

さいたま市南区大谷口向 投資回収計画(2017年6月23日作成)

内 容		備 考	6月	7月	8月	9月	10月	11月	12月	1月	2月	3月	4月	5月	H31/5累計	H32/6累計	H33/6累計	H34/6累計	H35/6累計	H36/6累計	H37/6累計	H38/6累計	H39/6累計	H40/6累計	
収	贈与金控除	①	3,000,000	1,728,000	3,167,000	2,661,000	2,530,000	2,284,000	2,088,000	2,117,000	2,281,000	2,310,000	2,459,000	2,518,000	2,597,000	2,597,000	4,046,000	5,200,200	6,719,370	8,611,220	10,579,300	12,766,060	1,494,220	5,874,780	
	フットサル事業収入①	コート使用料、メンバー登録料・更新料	400,000	400,000	400,000	600,000	600,000	600,000	825,000	825,000	825,000	825,000	825,000	825,000	825,000	7,360,000	10,300,000	10,800,000	11,300,000	11,850,000	11,800,000	12,050,000	12,300,000	12,300,000	12,300,000
	フットサル事業収入②	レッスン料収入	60,000	60,000	60,000	80,000	80,000	80,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,020,000	1,360,000	1,400,000	1,450,000	1,600,000	1,600,000	1,600,000	1,600,000	1,600,000	1,600,000
	自転車売却収入	入口1台、クラブハウス1台設置	20,000	20,000	20,000	40,000	40,000	40,000	60,000	60,000	60,000	90,000	90,000	90,000	90,000	630,000	900,000	950,000	1,000,000	1,050,000	1,100,000	1,150,000	1,200,000	1,200,000	1,200,000
	飲食業収入	出店料+販売高(運営者利益は20%)	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	370,000	4,440,000	4,760,000	5,000,000	5,150,000	5,300,000	5,300,000	5,300,000	5,300,000	5,300,000	5,300,000
	イベント収入	DV、音楽、アート、スポーツ、フマ	150,000		150,000			100,000		150,000			100,000		100,000	750,000	900,000	1,050,000	1,200,000	1,350,000	1,350,000	1,600,000	1,500,000	1,500,000	1,500,000
	寄付収入	クラウドファンディング		2,000,000											2,000,000										
	店舗譲渡収入	最初の1時間無料、以降は一律200円	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	300,000	350,000	350,000	350,000	350,000	350,000	350,000	350,000	350,000	350,000
	収入計	②	875,000	3,025,000	875,000	1,265,000	1,115,000	1,215,000	1,380,000	1,380,000	1,510,000	1,410,000	1,510,000	1,610,000	1,610,000	17,090,000	18,550,000	19,550,000	20,450,000	21,200,000	21,500,000	21,950,000	22,250,000	22,250,000	22,250,000
	費	外注委託費	フットサル、飲食業の委託費ほか	450,000	450,000	450,000	450,000	450,000	450,000	450,000	450,000	450,000	450,000	450,000	450,000	5,400,000	5,800,000	5,800,000	5,800,000	5,800,000	5,800,000	5,800,000	5,800,000	5,800,000	5,800,000
給与手当		運営者数名への給与	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,200,000	1,750,000	1,900,000	2,050,000	2,200,000	2,350,000	2,500,000	2,500,000	2,500,000	2,500,000	2,500,000
給与手当		アルバイト	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000
法定福利費		社会保険料(会社負担分)	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	168,000	245,000	260,000	287,000	308,000	329,000	350,000	350,000	350,000	350,000
会費			10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000
交通費		飲食代、住民対策費、寄附運戻費ほか	40,000	230,000	40,000	40,000	40,000	40,000	10,000	10,000	10,000	10,000	10,000	10,000	490,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000	120,000
旅費交通費			15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	180,000	180,000	180,000	180,000	180,000	180,000	180,000	180,000	180,000	180,000	180,000
消耗品費		30万未満の少額資産、備品購入費	2,150,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	2,700,000	600,000	600,000	600,000	600,000	600,000	600,000	600,000	600,000	600,000	600,000
地代家賃		さいたま市への地代	297,500	297,500	297,500	297,500	297,500	297,500	297,500	297,500	297,500	297,500	297,500	297,500	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000	3,570,000
保険料		火災保険料ほか	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	48,000	48,000	48,000	48,000	48,000	48,000	48,000	48,000	48,000	48,000	48,000
費	支払報酬	個人事業主(アルバイトほか)	0	15,000	0	15,000	0	10,000	0	15,000	0	10,000	0	10,000	75,000	90,000	105,000	120,000	135,000	135,000	150,000	150,000	150,000	150,000	
	広告宣伝費		500,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	720,000	240,000	240,000	240,000	240,000	240,000	240,000	240,000	240,000	240,000	240,000
	通信費		20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	240,000	240,000	240,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000
	水道光熱費		40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	480,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000
	支払手数料		3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000
	租税公課(消費税)	2年度目までは免税、3年度目から課税													0	0	1,050,000	1,050,000	1,150,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000
	租税公課(その他)	運搬免許料ほか	300,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	333,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000
	借入金利息	銀行借入金利息	23,500	23,500	23,500	23,500	23,500	23,500	23,500	23,500	23,500	23,500	23,500	23,500	282,000	260,000	240,000	220,000	200,000	180,000	160,000	140,000	120,000	100,000	
	減価償却費		157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000
	雑費その他	雑費、その他予備費	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	360,000	360,000	360,000	360,000	360,000	360,000	360,000	360,000	360,000	360,000	360,000
支出計	③	4,264,333	1,582,333	1,377,333	1,362,333	1,377,333	1,367,333	1,347,333	1,362,333	1,347,333	1,367,333	1,347,333	1,367,333	19,490,000	16,967,000	18,153,000	18,529,000	18,695,000	18,796,000	18,962,000	18,962,000	18,962,000	18,922,000	18,922,000	
税引前利益	④-①-②	△ 3,379,333	1,442,667	△ 502,333	△ 127,333	△ 262,333	△ 172,333	32,667	167,667	32,667	152,667	62,667	152,667	62,667	△ 2,400,000	1,563,000	1,397,000	2,121,000	2,605,000	2,704,000	2,988,000	3,308,000	3,328,000	3,348,000	
法人税等	⑤	0	0	0	0	0	0	0	0	0	0	0	0	70,000	70,000	70,000	196,800	557,830	655,150	691,920	757,240	830,840	835,440	840,040	
税引後利益	⑥-①-②-⑤	△ 3,379,333	1,442,667	△ 502,333	△ 127,333	△ 262,333	△ 172,333	32,667	167,667	32,667	152,667	62,667	152,667	62,667	△ 2,470,000	1,493,000	1,198,200	1,563,170	1,935,850	2,012,080	2,230,760	2,477,160	2,492,560	2,507,960	
キャッシュフロー調整(+)																									
減価償却費		157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,337	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	
銀行借入金の入金		29,000,000												29,000,000											
小計	⑦	29,157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,333	157,337	30,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	1,888,000	
キャッシュフロー調整(-)																									
銀行借入金の返済	16年度返済		161,000	161,000	161,000	161,000	161,000	161,000	161,000	161,000	161,000	161,000	161,000	161,000	1,771,000	1,932,000	1,932,000	1,932,000	1,932,000	1,932,000	1,932,000	1,932,000	1,932,000	16,637,000	0
設備投資	コート設備、クラブハウスほか	27,050,000																							