

Southview Property Management Inc.

June 27, 2019 11:29 AM

Income Statement

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For the 9 Months Ending May 31, 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	90,311.67	90,311.26	.41
Interest Income	66.07	26.66	39.41	538.46	240.02	298.44
Gas Stove Income	22.00	22.08	(.08)	198.00	198.76	(.76)
TOTAL INCOME	10,122.70	10,083.32	39.38	91,048.13	90,750.04	298.09

EXPENSES

General

Electricity	500.00	875.00	375.00	7,638.71	7,875.00	236.29
Gas	600.00	791.66	191.66	8,117.27	7,125.02	(992.25)
Insurance	1,177.09	1,166.66	(10.43)	9,982.88	10,500.02	517.14
Management Fees	883.33	883.33	0.00	7,949.97	7,950.01	.04
Sundry	38.90	166.66	127.76	671.06	1,500.02	828.96

Building

Janitorial	1,000.00	1,000.00	0.00	9,000.00	9,000.00	0.00
Elevator	1,735.27	708.33	(1,026.94)	5,570.71	6,375.01	804.30
Repair & Maintenance	4,252.29	1,750.00	(2,502.29)	36,855.02	15,750.00	(21,105.02)
Fire Protection	74.12	208.33	134.21	1,266.09	1,875.01	608.92
Window Cleaning	0.00	175.00	175.00	1,365.00	1,575.00	210.00
Gabage Collection/Recycling	1,479.72	541.66	(938.06)	5,091.36	4,875.02	(216.34)
Water & Sewer	400.00	416.66	16.66	4,290.76	3,750.02	(540.74)

Grounds

Landscaping	314.55	500.00	185.45	3,609.10	4,500.00	890.90
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	12,455.27	9,183.29	(3,271.98)	101,407.93	82,650.13	(18,757.80)
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Contingency Reserve Expense	900.00	900.00	0.00	8,100.00	8,100.00	0.00
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TOTAL EXPENSES	13,355.27	10,083.29	(3,271.98)	109,507.93	90,750.13	(18,757.80)
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Surplus (Deficit) Current Period	(3,232.57)	.03	(3,232.60)	(18,459.80)	(.09)	(18,459.71)
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Southview Property Management Inc.

June 27, 2019 11:30 AM

Balance Sheet

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For the 9 Months Ending May 31, 2019

0280 - Strata Plan LMS280

	YTD Actual
ASSETS:	
Bank - Operating Funds	5,654.42
Bank - Contingency Reserve	74,913.65
Bank - Special Projects	228,860.07
Accounts Receivable	31,050.21
Prepaid Insurance	9,416.72
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TOTAL ASSETS	349,895.07
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LIABILITIES	
Accounts Payable	2,700.00
Key Deposit	250.00
Special Project - Building Envelope Restoration	31,050.21
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	34,000.21
EQUITY	
Contingency Reserve	
Balance at Beginning of Year	139,560.02
Current Period Contribution	8,100.00
Interest Income	2,253.63
Funds to Special Project	(75,000.00)
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	74,913.65
Capital Maintenance	
Special Levy Assessed	185,000.01
Funds from Contingency Reserve	75,000.00
Special Levies Unpaid	(31,050.21)
Expenditures	(284.92)
Interest Earned	195.19
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	228,860.07
Surplus (Deficit)	
Balance at Beginning of Year	30,580.94
Current Period	(18,459.80)
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	12,121.14
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TOTAL LIABILITIES & EQUITY	349,895.07
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