

FAIRVIEW MENNONITE HOME BUDGET 2021-2022 - ASSUMPTIONS

General

Revenue and Expenses

- Fairview's operating revenue is budgeted to be \$514k higher than previous year's budget due in large part to: CMI Increase \$175k, Home and Community \$144k and LTC Structural Compliance Funding \$92k

Wages and Staffing

- general wage increase: 1.0% on April 1
- benefits: consistent with current benefit package
- administrative expense ratio: 50% Fairview / 50% Parkwood

Utilities & Property Tax

- natural gas 3% inflation increase
- electricity rate: 3% inflation increase
- water and sewage rates adjusted for 3% inflation
- FMH property tax expense adjusted for 3.0% increase

Investment Income

- due to the uncertainty of investment return, no investment income has been budgeted on equity investments; income on fixed rate investments is budgeted on a consolidated basis.

Long-Term Care

- Nursing Envelope: allowed for a MOHLTC per diem increase of 1% increase, effective April 1
- Program Envelope: allowed for a MOHLTC per diem increase of 1% increase, effective April 1
- Accommodation Envelope: allowed for a MOHLTC per diem increase of 1% increase, effective July 1
- Raw Food funding: allowed for a MOHLTC per diem increase of 1%, effective July 1
- we will maximize our mix of preferred accommodation similar to past experience
- FMH's funded CMI is at 1.0589, consistent with current year
- nursing staff to work only scheduled hours (ie. no overtime)

Retirement Suites

- room rents have been increased by 0% while the care and meal charges have been increased by 2%; consistent with Rent Control Guidelines
- have allowed for a vacancy rate consistent with past experience - 97% Occupancy
- have included optional care packages at a ratio consistent with current experience

Independent Living

- rental rates have been increased by 0%; consistent with Rent Control Guidelines
- FMH Village service fees will be increased by 2.0%

Community Programs

- Elderly Persons Centre and Connections for Health Aging are budgeted to breakeven

Home and Community

- budgeted at historical average volume of visits

Statement of Operations - Consolidated

Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Residents									
Basic Accommodation Contra	(1,651,013.51)	(1,692,805.92)	(1,774,355.14)	(1,684,469.81)	(1,725,204.00)	40,734.19	(1,725,204.00)	(40,734.19)	-
Basic Accommodation	1,651,013.51	1,692,805.92	1,774,355.14	1,684,469.81	1,725,204.00	(40,734.19)	1,725,204.00	40,734.19	-
Rent	1,702,929.92	1,734,500.52	1,759,600.49	1,837,465.49	1,793,117.04	44,348.45	1,879,545.14	42,079.66	86,428.10
Maintenance Fees	87,842.71	90,048.00	92,280.00	114,048.00	95,040.00	19,008.00	96,936.00	(17,112.00)	1,896.00
Accommodation Revenue	761,763.27	776,797.98	814,916.62	830,465.59	794,990.16	35,475.43	783,443.26	(47,022.33)	(11,546.90)
Care Revenue	526,740.55	573,624.56	1,137,417.75	1,769,651.98	1,520,520.12	249,131.86	1,651,735.61	(117,916.37)	131,215.49
Meals Revenue	560,912.57	619,470.47	648,512.11	671,613.38	645,238.44	26,374.94	658,967.83	(12,645.55)	13,729.39
Pool and Patio Revenue	2,398.04	2,762.25	1,795.77	-	3,500.04	(3,500.04)	3,500.00	3,500.00	(0.04)
Membership Fees	158,630.65	159,203.46	159,869.87	73,405.93	159,644.04	(86,238.11)	159,644.09	86,238.16	0.05
Telephone Revenue	58,931.54	61,760.87	71,541.68	67,051.31	64,500.00	2,551.31	68,694.00	1,642.69	4,194.00
Internet Revenue	2,565.37	15,971.75	45,932.41	49,505.87	9,600.00	39,905.87	11,520.00	(37,985.87)	1,920.00
TV Revenue	-	-	-	12,177.31	43,824.00	(31,646.69)	48,978.00	36,800.69	5,154.00
Hairdressing	14,335.85	11,564.23	12,637.86	3,097.08	18,000.00	(14,902.92)	18,000.00	14,902.92	-
Store Sales	35,368.23	31,530.92	31,920.94	47,239.04	32,499.96	14,739.08	45,000.00	(2,239.04)	12,500.04
Transportation Recoveries	7,252.25	28,688.37	36,364.17	-	30,000.00	(30,000.00)	30,000.00	30,000.00	-
Craft Sales	-	19,754.18	22,046.53	3,877.50	24,999.96	(21,122.46)	10,000.00	6,122.50	(14,999.96)
Total Resident Revenue	3,919,670.95	4,125,677.56	4,834,836.20	5,479,598.48	5,235,473.76	244,124.72	5,465,963.93	(13,634.55)	230,490.17
Nursing Envelope									
Nursing and Personal Care	2,875,243.00	3,033,428.00	3,074,164.00	3,465,194.75	3,137,966.40	327,228.35	3,353,048.88	(112,145.87)	215,082.48
Project Funding	573,967.56	601,800.56	738,884.88	692,434.91	620,270.40	72,164.51	551,296.96	(141,137.95)	(68,973.44)
Physician On-Call Funding	14,527.00	14,527.00	15,160.74	16,050.18	15,000.00	1,050.18	15,000.00	(1,050.18)	-
Global Funding - Nursing	-	-	21,941.58	49,342.22	7,775.52	41,566.70	7,775.47	(41,566.75)	(0.05)
Equalization Funding - Nursing	70,182.12	70,182.12	70,374.39	70,182.12	70,182.12	-	70,182.09	(0.03)	(0.03)
High Intensity - Nursing Supplies	19,622.00	19,932.00	19,986.00	19,932.00	19,928.52	3.48	19,928.56	(3.44)	0.04
Total Nursing Revenue	3,553,541.68	3,739,869.68	3,940,511.59	4,313,136.18	3,871,122.96	442,013.22	4,017,231.96	(295,904.22)	146,109.00
Program Envelope									
Program and Support Services	294,325.00	300,155.00	353,369.00	384,741.05	379,274.28	5,466.77	388,711.92	3,970.87	9,437.64
Physiotherapy Funding	68,208.00	69,552.00	17,388.00	-	-	-	-	-	-
Global Funding - Program	-	-	9,193.44	11,558.95	10,564.56	994.39	10,564.50	(994.45)	(0.06)
Equalization Funding - Program	4,095.48	4,095.48	4,106.70	4,095.48	4,095.48	-	4,095.53	0.05	0.05
Project Funding	-	-	-	-	-	-	11,652.00	11,652.00	11,652.00
Total Program Revenue	366,628.48	373,802.48	384,057.14	400,395.48	393,934.32	6,461.16	415,023.95	14,628.47	21,089.63
Raw Food Envelope									
Raw Food Funding	270,795.00	288,348.00	293,290.00	292,488.00	300,509.04	(8,021.04)	307,696.14	15,208.14	7,187.10
Global Funding - Raw Food	-	-	5,865.82	10,147.37	-	10,147.37	-	(10,147.37)	-
High Intensity - Raw Food	921.00	-	-	-	-	-	-	-	-
Total Raw Food Revenue	271,716.00	288,348.00	299,155.82	302,635.37	300,509.04	2,126.33	307,696.14	5,060.77	7,187.10

Statement of Operations - Consolidated
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
Accommodation Envelope									
Other Accommodation	1,689,030.00	1,715,085.00	1,726,549.00	2,516,898.77	1,752,107.04	764,791.73	1,836,095.94	(680,802.83)	83,988.90
Preferred Accommodation	459,002.73	471,407.46	457,171.60	443,344.14	473,213.64	(29,869.50)	473,213.59	29,869.45	(0.05)
Global Funding - Accommodation	-	-	17,412.16	33,435.46	-	33,435.46	-	(33,435.46)	-
Equalization Funding - Accommodation	25,370.40	25,370.40	25,439.91	25,370.40	25,370.40	-	25,370.38	(0.02)	(0.02)
Subsidy Funding	162,412.98	158,610.82	162,612.45	101,318.71	158,000.04	(56,681.33)	91,500.00	(9,818.71)	(66,500.04)
Quality Attainment Premium	10,116.00	10,809.00	11,070.00	11,040.00	11,040.00	-	11,040.00	-	-
Structural Compliance	91,980.00	91,980.00	92,232.00	91,980.00	-	91,980.00	91,980.00	-	91,980.00
Total Accommodation Revenue	2,437,912.11	2,473,262.68	2,492,487.12	3,223,387.48	2,419,731.12	803,656.36	2,529,199.91	(694,187.57)	109,468.79
TOTAL OPERATING REVENUE	10,549,469.22	11,000,960.40	11,951,047.87	13,719,152.99	12,220,771.20	1,498,381.79	12,735,115.90	(984,037.09)	514,344.70

