\$497,570.19	\$385,798.00	(\$111,772.19)	-29%
01-60090-2210	HEALTH INSURANCE - Grounds	\$112,834.97	\$122,409.00	\$9,574.03	8%
01-60090-2220	HEALTH INSURANCE - Maintenance	\$38,713.38	\$40,717.00	\$2,003.62	5%
01-60090-2230	HEALTH INSURANCE - Warehouse	\$25,648.20	\$16,555.00	(\$9,093.20)	-55%
01-60090-2240	HEALTH INSURANCE - Bus Operations	\$85,447.38	\$90,452.00	\$5,004.62	6%
01-60090-2250	HEALTH INSURANCE - Motor Pool	\$22,550.00	\$22,680.00	\$130.00	1%
01-60090-3400	HEALTH INSURANCE - Sportspark	\$32,177.88	\$22,948.00	(\$9,229.88)	-40%
01-60090-3500	HEALTH INSURANCE - Youth Center	\$42,120.83	\$43,110.00	\$989.17	2%
Total Health Insurance		\$1,183,238.59	\$1,069,535.00	(\$113,703.59)	-11%
Dental/Vision					
01-60091-1050	DENTAL/ VISION - Administrative Services	\$272.94	\$475.00	\$202.06	43%
01-60091-1100	DENTAL/ VISION - Executive	\$3,347.16	\$3,050.00	(\$297.16)	-10%
01-60091-1300	DENTAL/ VISION - Finance	\$3,722.37	\$2,736.00	(\$986.37)	-36%
01-60091-1400	DENTAL/ VISION - Human Resources	\$883.98	\$2,568.00	\$1,684.02	66%
01-60091-1500	DENTAL/ VISION - Information Technology	\$2,811.22	\$2,569.00	(\$242.22)	-9%
01-60091-1600	DENTAL/ VISION - Legal	\$585.30	\$719.00	\$133.70	19%
01-60091-1800	DENTAL/ VISION - Community Relations	\$44.28	\$719.00	\$674.72	94%
01-60091-2000	DENTAL/ VISION - Operations	\$2,235.27	\$1,735.00	(\$500.27)	-29%
01-60091-2050	DENTAL/ VISION - Capital Projects & Planning	\$804.42	\$237.00	(\$567.42)	-239%
01-60091-2100	DENTAL/ VISION - Public Safety	\$14,787.49	\$16,343.00	\$1,555.51	10%
01-60091-2210	DENTAL/ VISION - Grounds	\$768.03	\$475.00	(\$293.03)	-62%
01-60091-2220	DENTAL/ VISION - Maintenance	\$468.54	\$237.00	(\$231.54)	-98%
01-60091-2230	DENTAL/ VISION - Warehouse	\$272.94	\$237.00	(\$35.94)	-15%
01-60091-2240	DENTAL/ VISION - Bus Operations	\$531.48	\$465.00	(\$66.48)	-14%
01-60091-2250	DENTAL/ VISION - Motor Pool	\$64.57	\$237.00	\$172.43	73%
01-60091-3400	DENTAL/ VISION - Sportspark	\$1,213.83	\$940.00	(\$273.83)	-29%
01-60091-3500	DENTAL/ VISION - Youth Center	\$1,698.05	\$2,210.00	\$511.95	23%
Total Dental/Vision		\$34,511.87	\$35,952.00	\$1,440.13	4%
Pension					
01-60092-2100	PENSION - Public Safety	\$38,998.08	\$40,035.00	\$1,036.92	3%
01-60092-2210	PENSION - Grounds	\$24,843.00	\$30,056.00	\$5,213.00	17%
01-60092-2220	PENSION - Maintenance	\$8,450.00	\$14,910.00	\$6,460.00	43%
01-60092-2240	PENSION - Bus Operations	\$20,404.00	\$25,560.00	\$5,156.00	20%
01-60092-2250	PENSION - Motor Pool	\$6,220.00	\$8,520.00	\$2,300.00	27%
Total Pension		\$98,915.08	\$119,081.00	\$20,165.92	17%
Other Employee Benefits					
01-60093-2210	FRINGE BENEFITS ANNUITY - Grounds	\$2,002.00	\$2,964.00	\$962.00	32%
01-60094-2210	LEGAL SERVICES - Grounds	\$805.90	\$928.00	\$122.10	13%
01-60094-2220	LEGAL SERVICES - Maintenance	\$600.00	\$875.00	\$275.00	31%
01-60094-2240	LEGAL SERVICES - Bus Operations	\$1,400.00	\$1,625.00	\$225.00	14%
01-60094-2250	LEGAL SERVICES - Motor Pool	\$450.00	\$500.00	\$50.00	10%
01-60095-1000	OTHER POST EMPLOYMENT BENEFIT	\$0.00	\$125,000.00	\$125,000.00	100%
01-60096-1050	TERM LIFE/ LTD - Administrative Services	\$298.20	\$530.00	\$231.80	44%
01-60096-1100	TERM LIFE/ LTD - Executive	\$1,636.54	\$1,665.00	\$28.46	2%
01-60096-1300	TERM LIFE/ LTD - Finance	\$1,452.78	\$1,653.00	\$200.22	12%
01-60096-1400	TERM LIFE/ LTD - Human Resources	\$730.73	\$1,057.00	\$326.27	31%
01-60096-1500	TERM LIFE/ LTD - Information Technology	\$697.69	\$1,055.00	\$357.31	34%
01-60096-1600	TERM LIFE/ LTD - Legal	\$509.40	\$893.00	\$383.60	43%
01-60096-1800	TERM LIFE/ LTD - Community Relations	\$45.88	\$830.00	\$784.12	94%
01-60096-2000	TERM LIFE/ LTD - Operations	\$1,661.64	\$1,274.00	(\$387.64)	-30%
01-60096-2050	TERM LIFE/ LTD - Capital Projects & Planning	\$665.56	\$229.00	(\$436.56)	-191%
01-60096-2100	TERM LIFE/ LTD - Public Safety	\$11,902.66	\$10,675.00	(\$1,227.66)	-12%
01-60096-2210	TERM LIFE/ LTD - Grounds	\$371.70	\$593.00	\$221.30	37%
01-60096-2220	TERM LIFE/ LTD - Maintenance	\$0.00	\$277.00	\$277.00	100%
01-60096-2230	TERM LIFE/ LTD - Warehouse	\$277.62	\$206.00	(\$71.62)	-35%
01-60096-2240	TERM LIFE/ LTD - Bus Operations	\$320.60	\$300.00	(\$20.60)	-7%
01-60096-2250	TERM LIFE/ LTD - Motor Pool	\$115.98	\$240.00	\$124.02	52%
01-60096-3400	TERM LIFE/ LTD - Sportspark	\$792.84	\$626.00	(\$166.84)	-27%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60096-3500	TERM LIFE/ LTD - Youth Center	\$1,295.28	\$1,658.00	\$362.72	22%
01-60098-2220	SCHOLARSHIP AND EDUCATION - Maintenance	\$99.86	\$875.00	\$775.14	89%
01-60098-2240	SCHOLARSHIP AND EDUCATION - Bus Operations	\$524.85	\$1,625.00	\$1,100.15	68%
01-60098-2250	SCHOLARSHIP AND EDUCATION - Motor Pool	\$125.29	\$500.00	\$374.71	75%
