

	2024	2025	2026	2027	2028
Income					
4000 · Support & Revenue					
4003 · Other Income	1,000.00	2,500.00	5,000.00	5,000.00	5,000.00
4005 · Real Estate Sales	66,350.00	71,500.00	98,500.00	101,455.00	102,469.55
4008 · Grant Income	1,214,847.76	2,056,762.12	1,341,948.57	600,000.00	600,000.00
Total 4000 · Support & Revenue	1,282,197.76	2,130,762.12	1,445,448.57	706,455.00	707,469.55
Total Income	1,282,197.76	2,130,762.12	1,445,448.57	706,455.00	707,469.55
Cost of Goods Sold					
6000 · Cost of Real Estate Sold					
6001 · Acquisition Cost	191.60	150,000.00	150,000.00	100,000.00	100,000.00
6002 · Demolition	1,139,672.92	841,347.68	498,652.32	350,000.00	350,000.00
6003 · Utilities	2,281.63	2,327.26	2,373.81	2,421.28	2,469.71
6004 · Recording Fees	4,376.00	4,463.52	4,552.79	4,643.85	4,736.72
6005 · Property Maintenance	13,030.08	18,290.68	18,190.68	15,009.75	16,510.72
PM - Mowing	32,820.00	33,804.60	40,565.52	44,622.07	45,960.73
6006 · Clean-out	8,238.56	8,239.66	9,063.63	9,063.63	9,063.63
6011 · Building Stabilization	0.00	250,000.00	250,000.00	0.00	0.00
6010 · Appraisal	1,525.00	3,500.00	5,000.00	5,100.00	5,202.00
6015 · Real Estate Tax	105.00	107.10	109.24	111.43	113.66
6007 · Construction Draw	0.00	0.00	0.00	0.00	0.00
6022 · Health Housing Rebates	5,040.00	50,000.00	50,000.00	0.00	0.00
6020 · Selling Expenses	635.00	1,500.00	1,530.00	1,560.60	1,591.81
6021 · Commissions	6,000.00	2,000.00	8,000.00	8,000.00	8,000.00
6016 · Insurance	750.00	1,500.00	1,575.00	1,653.75	1,736.44
6060 · Special Projects	162,603.71	50,000.00	50,000.00	0.00	0.00
6050 · Environmental/Assessment	55,329.00	55,329.00	55,329.00	22,000.00	22,000.00
Total 6000 · Cost of Real Estate Sold	1,432,598.50	1,472,409.50	1,144,941.99	564,186.35	567,385.42
Total COGS	1,432,598.50	1,472,409.50	1,144,941.99	564,186.35	567,385.42
	-150,400.74	658,352.62	300,506.58	142,268.65	140,084.13
Expense					
5195 · Meals & Entertainment	1,605.28	1,637.39	1,670.13	1,703.54	1,737.61
5136 Program Supplies	5,223.55	5,000.00	10,000.00	2,500.00	2,500.00
5125 Professional Development	620.00	650.00	1,250.00	700.00	1,250.00
5190 Tools & Supplies	140.26	500.00	500.00	500.00	500.00
5000 · Payroll & Benefits					
5005 · Salaries & Wages	171,804.48	204,458.61	209,767.37	187,735.39	193,367.45
5010 · Health Insurance	15,478.83	18,421.80	19,342.89	20,310.03	21,325.54
5015 · Life Insurance	222.00	222.00	222.00	222.00	222.00
5020 · Disability Insurance	740.20	762.41	785.28	800.98	825.01
5025 · Workers' Comp. Insurance	579.00	499.00	499.00	499.00	499.00
5030 · Retirement Plan Expense	4,209.99	4,336.29	4,466.38	4,600.37	4,738.38
5050 · Payroll Taxes	13,143.04	15,641.08	16,047.20	14,361.76	14,792.61
Total 5000 · Payroll & Benefits	206,177.54	244,341.19	251,130.12	228,529.54	235,769.99
5060 · Professional Fees					
5070 · Legal Fees	30,000.00	30,000.00	30,000.00	30,000.00	30,000.00
5065 · Accounting Fees	275.00	300.00	300.00	300.00	300.00
5055 Demo Admin	49,665.00	64,407.50	64,407.50	30,000.00	30,000.00
5075 · Payroll Processing	810.72	851.26	893.82	938.51	985.44
5080 · Consulting Fees	0.00	0.00	0.00	0.00	0.00
5060 · Professional Fees - Other	5,250.00	5,250.00	5,500.00	5,500.00	5,750.00
Total 5060 · Professional Fees	86,000.72	100,808.76	101,101.32	66,738.51	67,035.44
5100 · Marketing					
5110 · Print Advertising	1,222.40	1,259.07	1,296.84	1,335.75	1,375.82
5100 · Marketing - Other	3,685.49	3,796.06	3,909.94	4,027.24	4,148.06
Total 5100 · Marketing	4,907.89	5,055.13	5,206.78	5,362.99	5,523.88
5130 · Travel and Meetings	3,849.60	3,200.00	3,900.00	3,300.00	4,000.00
5135 · Office Expense	2,533.75	2,609.76	2,688.05	2,741.81	2,796.65
5140 · Rent	5,100.00	5,100.00	5,355.00	5,355.00	5,355.00
5155 · Dues & Subscriptions	2,460.00	2,500.00	2,500.00	2,500.00	2,500.00
5160 · Insurance	1,480.00	1,500.00	1,575.00	1,653.75	1,736.44
5145 · Telephone & Internet	3,529.32	3,599.91	3,671.90	3,745.34	3,820.25
5175 · IT	24,141.79	25,000.00	25,000.00	25,000.00	25,000.00
Total Overhead Expense	48,002.35	48,564.80	49,896.74	49,658.89	50,732.21
	1,777,908.20	1,871,411.64	1,557,990.30	912,016.83	924,410.67
	-495,710.44	259,350.48	-112,541.73	-205,561.83	-216,941.12

what will this be if we ditch SLATE - less \$16k a year, right?