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Fairview Budget 2021-2022



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EXPENSES									
Program									
Salaries - MOS/Admin	-	(5,758.02)	(7,333.68)	-	17,802.48	17,802.48	9,828.72	(9,828.72)	7,973.76
Salaries - PSW/Other UPP	512,927.35	533,428.67	544,620.67	465,467.74	483,555.12	18,087.38	469,108.98	(3,641.25)	14,446.14
Benefits - MOS/Admin	-	(965.34)	(986.32)	-	3,920.28	3,920.28	2,079.76	(2,079.76)	1,840.52
Benefits - PSW/Other UPP	91,100.96	97,567.17	92,682.44	64,775.10	149,656.08	84,880.98	148,071.87	(83,296.77)	1,584.21
Equipment Maintenance and Replacement	575.80	8,030.58	698.66	-	900.00	900.00	400.00	(400.00)	500.00
Equipment Leasing Expense - EXPENSE	373.57	373.57	373.55	-	-	-	-	-	-
Supplies	7,412.60	18,901.88	24,642.75	23,514.12	20,999.88	(2,514.24)	21,000.00	2,514.12	(0.12)
Other Expenses	14,575.76	4,475.07	1,578.54	-	-	-	-	-	-
Recreation Entertainment Expense	13,003.39	28,296.37	23,810.50	6,766.44	25,500.00	18,733.56	25,500.00	(18,733.56)	-
Recreation Entertainment Recovery	-	(4,454.13)	(3,314.10)	(3,094.92)	-	3,094.92	-	(3,094.92)	-
Social Food Cost	3,525.70	16.12	(56.67)	-	-	-	-	-	-
Pastoral Care	1,765.33	247.53	977.12	286.28	999.96	713.68	1,000.00	(713.72)	(0.04)
Supplies - Hairdressing	1,937.29	1,646.74	1,691.46	1,063.52	2,599.92	1,536.40	2,600.00	(1,536.48)	(0.08)
Grocery Purchases	-	130.58	-	-	-	-	-	-	-
Supplies - Store	24,078.08	24,499.21	19,156.58	39,743.60	20,000.04	(19,743.56)	20,000.00	19,743.60	0.04
Membership Fees	757.84	429.37	250.00	721.20	500.04	(221.16)	500.00	221.20	0.04
Repairs & Maintenance - Equipment	-	-	-	12,447.76	-	(12,447.76)	500.00	11,947.76	(500.00)
Purchased Services	62,400.29	52,721.27	48,245.85	26,238.79	35,200.08	8,961.29	35,200.00	(8,961.21)	0.08
Physiotherapy	60,632.00	62,524.00	76,580.00	73,752.00	70,595.28	(3,156.72)	70,595.28	3,156.72	-
Education Expense	1,823.00	1,248.72	1,135.02	352.52	1,500.00	1,147.48	1,500.00	(1,147.48)	-
Advertising Expense	-	-	322.21	198.85	-	(198.85)	-	198.85	-
Auditing Expense	-	2,383.47	-	-	-	-	-	-	-
Travel Expense	108.10	90.00	47.38	68.52	500.04	431.52	500.00	(431.48)	0.04
Staff Appreciation Expense	-	-	-	920.22	-	(920.22)	500.00	420.22	(500.00)
Total Program Expenses	796,997.06	825,832.83	825,257.31	713,221.75	834,229.20	121,007.45	808,884.62	(95,662.86)	25,344.58
Food Service									
Salaries - MOS/Admin	-	-	-	-	77,363.16	77,363.16	76,210.01	(76,210.01)	1,153.15
Salaries - PSW/Other UPP	779,837.02	751,391.84	769,635.55	835,718.92	591,857.76	(243,861.16)	629,165.57	206,553.35	(37,307.81)
Benefits - MOS/Admin	-	-	-	-	19,624.08	19,624.08	19,100.48	(19,100.48)	523.60
Benefits - PSW/Other UPP	132,988.55	132,046.14	126,295.82	133,639.18	217,381.56	83,742.38	220,631.45	(86,992.27)	(3,249.89)
Equipment Maintenance and Replacement	11,945.40	7,059.61	13,928.98	725.62	10,199.88	9,474.26	4,700.00	(3,974.38)	5,499.88
Supplies	13.27	-	2,532.40	2,081.23	-	(2,081.23)	-	2,081.23	-
Chemicals	8,779.15	8,782.33	10,302.37	9,192.72	9,399.96	207.24	9,400.00	(207.28)	(0.04)
Supplies - Paper Products	16,812.89	14,618.08	15,531.25	41,008.25	16,700.04	(24,308.21)	16,700.00	24,308.25	0.04
Supplies - Dishes and Cutlery	5,416.16	5,935.36	7,270.79	6,642.64	7,800.00	1,157.36	7,800.00	(1,157.36)	-
Grocery Purchases	523,472.34	554,526.81	552,278.20	552,489.98	556,509.00	4,019.02	569,818.62	(17,328.64)	(13,309.62)
Grocery Purchases Special Diets	-	12,677.76	29,547.52	36,464.94	-	(36,464.94)	-	36,464.94	-
High Intensity - Raw Food	-	294.12	-	-	-	-	-	-	-
Provision Recovery - Raw Food	(8,755.45)	(8,657.66)	(5,662.30)	(1,385.33)	-	1,385.33	-	(1,385.33)	-
Membership Fees	-	650.00	-	-	-	-	-	-	-
Repairs & Maintenance - Equipment	-	-	1,129.08	3,395.12	-	(3,395.12)	5,500.00	(2,104.88)	(5,500.00)
Purchased Services	-	-	3,453.65	1,277.50	-	(1,277.50)	-	1,277.50	-
Education Expense	-	336.40	45.98	5,819.81	-	(5,819.81)	2,000.00	3,819.81	(2,000.00)
Travel Expense	-	165.35	141.32	-	-	-	500.00	(500.00)	(500.00)