01-60099-2220	SUPPLEMENTAL BENEFITS - Maintenance	\$1,840.00	\$2,800.00	\$960.00	34%
01-60099-2240	SUPPLEMENTAL BENEFITS - Bus Operations	\$4,400.00	\$5,200.00	\$800.00	15%
01-60099-2250	SUPPLEMENTAL BENEFITS - Motor Pool	\$1,360.00	\$2,000.00	\$640.00	32%
Total Other Employee Benefits		\$36,383.00	\$168,653.00	\$132,270.00	78%
Total Personal Services (PS)		\$6,069,761.27	\$6,587,998.00	\$518,236.73	8%
Other Than Personal Services (OTPS) :					
Insurance					
01-60200-1000	INSURANCE - General	\$1,476,431.56	\$1,546,750.00	\$70,318.44	5%
01-60200-2900	INSURANCE - Tramway	(\$55,629.50)	\$41,669.00	\$97,298.50	234%
Total Insurance		\$1,420,802.06	\$1,588,419.00	\$167,616.94	11%
Professional Services					
01-60220-1000	PROFESSIONAL SERVICES - Administrative	\$11,102.30	\$0.00	(\$11,102.30)	0%
01-60220-1050	PROFESSIONAL SERVICES - Administrative Services	\$260,547.76	\$237,500.00	(\$23,047.76)	-10%
01-60220-1300	PROFESSIONAL SERVICES - Finance	\$33,144.00	\$45,831.00	\$12,687.00	28%
01-60220-1400	PROFESSIONAL SERVICES - ADP Payroll	\$90,750.34	\$41,669.00	(\$49,081.34)	-118%
01-60220-1500	PROFESSIONAL SERVICES - Information Technology	\$66,439.00	\$35,416.00	(\$31,023.00)	-88%
01-60220-1600	PROFESSIONAL SERVICES - Legal	\$0.00	\$72,919.00	\$72,919.00	100%
01-60220-1800	PROFESSIONAL SERVICES - Community Relations	\$31,925.00	\$33,331.00	\$1,406.00	4%
01-60220-2050	PROFESSIONAL SERVICES - Capital Projects & Planning	\$9,897.50	\$1,456.00	(\$8,441.50)	-580%
01-60220-2100	PROFESSIONAL SERVICES - Public Safety	\$0.00	\$120.00	\$120.00	100%
01-60220-2200	PROFESSIONAL SERVICES - Island Operations	\$5,075.28	\$0.00	(\$5,075.28)	0%
01-60220-2220	PROFESSIONAL SERVICES - Maintenance	\$0.00	\$31,250.00	\$31,250.00	100%
01-60220-2240	PROFESSIONAL SERVICES - Bus Operations	\$2,167.83	\$0.00	(\$2,167.83)	0%
01-60220-2800	PROFESSIONAL SERVICES - AVAC	\$0.00	\$1,044.00	\$1,044.00	100%
01-60220-2900	PROFESSIONAL SERVICES - Tramway	\$0.00	\$31,250.00	\$31,250.00	100%
01-60220-3400	PROFESSIONAL SERVICES - Sportspark	(\$1,432.50)	\$0.00	\$1,432.50	0%
01-60220-3500	PROFESSIONAL SERVICES - Youth Center	\$10,802.00	\$0.00	(\$10,802.00)	0%
Total Professional Services		\$520,418.51	\$531,786.00	\$11,367.49	2%
Marketing / Advertising					
01-60540-1000	MARKETING/ ADVERTISING - Administrative	\$37,720.29	\$12,500.00	(\$25,220.29)	-202%
01-60540-1400	MARKETING/ ADVERTISING - Human Resources	\$7,715.20	\$0.00	(\$7,715.20)	0%
01-60540-1800	MARKETING/ ADVERTISING - Community Relations	\$0.00	\$8,331.00	\$8,331.00	100%
01-60540-3500	MARKETING/ ADVERTISING - Youth Center	\$0.00	\$7,500.00	\$7,500.00	100%
Total Marketing / Advertising		\$45,435.49	\$28,331.00	(\$17,104.49)	-60%
Management Fees					
01-60210-2900	MANAGEMENT FEES - Tramway	\$2,067,671.00	\$1,985,375.00	(\$82,296.00)	-4%
01-60210-6000	MANAGEMENT FEES - Motorgate	\$457,294.49	\$412,000.00	(\$45,294.49)	-11%
01-60310-2900	FRANCHISE FEE - Tramway	\$0.00	\$4,169.00	\$4,169.00	100%
Total Management Fees		\$2,524,965.49	\$2,401,544.00	(\$123,421.49)	-5%
Legal Services					
01-60240-1600	LEGAL SERVICES - Legal General	\$196,239.90	\$10,419.00	(\$185,820.90)	-1783%
01-60241-1600	LEGAL SERVICES - Employment Matters	\$124,134.06	\$14,581.00	(\$109,553.06)	-751%
01-60242-1600	LEGAL SERVICES - Commercial	\$0.00	\$6,250.00	\$6,250.00	100%
01-60243-1600	LEGAL SERVICES - Residential	\$803.56	\$41,669.00	\$40,865.44	98%
01-60244-1600	LEGAL SERVICES - Development/Residential	\$2,756.76	\$83,331.00	\$80,574.24	97%
01-60246-1600	LEGAL SERVICES - LITIGATION/SETTLEMENT	\$0.00	\$20,831.00	\$20,831.00	100%
Total Legal Services		\$323,934.28	\$177,081.00	(\$146,853.28)	-83%
Telecommunications					
01-60400-1500	TELEPHONE	\$7,829.86	\$10,419.00	\$2,589.14	25%
01-60401-1500	TELEPHONE - LONG DISTANCE	\$531.82	\$0.00	(\$531.82)	0%
01-60402-1500	TELEPHONE - CELL	\$19,079.39	\$20,831.00	\$1,751.61	8%
01-60404-1500	INTERNET SERVICE PROVIDER - DATA LINE	\$49,717.91	\$60,419.00	\$10,701.09	18%
01-60690-1500	WEB SITE HOSTING	\$624.30	\$0.00	(\$624.30)	0%
01-60700-1500	TV CABLE SERVICES	\$0.00	\$386.00	\$386.00	100%
Total Telecommunications		\$77,783.28	\$92,055.00	\$14,271.72	16%
Island Improvements/ Capital Plan					
01-61081-1000	COMMERCIAL SPACE RENT - 591 Main Office	\$46,250.00	\$0.00	(\$46,250.00)	0%
01-61081-5100	COMMERCIAL SPACE RENT - Eastwood	\$200,747.88	\$167,500.00	(\$33,247.88)	-20%
01-61081-5200	COMMERCIAL SPACE RENT - Island House	\$41,723.76	\$35,000.00	(\$6,723.76)	-19%
01-61081-5600	COMMERCIAL SPACE RENT - Westview	\$1,692.20	\$2,000.00	\$307.80	15%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Total Island Improvements		\$290,413.84	\$204,500.00	(\$85,913.84)	-42%
Repairs & Maintenance					
01-60407-5000	REPAIR & MAINT PARKING METER - PM: Housing	\$10,378.00	\$0.00	(\$10,378.00)	0%
