

**KEY WEST BIGHT
FY 24/25 OPERATING EXPENSE SUMMARY FOR CAM PURPOSES**

	<u>23/24</u> <u>Expenses for</u> <u>Maintenance &</u> <u>Administration</u>	<u>24/25</u> <u>Actual</u> <u>Expenses</u>	<u>Increase</u> <u>Allowed Over</u> <u>Previous</u> <u>Assessed</u>	<u>Total</u> <u>Expenses</u> <u>for CAM</u>	<u>Proration</u> <u>for Upland</u> <u>Tenants</u>	<u>Total Billable</u> <u>to Upland</u> <u>Tenants</u>	<u>Surveyed</u> <u>Net Usable</u> <u>SF</u>	<u>CAM</u> <u>Per</u> <u>SF</u>
1 Property Taxes		\$277,071.29	actual	\$277,071.29	39.18%	\$108,554.55	110,196	\$0.99
2 Insurance		\$605,873.48	actual	\$605,873.48	100.00%	\$605,873.48	110,196	\$5.50
3 Promotional Expenses		\$340,206.67	actual	\$340,206.67	0.00%	\$0.00	110,196	\$0.00
4 Maintenance and Operations & Administrative Overhead	\$269,842.68	\$1,875,261.42	5.00%	\$283,334.81	100.00%	\$283,334.81	110,196	\$2.57
		\$3,098,412.86		\$1,506,486.25		\$997,762.85	110,196	\$9.05

TOTAL REIMBURSABLE EXPENSES	\$997,762.85
TOTAL USABLE SQUARE FOOTAGE SURVEYED	110,196
TOTAL EXPENSES PER SQUARE FOOT	\$9.05

TOTAL BILLABLE SQUARE FOOTAGE PER LEASES	90,807
	\$9.05
TOTAL OPERATING EXPENSE BILLING	\$822,206.35