Statement of Operations - Consolidated

Fairview Budget 2021-2022



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	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
Staff Appreciation Expense	-	-	-	1,036.57	-	(1,036.57)	2,000.00	(963.43)	(2,000.00)
Total Food Service Expenses	1,470,509.33	1,479,826.14	1,526,889.22	1,628,107.14	1,506,835.44	(121,271.70)	1,563,526.13	64,581.01	(56,690.69)
Nursing									
Salaries - MOS/Admin	-	4,649.30	(38,602.46)	269.81	454,003.56	453,733.75	526,277.02	(526,007.21)	(72,273.46)
Salaries - PSW/Other UPP	2,614,244.25	2,971,066.67	3,610,528.53	4,668,941.48	2,408,854.80	(2,260,086.68)	2,510,987.72	2,157,953.77	(102,132.92)
Salaries - RN	-	-	-	-	358,975.32	358,975.32	363,336.34	(363,336.34)	(4,361.02)
Salaries - RPN	512,345.95	222,702.31	141,438.90	164,047.78	466,071.24	302,023.46	603,122.02	(439,074.24)	(137,050.78)
Benefits - MOS/Admin	-	71,114.69	77,537.42	86,917.92	107,496.00	20,578.08	100,703.19	(13,785.27)	6,792.81
Benefits - PSW/Other UPP	446,032.18	512,330.09	590,180.40	698,088.88	862,296.60	164,207.72	860,156.84	(162,067.97)	2,139.76
Benefits - RN	-	-	-	-	118,848.48	118,848.48	115,798.25	(115,798.25)	3,050.23
Benefits - RPN	110,056.46	41,694.51	26,464.00	25,541.66	165,518.28	139,976.62	203,039.15	(177,497.49)	(37,520.87)
Equipment Maintenance and Replacement	62,789.35	87,519.95	12,033.41	6,534.29	15,500.04	8,965.75	-	6,534.29	15,500.04
Supplies	266.49	6,212.48	11,113.84	228,467.21	3,500.04	(224,967.17)	6,500.00	221,967.21	(2,999.96)
Supplies - High Intensity	4,389.91	(158.74)	38,771.24	3,402.37	2,499.96	(902.41)	3,500.00	(97.63)	(1,000.04)
Supplies - Meds and Treatments	39,922.26	35,833.18	78,747.76	102,063.25	61,500.00	(40,563.25)	61,500.00	40,563.25	-
Other Expenses	-	412.39	49.07	-	-	-	-	-	-
Incontinent Supplies	48,693.10	46,102.63	43,579.39	44,873.09	39,999.96	(4,873.13)	40,000.00	4,873.09	(0.04)
Supplies - Dishes and Cutlery	-	-	14.14	-	-	-	10,000.00	(10,000.00)	(10,000.00)
Membership Fees	-	-	-	1,587.00	-	(1,587.00)	-	1,587.00	-
Home Physician	15,876.60	13,053.85	11,037.60	11,037.60	15,000.00	3,962.40	15,000.00	(3,962.40)	-
Physician on Call	14,527.00	14,532.00	14,532.00	14,532.00	15,000.00	468.00	15,000.00	(468.00)	-
Linens	-	-	-	191.88	-	(191.88)	-	191.88	-
Repairs & Maintenance - Equipment	-	-	230.20	18,285.37	-	(18,285.37)	15,500.00	2,785.37	(15,500.00)
Purchased Services	7,010.96	13,491.86	27,992.69	60,108.88	32,499.96	(27,608.92)	32,500.00	27,608.88	(0.04)
Computer and Software Expense	-	-	12,280.29	15,819.38	8,000.04	(7,819.34)	12,000.00	3,819.38	(3,999.96)
Education Expense	6,372.90	11,960.39	23,613.17	7,459.61	12,000.00	4,540.39	12,000.00	(4,540.39)	-
Advertising Expense	-	283.51	520.15	300.00	-	(300.00)	-	300.00	-
Printing and Stationary Expense	-	8.32	-	-	-	-	-	-	-
Telephone Expense	-	-	387.22	1,282.15	-	(1,282.15)	-	1,282.15	-
Travel Expense	1,935.71	696.64	2,445.75	2,756.16	2,000.04	(756.12)	2,000.00	756.16	0.04
Staff Appreciation Expense	-	-	-	7,309.96	-	(7,309.96)	5,000.00	2,309.96	(5,000.00)
Administrative Charge FMH	-	-	-	-	-	-	45,575.30	(45,575.30)	(45,575.30)
Total Nursing Expenses	3,884,463.12	4,053,506.03	4,684,894.71	6,169,817.72	5,149,564.32	(1,020,253.40)	5,559,495.83	610,321.89	(409,931.51)
Housekeeping									
Salaries - PSW/Other UPP	290,113.90	207,462.03	276,524.64	287,766.43	219,398.52	(68,367.91)	276,422.16	11,344.27	(57,023.64)
Benefits - PSW/Other UPP	51,262.01	109,083.86	46,892.48	48,134.62	77,057.04	28,922.42	90,029.73	(41,895.12)	(12,972.69)
Equipment Maintenance and Replacement	1,247.28	-	2,010.52	-	2,499.96	2,499.96	1,500.00	(1,500.00)	999.96
Supplies	70,545.13	61,034.71	56,336.81	65,457.00	53,500.08	(11,956.92)	56,500.00	8,957.00	(2,999.92)
Supplies - High Intensity	-	70.32	-	-	-	-	-	-	-

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Supplies - Meds and Treatments	-	60.00	-	-	-	-	-	-	-
Supplies - Paper Products	-	53.97	-	-	-	-	-	-	-
Repairs & Maintenance - Building	-	-	217.50	1,934.54	-	(1,934.54)	2,500.00	(565.46)	(2,500.00)
Repairs & Maintenance - Window and Doors	-	-	-	5,069.10	-	(5,069.10)	5,000.00	69.10	(5,000.00)
Repairs & Maintenance - Equipment	-	-	92.78	5,352.31	-	(5,352.31)	1,000.00	4,352.31	(1,000.00)
Purchased Services	47,282.02	53,735.67	43,375.42	30,846.26	57,200.16	26,353.90	49,200.00	(18,353.74)	8,000.16
Staff Appreciation Expense	-	-	-	354.49	-	(354.49)	-	354.49	-
Total Housekeeping Expenses	460,450.34	431,500.56	425,450.15	444,914.76	409,655.76	(35,259.00)	482,151.89	(37,237.13)	(72,496.13)
Laundry									
Salaries - PSW/Other UPP	146,102.73	131,791.99	117,918.90	133,316.56	117,835.56	(15,481.00)	119,013.94	14,302.61	(1,178.38)
Benefits - PSW/Other UPP	28,407.35	27,384.48	25,864.53	26,187.60	44,279.40	18,091.80	42,330.24	(16,142.64)	1,949.16
Equipment Maintenance and Replacement	-	2,112.45	183.61	-	2,000.04	2,000.04	-	-	2,000.04
Equipment Leasing Expense - EXPENSE	2,283.53	1,606.92	1,644.25	2,233.22	2,000.04	(233.18)	2,000.00	233.22	0.04
Supplies	12,538.70	11,881.90	12,656.58	13,493.33	16,500.00	3,006.67	16,500.00	(3,006.67)	-
Chemicals	-	695.78	-	-	-	-	-	-	-
Linens	7,536.32	8,182.09	7,686.84	12,662.18	11,499.96	(1,162.22)	11,500.00	1,162.18	(0.04)
Repairs & Maintenance - Equipment	-	592.54	273.33	1,369.63	-	(1,369.63)	2,000.00	(630.37)	(2,000.00)
Purchased Services	425.69	74.33	5,850.63	6,187.50	8,000.04	1,812.54	8,000.00	(1,812.50)	0.04
Staff Appreciation Expense	-	-	-	181.03	-	(181.03)	-	181.03	-
Total Laundry Expenses	197,294.32	184,322.48	172,078.67	195,631.06	202,115.04	6,483.98	201,344.18	(5,713.12)	770.86
Maintenance									
Salaries - MOS/Admin	-	-	-	3,471.82	-	(3,471.82)	-	3,471.82	-
Salaries - PSW/Other UPP	274,789.79	315,072.66	265,703.93	290,318.33	226,377.72	(63,940.61)	181,000.76	109,317.57	45,376.96
Benefits - MOS/Admin	-	-	-	679.12	-	(679.12)	-	679.12	-
Benefits - PSW/Other UPP	54,493.73	57,275.34	56,683.09	56,526.91	63,480.48	6,953.57	63,645.43	(7,118.52)	(164.95)
Equipment Maintenance and Replacement	472.14	11,010.96	9,524.78	-	8,500.08	8,500.08	5,500.00	(5,500.00)	3,000.08
Equipment Leasing Expense - EXPENSE	-	609.91	6,347.21	764.95	4,820.04	4,055.09	4,820.00	(4,055.05)	0.04
Supplies	3,044.12	3,913.00	21,164.34	15,778.70	6,499.92	(9,278.78)	6,500.00	9,278.70	(0.08)
Other Expenses	-	6,562.78	1,701.32	3,579.92	-	(3,579.92)	-	3,579.92	-
Chemicals	-	271.29	-	-	-	-	-	-	-
Repairs & Maintenance - Building	123,708.75	134,696.73	189,540.28	150,718.08	142,550.16	(8,167.92)	153,550.00	(2,831.92)	(10,999.84)
Repairs & Maintenance - Pool	6,417.19	9,271.21	17,247.20	25,020.56	8,000.04	(17,020.52)	8,000.00	17,020.56	0.04
Repairs & Maintenance - Lawn and Grounds	49,576.11	70,428.62	42,286.12	40,843.85	28,578.96	(12,264.89)	34,578.40	6,265.45	(5,999.44)
Repairs & Maintenance - Window and Doors	14,450.38	12,076.67	33,147.61	40,241.36	18,500.16	(21,741.20)	18,500.00	21,741.36	0.16
Repairs & Maintenance - Equipment	110,962.30	112,306.25	60,169.65	123,095.36	111,999.84	(11,095.52)	121,502.68	1,592.68	(9,502.84)
Repairs & Maintenance - Parking and Driveways	42,587.97	19,531.36	67,968.43	50,307.96	59,100.00	8,792.04	59,100.00	(8,792.04)	-
Repairs & Maintenance - Vehicle	8,914.36	4,891.06	3,886.34	1,371.74	5,000.04	3,628.30	5,000.00	(3,628.26)	0.04
Repairs & Maintenance - Elevator	46,993.98	44,101.55	53,567.57	44,215.44	46,500.00	2,284.56	46,500.00	(2,284.56)	-
Garbage Pickup	14,962.78	17,448.17	14,278.67	12,289.86	21,150.00	8,860.14	21,150.00	(8,860.14)	-
Purchased Services	1,685.30	22,765.20	61,935.73	130,731.80	4,500.00	(126,231.80)	10,632.09	120,099.71	(6,132.09)
Utilities - Gas	-	74,064.82	85,715.07	89,267.53	67,595.28	(21,672.25)	94,521.78	(5,254.25)	(26,926.50)
Utilities - Electric	735,708.47	441,997.99	349,107.73	338,351.86	338,695.80	343.94	349,162.62	(10,810.76)	(10,466.82)
Utilities - Water	-	127,056.05	202,198.56	190,284.44	192,229.80	1,945.36	196,279.40	(5,994.96)	(4,049.60)
Education Expense	-	129.93	509.37	(9.88)	-	9.88	-	(9.88)	-