01-60410-2240	REPAIRS & MAINT SEWERS - Bus Operations	\$0.00	\$103.00	\$103.00	100%
01-60410-2900	REPAIRS & MAINT SEWERS - Tramway	\$0.00	\$1,044.00	\$1,044.00	100%
01-60411-2220	REPAIR & MAINT ISLAND FIXTURES - Maintenance	\$450.00	\$1,456.00	\$1,006.00	69%
01-60412-0000	REPAIRS & MAINT BUILDING - General	\$0.00	\$831.00	\$831.00	100%
01-60412-1000	REPAIRS & MAINT BUILDING - Administrative	\$0.00	\$956.00	\$956.00	100%
01-60412-2100	REPAIRS & MAINT BUILDING - Public Safety	\$0.00	\$1,250.00	\$1,250.00	100%
01-60412-2200	REPAIRS & MAINT BUILDING - Island Operations	\$2,350.00	\$0.00	(\$2,350.00)	0%
01-60412-2220	REPAIRS & MAINT BUILDING - Maintenance	\$4,190.77	\$5,061.00	\$870.23	17%
01-60412-2240	REPAIRS & MAINT BUILDING - Bus Operations	\$2,550.00	\$1,456.00	(\$1,094.00)	-75%
01-60412-2800	REPAIRS & MAINT BUILDING - AVAC	\$0.00	\$1,044.00	\$1,044.00	100%
01-60412-2900	REPAIRS & MAINT BUILDING - Tramway	\$1,450.00	\$1,250.00	(\$200.00)	-16%
01-60412-3000	REPAIRS & MAINT BUILDING - RI Locations Points	\$0.00	\$4,169.00	\$4,169.00	100%
01-60412-6000	REPAIRS & MAINT BUILDING - Motorgate	\$135,650.00	\$0.00	(\$135,650.00)	0%
01-60413-2220	REPAIR & MAINT ELEVATORS - Maintenance	\$21,949.89	\$27,081.00	\$5,131.11	19%
01-60414-2220	REPAIRS & MAINT OTHER - Maintenance	\$0.00	\$20,831.00	\$20,831.00	100%
01-60414-2240	REPAIRS & MAINT OTHER - Bus Operations	\$0.00	\$419.00	\$419.00	100%
01-60415-2220	REPAIR & MAINT HVAC - Maintenance	\$0.00	\$27,085.00	\$27,085.00	100%
01-60416-2220	REPAIR & MAINT BMS - Maintenance	\$0.00	\$20,831.00	\$20,831.00	100%
01-60417-2220	REPAIR & MAINT ELECTRICAL - Maintenance	\$24,248.51	\$45,835.00	\$21,586.49	47%
01-60419-2220	REPAIR & MAINT PLUMBING - Maintenance	\$20,786.87	\$25,000.00	\$4,213.13	17%
01-60422-2220	REPAIR & MAINT SPRINKLER/ - Maintenance	\$0.00	\$4,169.00	\$4,169.00	100%
01-60423-2220	REPAIR & MAINT FIRE ALARM - Maintenance	\$11,884.36	\$4,169.00	(\$7,715.36)	-185%
01-60424-2220	REPAIR & MAINT FIRE EXTIN - Maintenance	\$3,886.00	\$3,331.00	(\$555.00)	-17%
01-60425-2220	REPAIR & MAINT PREVENTION - Maintenance	\$0.00	\$2,081.00	\$2,081.00	100%
Total Repairs & Maintenance		\$239,774.40	\$199,452.00	(\$40,322.40)	-20%
Repairs & Maintenance Equipment					
01-60440-1000	REPAIRS & MAINT EQUIP - Administrative	\$0.00	\$419.00	\$419.00	100%
01-60440-1500	REPAIRS & MAINT EQUIPMENT - Information Technology	\$0.00	\$1,250.00	\$1,250.00	100%
01-60440-2100	REPAIRS & MAINT EQUIPMENT - Public Safety	\$0.00	\$2,081.00	\$2,081.00	100%
01-60440-2210	REPAIRS & MAINT EQUIP -Grounds	\$6,318.00	\$0.00	(\$6,318.00)	0%
01-60440-2220	REPAIRS & MAINT EQUIPMENT - Maintenance	\$0.00	\$2,081.00	\$2,081.00	100%
01-60440-2240	REPAIRS & MAINT EQUIP - Bus Operations	\$10,404.59	\$6,250.00	(\$4,154.59)	-66%
01-60440-2250	REPAIRS & MAINT EQUIPMENT - Motor Pool	\$90.00	\$206.00	\$116.00	56%
01-60440-2800	REPAIRS & MAINT EQUIPMENT - AVAC	\$0.00	\$1,044.00	\$1,044.00	100%
01-60440-2900	REPAIRS & MAINT EQUIPMENT - Tramway	\$0.00	\$419.00	\$419.00	100%
Total Repairs & Maintenance Equipment		\$16,812.59	\$13,750.00	(\$3,062.59)	-22%
Other Repairs & Maintenance					
01-60490-2210	TREES, SHRUBS & SOD- Grounds	\$47,612.58	\$135,415.00	\$87,802.42	65%
01-60620-2210	SNOW REMOVAL - Grounds	\$0.00	\$2,081.00	\$2,081.00	100%
Total Other Repairs & Maintenance		\$47,612.58	\$137,496.00	\$89,883.42	65%
Vehicles Gas					
01-60450-1050	VEHICLES GAS - Administrative Services	\$270.66	\$206.00	(\$64.66)	-31%
01-60450-2100	VEHICLES GAS - Public Safety	\$9,669.22	\$2,500.00	(\$7,169.22)	-287%
01-60450-2210	VEHICLES GAS - Grounds	\$9,867.59	\$2,081.00	(\$7,786.59)	-374%
01-60450-2220	VEHICLES GAS - Maintenance	\$2,737.88	\$1,044.00	(\$1,693.88)	-162%
01-60450-2230	VEHICLES GAS - Warehouse	\$288.99	\$150.00	(\$138.99)	-93%
01-60450-2240	VEHICLES GAS - Bus Operations	\$79,069.18	\$20,831.00	(\$58,238.18)	-280%
01-60450-3400	VEHICLES GAS - Sportspark	\$623.96	\$0.00	(\$623.96)	0%
Total Vehicles Gas		\$102,527.48	\$26,812.00	(\$75,715.48)	-282%
Vehicles Repair & Maintenance					
01-60500-1000	VEHICLE REPAIR & MAINT - Administrative	\$0.00	\$419.00	\$419.00	100%
01-60500-1050	VEHICLE REPAIRS & MAINT - Administrative Services	\$89.27	\$419.00	\$329.73	79%
01-60500-2100	VEHICLE REPAIR & MAINT- Public Safety	\$16,692.44	\$2,081.00	(\$14,611.44)	-702%
01-60500-2210	VEHICLE REPAIR & MAINT- Grounds	\$11,415.31	\$1,250.00	(\$10,165.31)	-813%
01-60500-2220	VEHICLE REPAIRS & MAINT. - Maintenance	\$455.72	\$625.00	\$169.28	27%
01-60500-2240	VEHICLE REPAIR & MAINT- Bus Operations	\$43,700.06	\$20,831.00	(\$22,869.06)	-110%
01-60500-2250	VEHICLE REPAIRS & MAINT - Motor Pool	\$750.00	\$2,081.00	\$1,331.00	64%
01-60500-3400	VEHICLE REPAIRS & MAINT - Sportspark	\$74.00	\$0.00	(\$74.00)	0%
