

3. Capital Repair Projects Financial Model - Mar 8 2021

Assumptions	
Withdrawal from General Endowment	\$ 400,000
Annual Return	4.0%
Capital Campaign Contributions	\$ 500,000

	0	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32	2032-33	2033-34	2034-35	2035-36
Balance at Start of Year	\$ -	\$ 445,000	\$ 465,800	\$ 432,482	\$ 505,431	\$ 477,399	\$ 480,844	\$ 385,028	\$ 358,479	\$ 374,469	\$ 393,197	\$ 413,775	\$ 437,276	\$ 463,817	\$ 443,520	\$ 474,511

Revenues																	
Withdrawal from GE		\$ 400,000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Capital Campaign		\$ 50,000	\$ 200,000	\$ 150,000	\$ 100,000	-	-	-	-	-	-	-	-	-	-	-	-
Contribution from Operating Budget	10% Rentals	\$ 32,000	\$ 44,750	\$ 45,800	\$ 46,900	\$ 48,000	\$ 49,100	\$ 57,200	\$ 59,300	\$ 60,400	\$ 62,500	\$ 63,600	\$ 65,700	\$ 67,800	\$ 69,900	\$ 72,000	\$ 74,000
Other Donations, Bequests, etc.	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250
Earnings		\$ -	\$ 17,800	\$ 18,632	\$ 17,299	\$ 20,217	\$ 19,096	\$ 19,234	\$ 15,401	\$ 14,339	\$ 14,979	\$ 15,728	\$ 16,551	\$ 17,491	\$ 18,553	\$ 17,741	\$ 18,980
Total Revenues		\$ 482,000	\$ 263,800	\$ 215,682	\$ 165,449	\$ 69,467	\$ 69,446	\$ 77,684	\$ 75,951	\$ 75,989	\$ 78,729	\$ 80,578	\$ 83,501	\$ 86,541	\$ 89,703	\$ 90,991	\$ 94,230

Improvement Withdrawals				\$ 70,000													
Minimum Repair Withdrawals -- at least \$50,000 each year									\$ 35,000	\$ 50,000	\$ -	\$ 27,500	\$ 50,000	\$ -	\$ 50,000	\$ 10,000	\$ 10,000
Contingencies		\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000
Withdrawals - 15-Year Repairs Plan		\$ 37,000	\$ 233,000	\$ 169,000	\$ 107,500	\$ 87,500	\$ 56,000	\$ 163,500	\$ 92,500	\$ 15,000	\$ -	\$ 50,000	\$ 22,500	\$ -	\$ 100,000	\$ -	\$ 40,000
Total Withdrawals		\$ 37,000	\$ 243,000	\$ 249,000	\$ 92,500	\$ 97,500	\$ 66,000	\$ 173,500	\$ 102,500	\$ 60,000	\$ 60,000	\$ 60,000	\$ 60,000	\$ 60,000	\$ 110,000	\$ 60,000	\$ 60,000

Total Withdrawals through FY35-36 \$ 1,591,000