Statement of Operations - Consolidated

Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
Telephone Expense	-	-	502.54	618.65	882.00	263.35	882.00	(263.35)	-
Travel Expense	-	268.12	849.15	-	-	-	-	-	-
Staff Appreciation Expense	-	-	-	398.70	-	(398.70)	-	398.70	-
Total Maintenance Expenses	1,488,767.37	1,485,749.67	1,544,329.57	1,608,867.08	1,354,960.32	(253,906.76)	1,380,825.17	228,041.91	(25,864.85)
Administration									
Salaries - MOS/Admin	616,003.76	585,193.76	539,539.64	656,526.00	741,501.24	84,975.24	1,231,544.28	(575,018.28)	(490,043.04)
Salaries - PSW/Other UPP	-	-	-	144,509.72	-	(144,509.72)	-	144,509.72	-
Benefits - MOS/Admin	122,253.55	127,826.93	122,735.67	178,088.39	37,500.24	(140,588.15)	225,943.84	(47,855.45)	(188,443.60)
Benefits - PSW/Other UPP	-	-	3,258.54	37,110.28	-	(37,110.28)	-	37,110.28	-
Equipment Maintenance and Replacement	141,053.15	73,798.63	10,502.80	-	17,999.88	17,999.88	15,500.00	(15,500.00)	2,499.88
Equipment Leasing Expense - EXPENSE	10,014.74	9,474.13	9,474.13	7,400.68	10,749.96	3,349.28	10,750.00	(3,349.32)	(0.04)
Supplies	495.26	1,608.65	11,054.19	14,574.02	2,750.04	(11,823.98)	5,250.00	9,324.02	(2,499.96)
Other Expenses	17,508.51	6,310.34	1,052.30	-	3,500.04	3,500.04	1,000.00	(1,000.00)	2,500.04
Supplies - Store	-	8.64	-	-	-	-	-	-	-
Membership Fees	18,744.82	13,015.05	42,470.05	22,665.36	21,089.04	(1,576.32)	21,089.03	1,576.33	0.01
Repairs & Maintenance - Building	-	1,009.87	5,321.73	13,331.47	-	(13,331.47)	51,780.00	(38,448.53)	(51,780.00)
Repairs & Maintenance - Pool	-	145.44	-	-	-	-	-	-	-
Repairs & Maintenance - Equipment	-	-	-	36,936.54	-	(36,936.54)	2,500.00	34,436.54	(2,500.00)
Purchased Services	11,318.64	43,655.29	93,571.49	35,913.01	107,500.20	71,587.19	121,500.00	(85,586.99)	(13,999.80)
Computer and Software Expense	-	59,995.68	94,723.49	142,731.24	102,792.36	(39,938.88)	96,619.80	46,111.44	6,172.56
Bad Debts Expense	33,607.54	-	-	-	5,000.04	5,000.04	5,000.00	(5,000.00)	0.04
Education Expense	1,481.25	14,237.42	26,792.37	5,815.40	32,100.00	26,284.60	30,000.00	(24,184.60)	2,100.00
Advertising Expense	3,348.99	3,686.14	12,785.11	23,971.72	7,374.96	(16,596.76)	7,375.00	16,596.72	(0.04)
Auditing Expense	27,156.05	20,316.57	22,700.04	22,700.04	16,999.20	(5,700.84)	16,999.25	5,700.79	(0.05)
Legal Expense	1,361.61	1,652.65	7,246.37	510.14	12,249.96	11,739.82	12,250.00	(11,739.86)	(0.04)
Insurance Expense	74,555.55	72,446.29	87,374.51	100,759.18	94,453.80	(6,305.38)	94,453.75	6,305.43	0.05
Postage Expense	7,553.26	7,963.41	7,584.37	6,908.29	8,700.12	1,791.83	8,700.00	(1,791.71)	0.12
Printing and Stationary Expense	31,123.74	43,780.97	37,648.93	28,046.40	35,277.00	7,230.60	35,277.02	(7,230.62)	(0.02)
Telephone Expense	34,089.54	51,357.20	101,136.44	111,484.28	109,020.12	(2,464.16)	108,900.00	2,584.28	120.12
Travel Expense	33,752.11	46,958.49	49,456.99	6,955.55	40,480.08	33,524.53	40,480.00	(33,524.45)	0.08
Staff Appreciation Expense	-	-	-	1,409.16	-	(1,409.16)	3,575.00	(2,165.84)	(3,575.00)
Administrative Charge FMH	(19,999.92)	(19,559.15)	(19,999.92)	(119,076.44)	-	119,076.44	(746,925.91)	627,849.47	746,925.91
Board Discretionary Spending	20,678.71	1,138.74	1,054.47	3,657.90	3,827.76	169.86	6,702.18	(3,044.28)	(2,874.42)
Replacement Reserve Expense	90,000.00	90,000.00	90,000.00	90,000.00	90,000.00	-	90,000.00	-	-
Fundraising Expenses	-	-	-	-	-	-	2,725.13	(2,725.13)	(2,725.13)
Total Administration Expenses	1,276,100.86	1,256,021.14	1,357,483.71	1,572,928.33	1,500,866.04	(72,062.29)	1,498,988.37	73,939.96	1,877.67
Total Operating Expenses	9,574,582.40	9,716,758.85	10,536,383.34	12,333,487.85	10,958,226.12	(1,375,261.73)	11,495,216.19	838,271.66	(536,990.07)
TOTAL OPERATING INCOME	974,886.82	1,284,201.55	1,414,664.53	1,385,665.14	1,262,545.08	123,120.06	1,239,899.70	(145,765.44)	(22,645.38)