Total Vehicles Repair & Maintenance		\$73,176.80	\$27,706.00	(\$45,470.80)	-164%
Vehicles Parts					
01-60640-2100	VEHICLES PARTS - Public Safety	\$70.00	\$625.00	\$555.00	89%
01-60640-2210	VEHICLES PARTS - Grounds	\$0.00	\$1,044.00	\$1,044.00	100%

Roosevelt Island Operating Corporation
Budget Variance Report
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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60640-2220	VEHICLES PARTS - Maintenance	\$0.00	\$335.00	\$335.00	100%
01-60640-2240	VEHICLES PARTS - Bus Operations	\$22,680.83	\$16,669.00	(\$6,011.83)	-36%
01-60640-2250	VEHICLES PARTS - Motor Pool	\$365.18	\$8,331.00	\$7,965.82	96%
Total Vehicles Parts		\$23,116.01	\$27,004.00	\$3,887.99	14%
Equipment Lease					
01-60300-1000	LEASED EQUIPMENT - General	\$6,237.95	\$5,831.00	(\$406.95)	-7%
01-60300-2210	LEASED EQUIPMENT - Grounds	\$5,231.84	\$1,665.00	(\$3,566.84)	-214%
01-60300-2220	LEASED EQUIPMENT - Maintenance	\$1,836.00	\$2,081.00	\$245.00	12%
01-60300-2230	LEASED EQUIPMENT - Warehouse	\$0.00	\$1,456.00	\$1,456.00	100%
01-60300-2240	LEASED EQUIPMENT - Bus Operations	\$423.06	\$625.00	\$201.94	32%
01-60300-2250	LEASED EQUIPMENT - Motor Pool	\$0.00	\$625.00	\$625.00	100%
01-60300-2900	LEASED EQUIPMENT - Tramway	\$0.00	\$1,044.00	\$1,044.00	100%
Total Equipment Lease		\$13,728.85	\$13,327.00	(\$401.85)	-3%
Office Equipment Purchase					
01-60470-0000	OFFICE EQUIP PURCHASE - General	\$0.00	\$625.00	\$625.00	100%
01-60470-1000	OFFICE EQUIP PURCHASE - Administrative	\$0.00	\$419.00	\$419.00	100%
01-60470-1500	OFFICE EQUIP PURCH - Information Technology	\$2,834.44	\$6,250.00	\$3,415.56	55%
01-60470-2050	OFFICE EQUIP PURCHASE - Capital Projects & Planning	\$1,164.28	\$419.00	(\$745.28)	-178%
01-60470-2100	OFFICE EQUIP PURCH - Public Safety	\$739.99	\$419.00	(\$320.99)	-77%
01-60470-2250	OFFICE EQUIP PURCHASE - Motor Pool	\$0.00	\$419.00	\$419.00	100%
01-60470-3500	OFFICE EQUIP PURCHASE - Youth Center	\$0.00	\$419.00	\$419.00	100%
Total Office Equipment Purchase		\$4,738.71	\$8,970.00	\$4,231.29	47%
Equipment Purchases					
01-60510-1050	EQUIPMENT PURCHASE - Administrative Services	\$0.00	\$419.00	\$419.00	100%
01-60510-1500	EQUIPMENT PURCHASE - Information Technology	\$2,089.42	\$2,081.00	(\$8.42)	0%
01-60510-1800	EQUIPMENT PURCHASE - Community Relations	\$1,679.99	\$0.00	(\$1,679.99)	0%
01-60510-2100	EQUIPMENT PURCHASE - Public Safety	\$4,400.00	\$3,331.00	(\$1,069.00)	-32%
01-60510-2210	EQUIPMENT PURCHASE - Grounds	\$2,432.76	\$3,331.00	\$898.24	27%
01-60510-2220	EQUIPMENT PURCHASE - Maintenance	\$3,520.87	\$2,081.00	(\$1,439.87)	-69%
01-60510-2230	EQUIPMENT PURCHASE - Warehouse	\$366.67	\$419.00	\$52.33	12%
01-60510-2240	EQUIPMENT PURCHASE - Bus Operations	\$3,621.31	\$625.00	(\$2,996.31)	-479%
01-60510-2800	EQUIPMENT PURCHASE - AVAC	\$0.00	\$2,081.00	\$2,081.00	100%
01-60510-2900	EQUIPMENT PURCHASE - Tramway	\$0.00	\$1,044.00	\$1,044.00	100%
01-60510-3400	EQUIPMENT PURCHASE - Sportspark	\$840.00	\$0.00	(\$840.00)	0%
Total Equipment Purchases		\$18,951.02	\$15,412.00	(\$3,539.02)	-23%
Other Equipment Purchases					
01-60660-1500	COMPUTER PURCHASE SOFTWARE	\$19,053.79	\$12,500.00	(\$6,553.79)	-52%
Total Other Equipment Purchases		\$19,053.79	\$12,500.00	(\$6,553.79)	-52%
Exterminator					
01-60250-1000	EXTERMINATOR - Administrative	\$267.48	\$625.00	\$357.52	57%
01-60250-2100	EXTERMINATOR - Public Safety	\$267.48	\$625.00	\$357.52	57%
01-60250-2210	EXTERMINATOR - Grounds	\$206.43	\$125.00	(\$81.43)	-65%
01-60250-2230	EXTERMINATOR - Warehouse	\$76.42	\$125.00	\$48.58	39%
01-60250-2240	EXTERMINATOR - Bus Operations	\$343.95	\$105.00	(\$238.95)	-228%
01-60250-2250	EXTERMINATOR - Motor Pool	\$0.00	\$419.00	\$419.00	100%
01-60250-2900	EXTERMINATOR - Tramway	\$343.91	\$419.00	\$75.09	18%
01-60250-3000	EXTERMINATOR - RI Locations Points	\$955.38	\$1,456.00	\$500.62	34%
01-60250-3400	EXTERMINATOR - Sportspark	\$343.95	\$0.00	(\$343.95)	0%
Total Exterminator		\$2,805.00	\$3,899.00	\$1,094.00	28%
Uniforms					
01-60290-1000	UNIFORMS - Administrative	\$0.00	\$419.00	\$419.00	100%
01-60290-2100	UNIFORMS - Public Safety	\$8,758.02	\$10,000.00	\$1,241.98	12%
01-60290-2210	UNIFORMS - Grounds	\$2,292.35	\$1,044.00	(\$1,248.35)	-120%
01-60290-2220	UNIFORMS - Maintenance	\$2,292.35	\$1,250.00	(\$1,042.35)	-83%
01-60290-2230	UNIFORMS - Warehouse	\$0.00	\$65.00	\$65.00	100%
01-60290-2240	UNIFORMS - Bus Operations	\$10,397.16	\$2,081.00	(\$8,316.16)	-400%
01-60290-2250	UNIFORMS - Motor Pool	\$0.00	\$206.00	\$206.00	100%
01-60290-3500	UNIFORMS - Youth Center	\$6,014.53	\$7,081.00	\$1,066.47	15%
01-60291-1000	UNIFORMS CLEANING - Administrative	\$312.00	\$419.00	\$107.00	26%
01-60291-2100	UNIFORMS CLEANING - Public Safety	\$7,966.00	\$3,750.00	(\$4,216.00)	-112%
