

Year	Beginning	Revenue	Expenses	Operating	Capex	Cash Profit	Ending Cash	Revenue YOY %	Expense	
	Cash			Profit	Inflated				YOY %	
1	20,188	2,362,867	1,167,836	1,195,031	474,988	720,043	740,231			apt/ranch appliance upgrade/elevator cab upgrade/first floor common room furniture upgrade, MAC restrooms
2	740,231	2,410,076	1,202,871	1,207,205	620,420	586,785	1,327,016	2.0%	3.0%	apt/ranch interior upgrades
3	1,327,016	2,458,230	1,238,957	1,219,273	900,000	319,273	1,646,289	2.0%	3.0%	Building Common Room Interior & Exterior Renovations
4	1,646,289	2,507,346	1,276,126	1,231,221	430,546	800,675	2,446,964	2.0%	3.0%	fire panel upgrade/flat top roof replacement/Salon, Game room, Activity room upgrades/pickle ball bathroom
5	2,446,964	2,557,445	1,314,409	1,243,036	799,000	444,036	2,891,000	2.0%	3.0%	elevator modernization per state of michigan
6	2,891,000	2,608,546	1,353,842	1,254,704	705,000	549,704	3,440,704	2.0%	3.0%	MAC and courtyard upgrade/automatic entry doors
7	3,440,704	2,660,669	1,394,457	1,266,212	671,201	595,011	4,035,715	2.0%	3.0%	carpet/tile/paint common hallways
8	4,035,715	2,713,834	1,436,291	1,277,544	142,980	1,134,564	5,170,279	2.0%	3.0%	common hallway interior lighting upgrade/decor upgrade hallways/EV charging stations
9	5,170,279	2,768,063	1,479,379	1,288,684	151,500	1,137,184	6,307,463	2.0%	3.0%	carport/south side canopy/parking lot resurfacing
10	6,307,463	2,823,376	1,523,761	1,299,616	35,000	1,264,616	7,572,078	2.0%	3.0%	MAC Kitchen upgrade

Any funds held in the operating account over \$100K, are released to the City of Novi monthly

Years for 6-10 are estimated pricing and are subjected to change