Statement of Operations - Consolidated

Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
Non-Operating Revenue									
Prior Period Adjustments	(50,917.41)	(15,032.11)	(3,732.64)	-	-	-	-	-	-
Donations - Receiptable	47,008.29	63,518.99	23,415.34	71,199.38	45,000.00	(26,199.38)	25,000.00	(46,199.38)	(20,000.00)
Donations - Non-Receiptable/Special Fundraising	-	209.65	5,258.46	26,679.54	5,000.04	(21,679.50)	5,000.00	(21,679.54)	(0.04)
Interest Income - Investments	148,294.42	224,602.32	97,433.53	62,454.20	39,999.96	(22,454.24)	40,000.00	(22,454.20)	0.04
General Income	112,322.43	151,150.60	234,521.16	186,968.95	173,167.32	(13,801.63)	170,924.19	(16,044.77)	(2,243.13)
Amortization- Deferred Donation Revenues	302,301.72	327,588.42	337,052.58	337,052.76	289,500.12	(47,552.64)	326,871.87	(10,180.89)	37,371.75
Total Non-Operating Revenue	559,009.45	752,037.87	693,948.43	684,354.84	552,667.44	131,687.40	567,796.06	(116,558.78)	15,128.62
Non-Operating Expenses									
Bank Service Charges	(256.39)	2,056.88	2,605.04	1,880.45	(3,249.96)	(5,130.41)	3,250.00	1,369.55	6,499.96
Total Fixed Asset Depreciation	713,864.15	776,882.68	782,513.96	870,078.00	820,615.44	(49,462.56)	818,864.55	51,213.45	1,750.89
Mortgage Interest	365,813.22	343,512.85	317,262.94	301,480.48	292,999.92	(8,480.56)	263,500.00	37,980.48	29,499.92
Property Taxes	370,877.52	407,343.63	428,266.32	445,914.31	453,653.04	7,738.73	480,796.78	(34,882.46)	(27,143.74)
Total Non-Operating Expenses	1,450,298.50	1,529,796.04	1,530,648.26	1,619,353.24	1,564,018.44	(55,334.80)	1,566,411.33	52,941.91	(2,392.89)
NET INCOME	83,597.77	506,443.38	577,964.70	450,666.74	251,194.08	199,472.66	241,284.43	(209,382.31)	(9,909.65)

Statement of Operations - Consolidated
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	3,919,670.95	4,125,677.56	4,834,836.20	5,479,598.48	5,235,473.76	244,124.72	5,465,963.93	(13,634.55)	230,490.17
MOHLTC Nursing Envelope Revenue	3,553,541.68	3,739,869.68	3,940,511.59	4,313,136.18	3,871,122.96	442,013.22	4,017,231.96	(295,904.22)	146,109.00
MOHLTC Program Envelope Revenue	366,628.48	373,802.48	384,057.14	400,395.48	393,934.32	6,461.16	415,023.95	14,628.47	21,089.63
MOHLTC Raw Food Revenue	271,716.00	288,348.00	299,155.82	302,635.37	300,509.04	2,126.33	307,696.14	5,060.77	7,187.10
MOHLTC Accom. Envelope Revenue	2,437,912.11	2,473,262.68	2,492,487.12	3,223,387.48	2,419,731.12	803,656.36	2,529,199.91	(694,187.57)	109,468.79
Total Revenue	10,549,469.22	11,000,960.40	11,951,047.87	13,719,152.99	12,220,771.20	1,498,381.79	12,735,115.90	(984,037.09)	514,344.70
EXPENSES									
Program Department	796,997.06	825,832.83	825,257.31	713,221.75	834,229.20	121,007.45	808,884.62	(95,662.86)	25,344.58
Dietary Department	1,470,509.33	1,479,826.14	1,526,889.22	1,628,107.14	1,506,835.44	(121,271.70)	1,563,526.13	64,581.01	(56,690.69)
Nursing Department	3,884,463.12	4,053,506.03	4,684,894.71	6,169,817.72	5,149,564.32	(1,020,253.40)	5,559,495.83	610,321.89	(409,931.51)
Housekeeping Department	460,450.34	431,500.56	425,450.15	444,914.76	409,655.76	(35,259.00)	482,151.89	(37,237.13)	(72,496.13)
Laundry Department	197,294.32	184,322.48	172,078.67	195,631.06	202,115.04	6,483.98	201,344.18	(5,713.12)	770.86
Maintenance Department	1,488,767.37	1,485,749.67	1,544,329.57	1,608,867.08	1,354,960.32	(253,906.76)	1,380,825.17	228,041.91	(25,864.85)
Administration	1,276,100.86	1,256,021.14	1,357,483.71	1,572,928.33	1,500,866.04	(72,062.29)	1,498,988.37	73,939.96	1,877.67
Total Operating Expenses	9,574,582.40	9,716,758.85	10,536,383.34	12,333,487.85	10,958,226.12	(1,375,261.73)	11,495,216.19	838,271.66	(536,990.07)
TOTAL OPERATING INCOME	974,886.82	1,284,201.55	1,414,664.53	1,385,665.14	1,262,545.08	123,120.06	1,239,899.70	(145,765.44)	(22,645.38)
Add: Non-Operating Revenue	559,009.45	752,037.87	693,948.43	684,354.84	552,667.44	131,687.40	567,796.06	(116,558.78)	15,128.62
Less: Non-Operating Expenses	1,450,298.50	1,529,796.04	1,530,648.26	1,619,353.24	1,564,018.44	(55,334.80)	1,566,411.33	52,941.91	(2,392.89)
NET INCOME	83,597.77	506,443.38	577,964.70	450,666.74	251,194.08	199,472.66	241,284.43	(209,382.31)	(9,909.65)

**Statement of Operations - Long-Term Care
Fairview Budget 2021-2022**



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	14,600.50	14,033.76	18,956.24	17,783.32	18,674.04	(890.72)	18,674.00	890.68	(0.04)
MOHLTC Nursing Envelope Revenue	3,158,236.12	3,344,064.12	3,540,206.03	3,917,828.82	3,475,817.04	442,011.78	3,679,130.96	(238,697.86)	203,313.92
MOHLTC Program Envelope Revenue	366,628.48	373,802.48	384,057.14	400,395.48	393,934.32	6,461.16	415,023.95	14,628.47	21,089.63
MOHLTC Raw Food Revenue	271,716.00	288,348.00	299,155.82	302,635.37	300,509.04	2,126.33	307,696.14	5,060.77	7,187.10
MOHLTC Accom. Envelope Revenue	2,275,499.13	2,314,651.86	2,329,874.67	2,882,040.82	2,261,731.08	620,309.74	2,380,494.95	(501,545.87)	118,763.87
Total Revenue	6,086,680.23	6,334,900.22	6,572,249.90	7,520,683.80	6,450,665.52	1,070,018.28	6,801,020.00	(719,663.80)	350,354.48
EXPENSES									
Program Department	403,560.17	369,038.28	385,886.09	409,281.44	383,313.48	(25,967.96)	417,206.96	(7,925.51)	(33,893.48)
Dietary Department	893,319.52	831,390.14	823,366.77	878,498.86	813,856.32	(64,642.54)	846,688.71	31,810.14	(32,832.39)
Nursing Department	3,206,684.01	3,410,914.19	3,533,228.64	4,087,863.65	3,563,031.96	(524,831.69)	3,829,847.72	258,015.93	(266,815.76)
Housekeeping Department	292,454.74	263,866.12	287,537.61	300,216.43	243,299.16	(56,917.27)	300,619.67	(403.24)	(57,320.51)
Laundry Department	196,751.04	183,646.93	166,384.94	186,231.06	196,614.96	10,383.90	195,844.18	(9,613.12)	770.78
Maintenance Department	410,045.65	412,629.52	397,423.31	417,752.59	377,511.36	(40,241.23)	382,233.60	35,519.00	(4,722.24)
Administration	583,800.39	574,695.63	611,297.78	797,185.10	590,387.16	(206,797.94)	602,071.93	195,113.17	(11,684.77)
Total Operating Expenses	5,986,615.52	6,046,180.81	6,205,125.14	7,077,029.14	6,168,014.40	(909,014.74)	6,574,512.77	502,516.37	(406,498.37)
TOTAL OPERATING INCOME	100,064.71	288,719.41	367,124.76	443,654.66	282,651.12	161,003.54	226,507.23	(217,147.43)	(56,143.89)
Add: Non-Operating Revenue	249,872.91	255,684.20	232,815.65	236,548.32	238,000.08	(1,451.76)	236,000.00	(548.32)	(2,000.08)
Less: Non-Operating Expenses	435,382.62	448,280.85	450,460.66	475,158.94	466,054.32	(9,104.62)	449,413.99	25,744.94	16,640.33
NET INCOME	(85,445.00)	96,122.76	149,479.75	205,044.05	54,596.88	150,447.17	13,093.24	(191,950.81)	(41,503.64)