01-60291-2210	UNIFORMS CLEANING - Grounds	\$1,629.00	\$1,456.00	(\$173.00)	-12%
01-60291-2220	UNIFORMS CLEANING - Maintenance	\$3,384.50	\$2,081.00	(\$1,303.50)	-63%
01-60291-2230	UNIFORMS CLEANING - Warehouse	\$0.00	\$145.00	\$145.00	100%
01-60291-2240	UNIFORMS CLEANING - Bus Operations	\$1,435.00	\$419.00	(\$1,016.00)	-242%
01-60291-2250	UNIFORMS CLEANING - Motor Pool	\$0.00	\$206.00	\$206.00	100%

Roosevelt Island Operating Corporation
Budget Variance Report
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		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
Total Uniforms		\$44,480.91	\$30,622.00	(\$13,858.91)	-45%
Light, Power, Heat					
01-60320-1000	LIGHT, POWER, HEAT - Admin	(\$11,681.96)	\$12,919.00	\$24,600.96	190%
01-60320-2100	LIGHT, POWER, HEAT - Public Safety	\$9,731.64	\$8,331.00	(\$1,400.64)	-17%
01-60320-2220	LIGHT, POWER, HEAT - Maintenance	\$0.00	\$5,625.00	\$5,625.00	100%
01-60320-2230	LIGHT, POWER, HEAT - Warehouse	\$6,176.89	\$0.00	(\$6,176.89)	0%
01-60320-2240	LIGHT, POWER, HEAT - Bus Operations	\$18,752.16	\$22,919.00	\$4,166.84	18%
01-60320-2800	LIGHT, POWER, HEAT - AVAC	\$30,871.66	\$16,669.00	(\$14,202.66)	-85%
01-60320-2900	LIGHT, POWER, HEAT - Tramway	\$100,230.93	\$72,919.00	(\$27,311.93)	-37%
01-60320-3000	LIGHT, POWER, HEAT - RI Locations Points	\$85,244.16	\$82,500.00	(\$2,744.16)	-3%
01-60320-3400	LIGHT, POWER, HEAT - Sportspark	\$38,531.79	\$58,335.00	\$19,803.21	34%
01-60320-6000	LIGHT, POWER, HEAT - Motorgate	\$27,253.82	\$20,831.00	(\$6,422.82)	-31%
Total Light, Power, Heat		\$305,111.09	\$301,048.00	(\$4,063.09)	-1%
Water & Sewer					
01-60322-2220	WATER & SEWER - Maintenance	\$2,594.98	\$1,044.00	(\$1,550.98)	-149%
01-60322-2900	WATER & SEWER - Tramway	\$1,284.91	\$1,250.00	(\$34.91)	-3%
01-60322-3400	WATER & SEWER - Sportspark	\$352.70	\$4,169.00	\$3,816.30	92%
Total Water & Sewer		\$4,232.59	\$6,463.00	\$2,230.41	35%
Office Supplies					
01-60420-1000	OFFICE SUPPLIES - Administrative	\$5,575.28	\$8,331.00	\$2,755.72	33%
01-60420-1050	OFFICE SUPPLIES - Administrative Services	\$0.00	\$206.00	\$206.00	100%
01-60420-1500	OFFICE SUPPLIES - Information Technology	\$0.00	\$831.00	\$831.00	100%
01-60420-1800	OFFICE SUPPLIES - Community Relations	\$0.00	\$419.00	\$419.00	100%
01-60420-2050	OFFICE SUPPLIES - Capital Projects & Planning	\$0.00	\$206.00	\$206.00	100%
01-60420-2100	OFFICE SUPPLIES - Public Safety	\$1,951.72	\$2,500.00	\$548.28	22%
01-60420-2220	OFFICE SUPPLIES - Maintenance	\$0.00	\$125.00	\$125.00	100%
01-60420-2230	OFFICE SUPPLIES - Warehouse	\$0.00	\$125.00	\$125.00	100%
01-60420-2240	OFFICE SUPPLIES - Bus Operations	\$0.00	\$419.00	\$419.00	100%
Total Office Supplies		\$7,527.00	\$13,162.00	\$5,635.00	43%
Parts & Supplies					
01-60430-1000	PARTS & SUPPLIES - Administrative	\$1,406.34	\$419.00	(\$987.34)	-236%
01-60430-1050	PARTS & SUPPLIES - Administrative Services	\$0.00	\$831.00	\$831.00	100%
01-60430-1500	PARTS & SUPPLIES - Information Technology	\$1,252.44	\$2,081.00	\$828.56	40%
01-60430-1514	PARTS & SUPPLIES - Access Control	\$0.00	\$2,706.00	\$2,706.00	100%
01-60430-1800	PARTS & SUPPLIES - Community Relations	\$3,662.23	\$2,081.00	(\$1,581.23)	-76%
01-60430-2050	PARTS & SUPPLIES - Capital Projects & Planning	\$175.00	\$419.00	\$244.00	58%
01-60430-2100	PARTS & SUPPLIES - Public Safety	\$4,813.26	\$2,081.00	(\$2,732.26)	-131%
01-60430-2210	PARTS & SUPPLIES - Grounds	\$36,160.93	\$16,669.00	(\$19,491.93)	-117%
01-60430-2220	PARTS & SUPPLIES - Maintenance	\$18,896.48	\$27,081.00	\$8,184.52	30%
01-60430-2230	PARTS & SUPPLIES - Warehouse	\$61,061.56	\$16,669.00	(\$44,392.56)	-266%
01-60430-2240	PARTS & SUPPLIES - Bus Operations	\$9,909.42	\$4,169.00	(\$5,740.42)	-138%
01-60430-2250	PARTS & SUPPLIES - Motor Pool	\$1,675.91	\$2,081.00	\$405.09	19%
01-60430-2800	PARTS & SUPPLIES - AVAC	\$14,539.60	\$14,585.00	\$45.40	0%
01-60430-2900	PARTS & SUPPLIES - Tramway	\$1,992.00	\$625.00	(\$1,367.00)	-219%
01-60430-3400	PARTS & SUPPLIES - Sportspark	\$7,586.46	\$0.00	(\$7,586.46)	0%
01-60430-3500	PARTS & SUPPLIES - Youth Center	\$17,215.17	\$6,669.00	(\$10,546.17)	-158%
Total Parts & Supplies		\$180,346.80	\$99,166.00	(\$81,180.80)	-82%
Service Maintenance Agreement					
01-60750-1500	SERVICE MAINTENANCE AGREEMENT- IT	\$23,504.90	\$31,869.00	\$8,364.10	26%
01-60750-1514	SERVICE MAINTENANCE AGREE - Access Control	\$0.00	\$2,294.00	\$2,294.00	100%
01-60750-1800	SERVICE MAINTENANCE AGREE - Community Relations	\$0.00	\$16,669.00	\$16,669.00	100%
01-60750-2050	SERVICE MAINTENANCE AGREE - Capital Projects & Planning	\$0.00	\$419.00	\$419.00	100%
01-60750-2100	SERVICE MAINTENANCE AGREE - Public Safety	\$0.00	\$419.00	\$419.00	100%
01-60750-2240	SERVICE MAINTENANCE AGREE - Bus Operations	\$0.00	\$2,081.00	\$2,081.00	100%
