

Southview Property Management Inc.

March 22, 2019 12:53 PM

Income Statement

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For the 6 Months Ending February 28, 2019

0280 - Strata Plan LMS280

Budget Comparison to Original Budget

C U R R E N T M O N T H

Y E A R T O D A T E

Actual

Budget

Variance \$

Actual

Budget

Variance \$

INCOME

Maintenance Income	10,034.63	10,034.58	.05	60,207.78	60,207.52	.26
Interest Income	68.94	26.66	42.28	410.89	160.04	250.85
Gas Stove Income	22.00	22.08	(.08)	132.00	132.52	(.52)

TOTAL INCOME	10,125.57	10,083.32	42.25	60,750.67	60,500.08	250.59
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EXPENSES**General**

Electricity	1,201.97	875.00	(326.97)	5,351.65	5,250.00	(101.65)
Gas	1,307.19	791.66	(515.53)	5,694.14	4,750.04	(944.10)
Insurance	1,177.01	1,166.66	(10.35)	6,451.61	7,000.04	548.43
Management Fees	883.33	883.33	0.00	5,299.98	5,300.02	.04
Sundry	32.33	166.66	134.33	438.61	1,000.04	561.43

Building

Janitorial	1,000.00	1,000.00	0.00	6,000.00	6,000.00	0.00
Elevator	1,735.27	708.33	(1,026.94)	3,835.44	4,250.02	414.58
Repair & Maintenance	6,166.35	1,750.00	(4,416.35)	28,871.96	10,500.00	(18,371.96)
Fire Protection	79.04	208.33	129.29	900.40	1,250.02	349.62
Window Cleaning	0.00	175.00	175.00	682.50	1,050.00	367.50
Gabage Collection/Recycling	519.49	541.66	22.17	2,660.48	3,250.04	589.56
Water & Sewer	400.00	416.66	16.66	3,008.91	2,500.04	(508.87)

Grounds

Landscaping	760.00	500.00	(260.00)	3,280.00	3,000.00	(280.00)
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	15,261.98	9,183.29	(6,078.69)	72,475.68	55,100.26	(17,375.42)
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Contingency Reserve Expense	900.00	900.00	0.00	5,400.00	5,400.00	0.00
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TOTAL EXPENSES	16,161.98	10,083.29	(6,078.69)	77,875.68	60,500.26	(17,375.42)
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Surplus (Deficit) Current Period	(6,036.41)	.03	(6,036.44)	(17,125.01)	(.18)	(17,124.83)
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Southview Property Management Inc.
Balance Sheet
For the 6 Months Ending February 28, 2019
0280 - Strata Plan LMS280

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	YTD Actual
ASSETS:	
Bank - Operating Funds	2,757.94
Bank - Contingency Reserve	146,466.82
Prepaid Insurance	12,947.99
TOTAL ASSETS	162,172.75
LIABILITIES	
Accounts Payable	2,000.00
Key Deposit	250.00
	2,250.00
EQUITY	
Contingency Reserve Fund	
Balance at Beginning of Year	139,560.02
Current Period Contribution	5,400.00
Interest Income	1,506.80
	146,466.82
Surplus(Deficit)	
Balance at Beginning of Year	30,580.94
Current Period	(17,125.01)
	13,455.93
TOTAL LIABILITIES & EQUITY	162,172.75