Statement of Operations - Fairview Suites
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	1,658,537.21	1,724,854.53	1,811,053.01	1,827,495.41	1,782,174.60	45,320.81	1,763,900.74	(63,594.67)	(18,273.86)
MOHLTC Accom. Envelope Revenue	-	-	-	94,827.56	-	94,827.56	-	(94,827.56)	-
Total Revenue	1,658,537.21	1,724,854.53	1,811,053.01	1,922,322.97	1,782,174.60	140,148.37	1,763,900.74	(158,422.23)	(18,273.86)
EXPENSES									
Program Department	27,400.23	44,010.39	36,269.16	8,699.47	46,067.64	37,368.17	4,585.64	4,113.83	41,482.00
Dietary Department	377,904.51	400,207.75	427,201.13	442,675.60	434,624.76	(8,050.84)	449,352.70	(6,677.10)	(14,727.94)
Nursing Department	677,779.11	642,247.26	718,192.60	863,175.37	681,763.08	(181,412.29)	675,965.05	187,210.32	5,798.03
Housekeeping Department	41,568.71	34,969.55	28,054.44	31,617.60	26,429.04	(5,188.56)	27,829.04	3,788.56	(1,400.00)
Laundry Department	543.28	675.55	5,238.34	9,437.03	5,500.08	(3,936.95)	5,500.00	3,937.03	0.08
Maintenance Department	177,840.59	129,446.12	155,156.68	184,549.94	164,922.84	(19,627.10)	165,281.10	19,268.84	(358.26)
Administration	98,358.31	99,632.37	115,161.42	145,284.88	142,829.76	(2,455.12)	143,430.38	1,854.50	(600.62)
Total Operating Expenses	1,401,394.74	1,351,188.99	1,485,273.77	1,685,439.89	1,502,137.20	(183,302.69)	1,471,943.92	213,495.97	30,193.28
TOTAL OPERATING INCOME	257,142.47	373,665.54	325,779.24	236,883.08	280,037.40	(43,154.32)	291,956.82	55,073.74	11,919.42
Add: Non-Operating Revenue	60,263.57	14,725.30	11,475.22	5,757.82	11,562.24	(5,804.42)	11,274.19	5,516.37	(288.05)
Less: Non-Operating Expenses	216,468.84	225,283.09	219,322.62	231,054.85	220,166.88	(10,887.97)	215,510.80	15,544.05	4,656.08
NET INCOME	100,937.20	163,107.75	117,931.84	11,586.05	71,432.76	(59,846.71)	87,720.20	76,134.15	16,287.44

Statement of Operations - Fairview Villas
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	104,902.67	104,483.90	111,543.75	116,647.34	114,228.12	2,419.22	116,124.17	(523.17)	1,896.05
MOHLTC Accom. Envelope Revenue	-	-	-	721.66	-	721.66	-	(721.66)	-
Total Revenue	104,902.67	104,483.90	111,543.75	117,369.00	114,228.12	3,140.88	116,124.17	(1,244.83)	1,896.05
EXPENSES									
Program Department	-	-	-	-	-	-	-	-	-
Dietary Department	-	-	-	-	-	-	-	-	-
Nursing Department	-	-	-	-	-	-	-	-	-
Housekeeping Department	5,500.43	4,991.68	5,346.51	5,362.03	-	(5,362.03)	-	5,362.03	-
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	37,413.33	39,164.20	37,425.03	40,494.56	27,617.28	(12,877.28)	27,968.95	12,525.61	(351.67)
Administration	27,453.49	26,110.48	30,097.23	16,717.42	25,112.88	8,395.46	25,072.79	(8,355.38)	40.09
Total Operating Expenses	70,367.25	70,266.36	72,868.77	62,574.01	52,730.16	(9,843.85)	53,041.75	9,532.26	(311.59)
TOTAL OPERATING INCOME	34,535.42	34,217.54	38,674.98	54,794.99	61,497.96	(6,702.97)	63,082.43	8,287.44	1,584.47
Add: Non-Operating Revenue	1,746.19	3,492.60	12,934.81	12,934.80	3,500.04	9,434.76	3,500.00	(9,434.80)	(0.04)
Less: Non-Operating Expenses	44,719.29	50,260.89	55,330.91	58,884.70	55,356.84	(3,527.86)	60,951.79	(2,067.09)	(5,594.95)
NET INCOME	(8,437.68)	(12,550.75)	(3,721.12)	8,845.09	9,641.16	(796.07)	5,630.64	(3,214.45)	(4,010.52)

Statement of Operations - Fairview Apartments
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	968,962.84	1,041,530.02	1,082,912.15	1,176,725.88	1,089,134.28	87,591.60	1,166,902.28	(9,823.60)	77,768.00
MOHLTC Nursing Envelope Revenue	57,204.60	57,204.60	57,204.60	-	57,204.96	(57,204.96)	-	-	(57,204.96)
MOHLTC Accom. Envelope Revenue	94,405.58	91,685.05	82,259.34	86,024.17	91,500.00	(5,475.83)	82,204.96	(3,819.21)	(9,295.04)
Total Revenue	1,120,573.02	1,190,419.67	1,222,376.09	1,262,750.05	1,237,839.24	24,910.81	1,249,107.24	(13,642.81)	11,268.00
EXPENSES									
Program Department	-	55.18	-	54.82	-	(54.82)	-	54.82	-
Dietary Department	-	-	-	-	-	-	-	-	-
Nursing Department	-	-	-	-	-	-	-	-	-
Housekeeping Department	57,826.90	61,928.05	49,507.03	53,625.32	74,879.76	21,254.44	79,129.08	(25,503.76)	(4,249.32)
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	448,362.32	511,652.57	551,834.98	538,166.03	417,675.12	(120,490.91)	440,096.30	98,069.72	(22,421.18)
Administration	221,084.08	224,792.39	256,988.00	268,278.95	321,975.24	53,696.29	307,856.12	(39,577.17)	14,119.12
Total Operating Expenses	727,273.30	798,428.19	858,330.01	860,125.12	814,530.12	(45,595.00)	827,081.50	33,043.62	(12,551.38)
TOTAL OPERATING INCOME	393,299.72	391,991.48	364,046.08	402,624.94	423,309.12	(20,684.18)	422,025.74	19,400.80	(1,283.38)
Add: Non-Operating Revenue	43,895.64	62,827.10	61,638.90	75,877.80	59,855.16	16,022.64	73,500.00	(2,377.80)	13,644.84
Less: Non-Operating Expenses	499,799.24	542,635.21	525,911.70	587,105.58	573,784.68	(13,320.90)	569,659.78	17,445.80	4,124.90
NET INCOME	(62,603.88)	(87,816.63)	(100,226.72)	(108,602.84)	(90,620.40)	(17,982.44)	(74,134.04)	34,468.80	16,486.36

Statement of Operations - Preston School Apartments
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	410,792.40	415,417.89	405,212.71	420,040.13	434,422.56	(14,382.43)	434,422.51	14,382.38	(0.05)
MOHLTC Accom. Envelope Revenue	52,401.40	51,319.77	64,747.11	68,040.16	51,500.04	16,540.12	51,500.00	(16,540.16)	(0.04)
Total Revenue	463,193.80	466,737.66	469,959.82	488,080.28	485,922.60	2,157.68	485,922.51	(2,157.78)	(0.09)
EXPENSES									
Program Department	-	-	-	138.98	-	(138.98)	-	138.98	-
Dietary Department	-	-	-	-	-	-	-	-	-
Nursing Department	-	-	-	-	-	-	-	-	-
Housekeeping Department	29,742.48	37,967.41	23,813.75	22,925.09	34,671.00	11,745.91	39,787.63	(16,862.55)	(5,116.63)
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	206,287.04	207,511.41	223,800.31	211,377.96	186,935.04	(24,442.92)	181,807.60	29,570.36	5,127.44
Administration	167,610.20	161,389.39	168,983.80	183,142.63	199,474.20	16,331.57	199,347.18	(16,204.54)	127.02
Total Operating Expenses	403,639.72	406,868.21	416,597.86	417,584.66	421,080.24	3,495.58	420,942.41	(3,357.74)	137.83
TOTAL OPERATING INCOME	59,554.08	59,869.45	53,361.96	70,495.62	64,842.36	5,653.26	64,980.10	(5,515.52)	137.74
Add: Non-Operating Revenue	-	6,675.00	17,378.26	16,486.55	11,499.96	4,986.59	17,000.00	513.45	5,500.04
Less: Non-Operating Expenses	109,209.55	119,896.04	126,142.81	135,879.00	135,142.32	(736.68)	139,887.60	(4,008.60)	(4,745.28)
NET INCOME	(49,655.47)	(53,351.59)	(55,402.59)	(48,896.83)	(58,800.00)	9,903.17	(57,907.50)	(9,010.67)	892.50