01-60750-2250	SERVICE MAINTENANCE AGREE - Motor Pool	\$1,170.00	\$1,250.00	\$80.00	6%
01-60750-2900	SERVICE MAINTENANCE AGREE - Tramway	\$0.00	\$6,250.00	\$6,250.00	100%
01-60750-3000	SERVICE MAINTENANCE AGREE - RI Locations Points	\$0.00	\$8,331.00	\$8,331.00	100%
01-60750-3400	SERVICE MAINTENANCE AGREE - Sportspark	\$1,820.00	\$625.00	(\$1,195.00)	-191%
01-60750-3500	SERVICE MAINTENANCE AGREE - Programming & Partnership/	\$4,784.40	\$0.00	(\$4,784.40)	0%
Total Service Maintenance Agreement		\$31,279.30	\$70,207.00	\$38,927.70	55%
Employee Travel & Meal					
01-60520-1000	EMPL TRV & MEAL - Administrative	\$0.00	\$419.00	\$419.00	100%
01-60520-1100	EMPL TRV & MEAL- Executive	\$0.00	\$206.00	\$206.00	100%
01-60520-1300	EMPL TRV & MEAL- Finance	\$0.00	\$531.00	\$531.00	100%
01-60520-1400	EMPL TRV & MEAL- Human Resources	\$263.70	\$315.00	\$51.30	16%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
01-60520-1600	EMPL TRV & MEAL- Legal	\$0.00	\$206.00	\$206.00	100%
01-60520-2100	EMPL TRV & MEAL- Public Safety	\$0.00	\$625.00	\$625.00	100%
01-60520-2210	EMPL TRV & MEAL- Grounds	\$306.44	\$103.00	(\$203.44)	-198%
01-60520-2220	EMPL TRV & MEAL- Maintenance	\$0.00	\$147.00	\$147.00	100%
01-60520-2240	EMPL TRV & MEAL- Bus Operations	\$175.00	\$206.00	\$31.00	15%
01-60520-3400	EMPL TRV & MEAL - Sportspark	\$0.00	\$81.00	\$81.00	100%
01-60520-3500	EMPL TRV & MEAL - Youth Center	\$0.00	\$500.00	\$500.00	100%
Total Employee Travel & Meal		\$745.14	\$3,339.00	\$2,593.86	78%
Employee Training					
01-60530-1000	EMPLOYEE TRAINING - Administrative	\$0.00	\$2,081.00	\$2,081.00	100%
01-60530-1400	EMPLOYEE TRAINING - Human Resources	\$42,315.00	\$29,165.00	(\$13,150.00)	-45%
01-60530-1600	EMPLOYEE TRAINING - Legal	\$0.00	\$4,169.00	\$4,169.00	100%
01-60530-1800	EMPLOYEE TRAINING - Community Relations	\$0.00	\$2,500.00	\$2,500.00	100%
01-60530-2050	EMPLOYEE TRAINING - Capital Projects & Planning	\$799.00	\$0.00	(\$799.00)	0%
01-60530-2100	EMPLOYEE TRAINING - Public Safety	\$1,576.45	\$36.00	(\$1,540.45)	-4279%
01-60530-2210	EMPLOYEE TRAINING - Grounds	\$684.74	\$1,044.00	\$359.26	34%
01-60530-2220	EMPLOYEE TRAINING - Maintenance	\$35.70	\$206.00	\$170.30	83%
01-60530-2230	EMPLOYEE TRAINING - Warehouse	\$145.00	\$0.00	(\$145.00)	0%
01-60530-2240	EMPLOYEE TRAINING - Bus Operations	\$1,280.00	\$206.00	(\$1,074.00)	-521%
01-60530-3400	EMPLOYEE TRAINING - Sportspark	\$95.00	\$625.00	\$530.00	85%
01-60530-3500	EMPLOYEE TRAINING - Programming & Partnership/Yout	\$0.00	\$3,750.00	\$3,750.00	100%
Total Employee Training		\$46,930.89	\$43,782.00	(\$3,148.89)	-7%
Shipping					
01-60550-1000	POSTAGE - Administrative	\$2,520.00	\$2,500.00	(\$20.00)	-1%
01-60550-1050	POSTAGE - Administrative Services	\$73.64	\$0.00	(\$73.64)	0%
01-60550-2100	POSTAGE - Public Safety	\$8.10	\$40.00	\$31.90	80%
01-60551-1050	SHIPPING - Administrative Services	\$0.00	\$206.00	\$206.00	100%
01-60551-1400	SHIPPING - Human Resources	\$54.57	\$0.00	(\$54.57)	0%
01-60551-1500	SHIPPING - Information Technology	\$19.56	\$0.00	(\$19.56)	0%
01-60551-1800	SHIPPING - Community Relations	\$300.62	\$0.00	(\$300.62)	0%
01-60551-2050	SHIPPING - Capital Projects & Planning	\$0.00	\$103.00	\$103.00	100%
01-60551-2100	SHIPPING - Public Safety	\$129.49	\$500.00	\$370.51	74%
01-60551-2210	SHIPPING - Grounds	\$1,180.77	\$206.00	(\$974.77)	-473%
01-60551-2220	SHIPPING - Maintenance	\$100.00	\$147.00	\$47.00	32%
01-60551-2230	SHIPPING - Warehouse	\$1.95	\$831.00	\$829.05	100%
01-60551-2240	SHIPPING - Bus Operations	\$328.10	\$206.00	(\$122.10)	-59%
01-60551-2250	SHIPPING - Motor Pool	\$0.00	\$206.00	\$206.00	100%
01-60551-2800	SHIPPING - AVAC	\$1,285.37	\$831.00	(\$454.37)	-55%
01-60551-2900	SHIPPING - Tramway	\$0.00	\$60.00	\$60.00	100%
01-60551-3400	SHIPPING - Sportspark	\$157.00	\$125.00	(\$32.00)	-26%
01-60552-1000	UPS SHIPPING - Administrative	\$415.00	\$625.00	\$210.00	34%
Total Shipping		\$6,574.17	\$6,586.00	\$11.83	0%
Subscriptions / Membership					
01-60560-1000	SUBSCRIPTIONS / MEMBERSHIP - Administrative	\$0.00	\$1,065.00	\$1,065.00	100%
01-60560-1050	SUBSCRIPTIONS/ MEMBERSHIP - Administrative Services	\$3,304.91	\$206.00	(\$3,098.91)	-1504%
01-60560-1300	SUBSCRIPTIONS/ MEMBERSHIP - Finance	\$60.00	\$0.00	(\$60.00)	0%
01-60560-1500	SUBSCRIPTIONS/ MEMBERSHIP - Information Technology	\$500.00	\$419.00	(\$81.00)	-19%
01-60560-1600	SUBSCRIPTIONS/ MEMBERSHIP - Legal	\$11,111.41	\$10,419.00	(\$692.41)	-7%
01-60560-2050	SUBSCRIPTIONS/ MEMBERSHIP - Capital Projects & Planning	\$216.00	\$0.00	(\$216.00)	0%
01-60560-2100	SUBSCRIPTIONS/ MEMBERSHIP - Public Safety	\$0.00	\$419.00	\$419.00	100%
01-60560-3400	SUBSCRIPTIONS/ MEMBERSHIP - Sportspark	\$1,374.00	\$0.00	(\$1,374.00)	0%