Statement of Operations - Fairview Court Apartments
Fairview Budget 2021-2022



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	281,102.92	287,647.16	289,647.87	302,305.20	295,312.08	6,993.12	303,240.18	934.98	7,928.10
MOHLTC Accom. Envelope Revenue	-	-	-	1,210.55	-	1,210.55	-	(1,210.55)	-
Total Revenue	281,102.92	287,647.16	289,647.87	303,515.75	295,312.08	8,203.67	303,240.18	(275.57)	7,928.10
EXPENSES									
Program Department	-	-	-	-	-	-	-	-	-
Dietary Department	-	-	-	-	-	-	-	-	-
Nursing Department	-	-	-	-	-	-	-	-	-
Housekeeping Department	12,767.21	12,566.95	12,035.68	12,193.15	12,504.36	311.21	14,394.20	(2,201.05)	(1,889.84)
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	102,377.71	97,627.71	103,484.84	81,669.43	96,754.44	15,085.01	98,267.42	(16,597.99)	(1,512.98)
Administration	56,505.44	51,629.57	51,771.05	63,478.76	73,843.92	10,365.16	73,537.78	(10,059.01)	306.14
Total Operating Expenses	171,650.36	161,824.23	167,291.57	157,341.35	183,102.72	25,761.37	186,199.40	(28,858.05)	(3,096.68)
TOTAL OPERATING INCOME	109,452.56	125,822.93	122,356.30	146,174.40	112,209.36	33,965.04	117,040.78	(29,133.62)	4,831.42
Add: Non-Operating Revenue	4,250.00	4,386.25	4,910.00	6,150.00	4,250.04	1,899.96	6,150.00	-	1,899.96
Less: Non-Operating Expenses	78,925.18	85,081.00	89,343.46	98,744.09	90,303.48	(8,440.61)	95,234.93	3,509.16	(4,931.45)
NET INCOME	34,777.38	45,128.18	37,922.84	53,580.31	26,155.92	27,424.39	27,955.85	(25,624.46)	1,799.93

**Statement of Operations - Home and Community
Fairview Budget 2021-2022**



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	-	-	576,726.16	1,217,629.22	967,374.12	250,255.10	1,123,545.96	(94,083.26)	156,171.84
MOHLTC Nursing Envelope Revenue	-	-	5,000.00	-	-	-	-	-	-
MOHLTC Accom. Envelope Revenue	-	-	-	110,543.38	-	110,543.38	-	(110,543.38)	-
Total Revenue	-	-	581,726.16	1,328,172.60	967,374.12	360,798.48	1,123,545.96	(204,626.64)	156,171.84
EXPENSES									
Program Department	-	-	8,950.00	-	-	-	-	-	-
Dietary Department	-	-	-	-	-	-	-	-	-
Nursing Department	-	-	433,473.47	1,218,797.22	904,769.28	(314,027.94)	1,053,683.06	165,114.16	(148,913.78)
Housekeeping Department	-	-	-	328.44	-	(328.44)	-	328.44	-
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	-	-	344.86	8,645.99	8,651.04	5.05	6,069.08	2,576.91	2,581.96
Administration	-	-	7,322.71	67,655.30	42,575.64	(25,079.66)	43,149.23	24,506.08	(573.59)
Total Operating Expenses	-	-	450,091.04	1,295,426.95	955,995.96	(339,430.99)	1,102,901.36	192,525.59	(146,905.40)
TOTAL OPERATING INCOME	-	-	131,635.12	32,745.65	11,378.16	21,367.49	20,644.60	(12,101.05)	9,266.44
Add: Non-Operating Revenue	-	-	-	7,200.00	-	7,200.00	-	(7,200.00)	-
Less: Non-Operating Expenses	-	-	-	-	-	-	-	-	-
NET INCOME	-	-	131,635.12	39,945.65	11,378.16	28,567.49	20,644.60	(19,301.05)	9,266.44

**Statement of Operations - Seniors' Active Living Centre
Fairview Budget 2021-2022**



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	341,992.98	378,002.53	371,340.67	291,945.56	365,333.40	(73,387.84)	372,833.48	80,887.92	7,500.08
MOHLTC Nursing Envelope Revenue	42,699.96	39,141.63	42,699.96	42,699.96	42,699.96	-	42,700.00	0.04	0.04
MOHLTC Accom. Envelope Revenue	15,606.00	15,606.00	15,606.00	15,606.00	15,000.00	606.00	15,000.00	(606.00)	-
Total Revenue	400,298.94	432,750.16	429,646.63	350,251.52	423,033.36	(72,781.84)	430,533.48	80,281.96	7,500.12
EXPENSES									
Program Department	179,080.42	179,670.83	166,666.31	34,943.98	157,938.72	122,994.74	160,220.19	(125,276.21)	(2,281.47)
Dietary Department	103,838.02	155,187.90	178,523.06	193,147.84	174,188.64	(18,959.20)	180,413.15	12,734.69	(6,224.51)
Nursing Department	-	-	-	-	-	-	-	-	-
Housekeeping Department	11,899.14	9,507.40	12,263.56	13,124.32	9,854.04	(3,270.28)	10,763.87	2,360.44	(909.83)
Laundry Department	-	-	-	-	-	-	-	-	-
Maintenance Department	61,302.62	53,108.45	44,419.90	93,177.96	41,834.40	(51,343.56)	40,743.86	52,434.10	1,090.54
Administration	48,199.11	35,725.52	38,210.47	38,487.72	44,602.56	6,114.84	34,230.41	4,257.31	10,372.15
Total Operating Expenses	404,319.31	433,200.10	440,083.30	372,881.81	428,418.36	55,536.55	426,371.48	(53,489.67)	2,046.88
TOTAL OPERATING INCOME	(4,020.37)	(449.94)	(10,436.67)	(22,630.28)	(5,385.00)	(17,245.28)	4,162.00	26,792.28	9,547.00
Add: Non-Operating Revenue	58,448.24	52,519.85	67,237.35	68,272.39	28,999.92	39,272.47	25,371.87	(42,900.52)	(3,628.05)
Less: Non-Operating Expenses	63,780.73	52,558.42	56,254.86	27,832.84	23,615.52	(4,217.32)	29,533.88	(1,701.04)	(5,918.36)
NET INCOME	(9,352.86)	(488.51)	545.82	17,809.27	(0.60)	17,809.87	(0.00)	(17,809.28)	0.60