01-60560-3500	SUBSCRIPTIONS/ MEMBERSHIP - Youth Center	\$190.23	\$250.00	\$59.77	24%
Total Subscriptions / Membership		\$16,756.55	\$12,778.00	(\$3,978.55)	-31%
Other Expenses					
01-60570-0000	BANK CHARGES - General	\$3,437.80	\$9,169.00	\$5,731.20	63%
01-60580-1000	MISCELLANEOUS - Administrative	\$2,570.17	\$4,272.00	\$1,701.83	40%
01-60580-1500	MISCELLANEOUS - Information Technology	\$152.73	\$0.00	(\$152.73)	0%
01-60580-1800	MISCELLANEOUS - Community Relations	\$1,582.65	\$0.00	(\$1,582.65)	0%
01-60580-2100	MISCELLANEOUS - Public Safety	\$274.33	\$419.00	\$144.67	35%
01-60580-2200	MISCELLANEOUS - Island Operations	\$1,282.80	\$0.00	(\$1,282.80)	0%
01-60580-2210	MISCELLANEOUS - Grounds	\$0.00	\$104,169.00	\$104,169.00	100%
01-60580-2230	MISCELLANEOUS - Warehouse	\$146.23	\$0.00	(\$146.23)	0%
01-60580-2240	MISCELLANEOUS - Bus Operations	\$0.00	\$206.00	\$206.00	100%
01-60580-3400	MISCELLANEOUS - Sportspark	\$0.00	\$206.00	\$206.00	100%
01-60580-3500	MISCELLANEOUS - Youth Center	\$386.37	\$1,669.00	\$1,282.63	77%
01-60600-1000	PUBLIC WORK ENFORCEMENT F - Administrative	\$0.00	\$12,500.00	\$12,500.00	100%
01-60790-1400	MTA METRO CARD PURCHASE- HR	\$6,685.00	\$8,750.00	\$2,065.00	24%

Roosevelt Island Operating Corporation
Budget Variance Report
For the Five Months Ending August 31, 2022

		Actual	Budget	Favorable (Unfavorable)	
				Variance	Percent
02-61701-0000	CONTRIBUTED RENT EXPENSE - PP	\$0.00	\$55,000.00	\$55,000.00	100%
02-61750-1000	PUBLIC PURPOSE GRANTS	\$42,500.00	\$85,831.00	\$43,331.00	50%
04-60570-0000	BANK CHARGES - General	\$20.00	\$0.00	(\$20.00)	0%
Total Other Expenses		\$59,038.08	\$282,191.00	\$223,152.92	79%
Island Evenst - Community Relations					
01-60681-1800	ISLAND EVENTS - Community Relations	\$49,697.90	\$80,000.00	\$30,302.10	38%
01-60681-2100	ISLAND EVENTS - Public Safety	\$15,201.68	\$3,200.00	(\$12,001.68)	-375%
Total Island Evenst - Community Relations		\$64,899.58	\$83,200.00	\$18,300.42	22%
Total Other Than Personal Services (OTPS)		\$6,533,972.28	\$6,462,588.00	(\$71,384.28)	-1%
Total Expenses		\$12,603,733.55	\$13,050,586.00	\$446,852.45	3%
Depreciation Expenses					
03-70000-0000	DEPRECN EXPENSE OFFICE FURNITURE, FIXTURES, EQUIP	\$40,540.37	\$8,189.00	(\$32,351.37)	-395%
03-70010-0000	DEPRCN EXPENSES BUILDINGS	\$105,895.39	\$373,255.00	\$267,359.61	72%
03-70020-0000	DEPRCN EXPENSES BUILDINGS IMPROVEMENTS	\$1,965,864.77	\$368,140.00	(\$1,597,724.77)	-434%
03-70030-0000	DEPRECN EXPENSES INFRASTRUCTURE	\$730,479.09	\$645,645.00	(\$84,834.09)	-13%
03-70040-0000	DEPRECN EXPENSES SEAWALL	\$86,321.79	\$29,698.00	(\$56,623.79)	-191%
03-70100-0000	DEPRECN EXPENSE VEHICLES	\$15,799.68	\$32,255.00	\$16,455.32	51%
03-70400-0000	DEPRECN EXPENSE BUSES	\$72,027.60	\$203,268.00	\$131,240.40	65%
03-70500-0000	DEPRECN EXPENSE LEASEHOLD IMPROVEMENT	\$12,452.86	\$2,560.00	(\$9,892.86)	-386%
03-70600-0000	DEPRECN EXPENSE LANDMARKS	\$143,481.92	\$167,426.00	\$23,944.08	14%
03-70800-0000	DEPRECN EXPENSE EQUIPMENT	\$167,238.52	\$95,745.00	(\$71,493.52)	-75%
Total Depreciation Expenses		\$3,340,101.99	\$1,926,181.00	(\$1,413,920.99)	-73%
BEGINNING NET ASSETS		\$0.00	\$0.00	\$0.00	0%
NET SURPLUS/(DEFICIT)		(\$3,079,938.23)	(\$1,393,906.00)	(\$1,686,032.23)	-121%
ENDING NET ASSETS		(\$3,079,938.23)	(\$1,393,906.00)	(\$1,686,032.23)	-121%

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2022/2023
 For The Five Months Ending August 31, 2022

	Approved Budget FY 2022	Projected Actual FY 2022	Actual FY 2022	Balance 3/31/22	Approved Budget FY 2023	Projected Actual FY 2023	Expenditures as of August 31, 2022
1	Sports Fields/Parks	2,600	0	4,713,964	(4,711,364)	3,596	0
	Blackwell Pk Repairs		563,574	(563,574)			
	Blackwell Pk East - inc Kallos (Design)		214,280	(214,280)			
	Blackwell pk playground reno (Construction)		340,338	(340,338)			
	Lighthouse Park Expansion & Partial Reconstruction		714,704	(714,704)			
	Light House Park - Tower		475,261	(475,261)			
	Nellie Bly Monument	100	314,051	(313,951)			
	Octagon Sports field & Comfort station (Design)		437,989	(437,989)			
	Octagon Sports field (Construction Soccer Field)		1,248,105	(1,248,105)			
	Octagon Park - Turf Replacement		2,050	(2,050)			
	Sport Park renovation (Construction)	2,500	403,612	(401,112)	3,596		
2	Historic & Landmark Structures	0	1,007,998	(1,007,998)	0	0	331,451
	Blackwell House Renovation (Construction)		257,096	(257,096)			
	Hope Memorial (Construction/Granite procurement)		34,940	(34,940)			
	Lighthouse Restoration (Construction)		675,610	(675,610)			315,048
	Lighthouse Restoration (Design)		40,000	(40,000)			
	Lighthouse - Park						16,403
	Smallpox Hospital (Design)		353	(353)			
	Miscellaneous Upgrades & Improvements - Reserve						
3	Infrastructure Improvements	4,010	0	10,773,655	(10,769,645)	2,704	0