**Statement of Operations - Connections for Healthy Aging
Fairview Budget 2021-2022**



	Prior Years Actual			Current Year Annual			2021-22		
	31-Mar-2018	31-Mar-2019	31-Mar-2020	Projected	Budget	Variance	Budget	Var vs Act	Var vs Bud
REVENUE									
Resident Revenue	103,411.20	110,110.87	114,062.79	60,138.32	111,320.64	(51,182.32)	111,320.61	51,182.29	(0.03)
MOHLTC Nursing Envelope Revenue	295,401.00	299,459.33	295,401.00	295,402.80	295,401.00	1.80	295,401.00	(1.80)	-
MOHLTC Accom. Envelope Revenue	-	-	-	21,577.79	-	21,577.79	-	(21,577.79)	-
Total Revenue	398,812.20	409,570.20	409,463.79	377,118.91	406,721.64	(29,602.73)	406,721.61	29,602.70	(0.03)
EXPENSES									
Program Department	186,956.24	205,098.86	202,667.49	218,575.69	221,409.36	2,833.67	201,371.83	17,203.86	20,037.53
Dietary Department	95,447.28	93,008.65	95,358.13	113,472.28	84,165.72	(29,306.56)	87,071.57	26,400.71	(2,905.85)
Nursing Department	-	344.58	-	-	-	-	-	-	-
Housekeeping Department	8,690.73	5,703.40	6,891.57	5,577.94	8,018.40	2,440.46	9,628.39	(4,050.46)	(1,609.99)
Laundry Department	-	-	455.39	-	-	-	-	-	-
Maintenance Department	45,138.11	34,065.21	26,714.18	22,524.56	33,058.80	10,534.24	38,357.26	(15,832.69)	(5,298.46)
Administration	73,089.84	71,834.63	74,831.67	4,050.55	60,069.48	56,018.93	70,292.56	(66,242.01)	(10,223.08)
Total Operating Expenses	409,322.20	410,055.33	406,918.43	364,201.02	406,721.76	42,520.74	406,721.61	(42,520.59)	0.15
TOTAL OPERATING INCOME	(10,510.00)	(485.13)	2,545.36	12,917.89	(0.12)	12,918.01	0.00	(12,917.89)	0.12
Add: Non-Operating Revenue	10,510.00	1,333.18	-	11,433.19	-	11,433.19	-	(11,433.19)	-
Less: Non-Operating Expenses	-	848.05	2,545.36	-	-	-	-	-	-
NET INCOME	-	(0.00)	(0.00)	24,351.08	(0.12)	24,351.20	0.00	(24,351.08)	0.12

Capital Equipment Fairview Budget 2021-2022

Legend

	Carried forward from previous year
	To be completed in the current year
	Refurbishment Initiative
	To be purchased from reserve funds

LTC

Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
Activity Room Kitchen - counter, sink, appliances		-					
Activity Room Floor							
reach in refrigerator - 2nd floor		4,500	4,500	-	-	-	-
steam table - 1st floor		10,000	10,000	-	-	-	-
steam table - 2nd floor		10,000	10,000	-	-	-	-
steamer	18,000	18,000		-	-	-	-
Blixer	Done	5,000					
nutrition software	Done	4,500					
1st Floor Servery cabinets	Done	5,500					
Lift replacement	50,000	-		-	-	-	-
Mattresses all in use x 5 years now		-	5,000	5,000	5,000	5,000	5,000
Tub Chairs x 2 / yr.	28,000	-					
RIK/Gel Mattress (surfaces)		20,000	2,000				
Ceiling Lifts / tracks		30,000					
Palliative Chair		4,000	4,000				
Galt - Automatic door opener		5,000	5,000				
Housekeeping Carts		4,000	4,000				
Vacuum - Walk Behind		5,000	5,000				
Taski Floor Scrubber - Walk Behind		5,000	5,000				
floor replacement		-	45,000	25,000	50,000	50,000	50,000
furniture (one floor per year)		-					
Heating/AC Unit - Staff Room		8,000	8,000				
Hvac Replacement	14,017	-		-	-	-	-
LTC elevator upgrades		-	25,000	-	-	-	-
water softener	6,860	-					
Nursecall Upgrades	29,358	-	20,000	-	-	-	-
TOTAL	146,235	138,500	152,500	30,000	55,000	55,000	55,000

Capital Equipment

Fairview Budget 2021-2022

Legend

	Carried forward from previous year
	To be completed in the current year
	Refurbishment Initiative
	To be purchased from reserve funds

Fairview Suites Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
dishwasher	7,000	7,000		-	-	-	-
Awnings		15,000	15,000	-	-	-	-
Cupboards for DR		-	10,000	-	-	-	-
Dining room floor	6,000	6,000					
Flooring (5 units per year)		15,000	25,000	25,000	25,000	25,000	25,000
front doors/vestibule		13,000	13,000				
furniture (lobby , sitting rooms)		15,000	15,000				
Hvac upgrades			20,000	-	-	-	-
Lobby Flooring	20,000	20,000		-	-	-	-
window replacement (15 units per year)	7,700	-	30,715	56,000	52,500	3,500	3,500
Roofing		-		15,000	-	-	-
Roofing and railing (dining room patio)		30,000	30,000				
Servery floor	5,000	5,000		-	-	-	-
stucco replace/repair	100,000	170,000	70,000				
Water Heater		-	7,000	7,000	-	-	-
Servery Alterations	27,629	-					
TOTAL	173,329	296,000	235,715	103,000	77,500	28,500	28,500

Fairview Villas Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
Bay Windows (3/year)		15,000	15,000	15,000	15,000	15,000	15,000
Furnaces (12 owned)		12,000	12,000	12,000		12,000	
TOTAL	-	27,000	27,000	27,000	15,000	27,000	15,000

Fairview Apartments Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
appliances (10 / year)		20,000		20,000	20,000	20,000	20,000
flooring (10 / year)		-	45,000	30,000	30,000	30,000	30,000
Entrance canopy				35,000			
HVAC		160,000	160,000				
Storm water pumps	14,000	14,000					
TSSA Cab guarding		15,000	15,000				
mixing valve		6,000	6,000				

Capital Equipment Fairview Budget 2021-2022

Legend

- Carried forward from previous year
- To be completed in the current year
- Refurbishment Initiative
- To be purchased from reserve funds

2nd Floor Automatic Door upgrade			5,000					
TOTAL	14,000	215,000	231,000	85,000	50,000	50,000	50,000	

Capital Equipment

Fairview Budget 2021-2022

Legend

	Carried forward from previous year
	To be completed in the current year
	Refurbishment Initiative
	To be purchased from reserve funds

Preston School Apartments

Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
elevator upgrades	118,000	118,000		-	-	-	-
flooring/refurbish (6 per year)		16,000	20,000	20,000	20,000	20,000	20,000
parking lot		-		-	-	-	-
retaining wall		-		-	-	-	-
Eavestrough & Downspouts		25,000	25,000				
Wooden Gingerbread Trim		50,000	50,000				
Flat Roof Replacement				100,000			
Elevator Cab Upgrades		15,000					
TOTAL	118,000	224,000	95,000	120,000	20,000	20,000	20,000

Court Apartments

Item Description	2019/20		New 2021/22	2022/23	2023/24	2024/25	2024/25
	Spent YTD	Budget					
balcony repairs	95,377	160,000					
flooring/refurbish (4 per year)		20,000	20,000	6,000	6,000	6,000	6,000
roof replacement		-	150,000	-	-	-	-
TOTAL	95,377	180,000	170,000	6,000	6,000	6,000	6,000

SALC / CFHA

Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					
Bowling upgrades		-					
cold counter/refrigerator		6,000	6,000	-	-	-	-
2nd Floor Flooring (main hallway from Apt - Suites link)		40,000	40,000	-	-	-	-
2nd Floor Washroom update (paint/vanity)		-	25,000	-	-	-	-
Auditorium New Carpet/flooring		-	25,000	-	-	-	-
Basement Renovation of fitness area	42,346	-		-	-	-	-
dining room servery renovation	100,000	100,000					
Change rooms				75,000			
Exercise Room	10,297	-		-	-	-	-
Pool Refurbishment	20,000	20,000					
TOTAL	172,643	166,000	96,000	75,000	-	-	-

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Item Description	2020/21		New 2021/22	2022/23	2023/24	2024/25	2025/26
	Spent YTD	Budget					

Capital Equipment Fairview Budget 2021-2022

Legend

- Carried forward from previous year
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- Refurbishment Initiative
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Computer Replacement	25,527	20,000	15,000	15,000	15,000	15,000	15,000
NAV Software	21,400	-	-	-	-	-	-
Alayacare Software	8,939	-	-	-	-	-	-
new item							
new item							
new item							
TOTAL	55,866	20,000	15,000	15,000	15,000	15,000	15,000

TOTAL FAIRVIEW CAPITAL	\$ 775,450	\$ 1,266,500	\$ 1,022,215	\$ 461,000	\$ 238,500	\$ 201,500	\$ 189,500
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