	AVAC Upgrades (Construction)		42,122	(42,122)			
	Bike Ramp & Lane (Construction)				554		
	Bike Ramp & Lane (Design)	425	354,098	(353,673)			114,951
	Blackwell Playground						80,742
	Blackwell Plaza & Sidewalk renovation (Construction)	1,706		1,706			
	Bus Shelter - Main Street		16,498	(16,498)			
	Good Shepherd - HVAC		8,080	(8,080)			
	Helix Ramp Traffic Study	250		250			
	Helix Ramp & Flat Plaza Repairs (Design)		60,185	(60,185)			
	Island-wide Data Replacements	50		50			
	Island wide Main Street Trees & Sidewalks	333		333			
	Island-wide Security Improvements	100		100			
	Island wide Site Furnishings and Wayfinding	300		300			
	Main Street - Road Work						1,175
	Main Street - Yellow Line Painting		71,181	(71,181)			
	Motorgate - Repairs		3,809	(3,809)			
	Motorgate Repairs PHASE 1 (Construction)		4,160,873	(4,160,873)			
	Motorgate Repairs PHASE 1 (Design)		63,800	(63,800)			
	Motor-Pool - Striping Project		19,608	(19,608)			
	RIOC Elevator/ Escalator /Conveyance Capital Repairs (Design) - PH 1	200		200			
	Seawall - Special Inspection		5,055	(5,055)			
	Southpoint Open Space Park - Seawall (Construction)	646	5,697,238	(5,696,592)			
	Southpoint Open Space Park - Seawall (Design)						28,463
	Steam Tunnel(Design)				1,150		
	Steam Tunnel		147,254	(147,254)			189,155
	Tram Rope Replacement/Stairs				1,000		
	Miscellaneous Repairs		123,855	(123,855)			28,348
4	Facilities & Offices	60	0	7,534,698	(7,534,638)	0	0
	524 Main Street - Office Relocation		151,413	(151,413)			
	AVAC - General Repair Reserve		501,626	(501,626)			
	AVAC - Improvements		14,713	(14,713)			
	AVAC - Mechanical/Piping	60		60			
	Bus Garage Warehouse Rehabilitation		16,828	(16,828)			
	Cultural Center - Renovation		16,296	(16,296)			
	Motorgate Garage South - Restoration		56,578	(56,578)			
	Motorgate Complex-New Elevator Floor						(2,794)
	Moter Pool		15,000	(15,000)			
	Sportspark - Renovation (Construction)		6,307,175	(6,307,175)			729,886
	Sportspark - Design		157,150	(157,150)			
	Warehouse/Bus Garage Rehabilitation		35,117	(35,117)			
	Youth Center Refurbishment (Construction)		134,065	(134,065)			
	Youth Center Refurbishment (Design)		13,431	(13,431)			

The Roosevelt Island Operating Corporation (RIOC)
 UNAUDITED CAPITAL IMPROVEMENTS 2022/2023
 For The Five Months Ending August 31, 2022

	Approved Budget FY 2022	Projected Actual FY 2022	Actual FY 2022	Balance 3/31/22	Approved Budget FY 2023	Projected Actual FY 2023	Expenditures as of August 31, 2022
Miscellaneous Facilities & Offices - Reserve			115,306	(115,306)			
5 Equipment & Vehicles	715	0	536,679	(535,964)	515	0	132,089
Bus Operations - Sweeper Truck Repairs			32,957	(32,957)			
Grounds - Misc Equipment			40,040	(40,040)			
IT - CPU & Monitor (Workstations)	15			15	15		
IT - Dark Fiber	200		179,593	(179,393)			
IT - Disaster Recovery (on/offsite data storage)	45			45	45		
IT - Firewall (Sonicwall & Implementation Prof Services)	15			15	15		
IT - Security (access control - Camera)	60			60	60		
IT - Security (access control - Swipe Cards)	15			15	15		
IT - Servers Infrastructure	75			75	75		77,098
IT - Software Upgrades	30			30	30		
IT - Storage System (Hardware)	30			30	30		
IT - Telecom (Cables/Fiber to Connect to Data Center)	75		193,812	(193,737)	75		
IT - Telecommunication (New Phone System)	25			25	25		
IT - Upgrade of Network Switches & Hubs	50			50	50		
IT - Wireless Access Point	5			5	5		
P.S. - Misc. Equipment	25			25	25		54,991
P.S. - Misc. Equipment			19,560	(19,560)			
P.S. - Barricades			9,775	(9,775)			
P.S. - Vehicles	50			50	50		
Sportspark - Outdoor Athletic Field Signage			6,320	(6,320)			
Warehouse - File Cabinets			3,173	(3,173)			
Youth Center - Equipment			25,436	(25,436)			
Misc. Reserve			11,964	(11,964)			
- Warehouse - Portable A/C Unit			14,050	(14,050)			
6 Special Projects	0	0	20,799	(20,799)	0	0	0
NY Public Library - Covid Testing				0			
NY Public Library -Call Box Installation			20,799	(20,799)			
7 Lighting & Signage	0	0	67,163	(67,163)	0	0	14,365
Main Street Lighting			67,163	(67,163)			14,365
8 Tram	1,725	0	3,694,829	(3,693,104)	0	0	846,833
Tram Modernization				0			776,848
Tram - Elevator Manhattan Station (Construction)	1,520		2,208,534	(2,207,014)			
Tram - Long Term Overhaul Projects			226,256	(226,256)			
Tram Plaza - Roosevelt Island	205			205			
Tram Construction Project			1,260,040	(1,260,040)			69,985
9 Southpoint Park	0	0	0	0	0	0	0
Southpoint Park - Community Plan Facilitator							
RESERVE				0			
Miscellaneous	2,800	0	114,603	(112,803)	1,000	0	0
Reserve				0			
Capital Improvement Project CONTINGENCY			18,615	(18,615)			
Owner's Representative (allocation to Capital Project)	1,800		95,988	(94,188)	1,000		
TOTAL CAPITAL IMPROVEMENTS	11,910	0	28,464,389	(28,453,479)	7,815	0	2,494,663