

Southview Property Management Inc.

November 21, 2019 12:34 PM

Income Statement

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For the 2 Months Ending October 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	20,069.26	20,069.20	.06
Interest Income	92.17	30.00	62.17	212.76	60.00	152.76
Gas Stove Income	22.00	22.08	(.08)	44.00	44.20	(.20)

TOTAL INCOME	10,148.80	10,086.66	62.14	20,326.02	20,173.40	152.62
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EXPENSES**General**

Electricity	900.00	875.00	(25.00)	920.74	1,750.00	829.26
Gas	624.94	833.33	208.39	1,198.42	1,666.70	468.28
Insurance	1,177.09	1,283.33	106.24	2,354.18	2,566.70	212.52
Management Fees	883.33	883.33	0.00	1,766.66	1,766.70	.04
Sundry	42.38	100.00	57.62	104.93	200.00	95.07

Building

Janitorial	1,000.00	1,000.00	0.00	1,000.00	2,000.00	1,000.00
Elevator	123.90	616.66	492.76	123.90	1,233.40	1,109.50
Repair & Maintenance	2,289.27	1,711.66	(577.61)	4,048.46	3,423.40	(625.06)
Fire Protection	218.93	250.00	31.07	293.05	500.00	206.95
Window Cleaning	0.00	175.00	175.00	0.00	350.00	350.00
Gabage Collection/Recycling	431.67	566.66	134.99	863.34	1,133.40	270.06
Water & Sewer	400.00	500.00	100.00	800.00	1,000.00	200.00

Grounds

Landscaping	0.00	333.33	333.33	0.00	666.70	666.70
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	8,091.51	9,128.30	1,036.79	13,473.68	18,257.00	4,783.32
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Contingency Reserve Expense	1,916.60	958.33	(958.27)	1,916.60	1,916.70	.10
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TOTAL EXPENSES	10,008.11	10,086.63	78.52	15,390.28	20,173.70	4,783.42
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Surplus (Deficit) Current Period	140.69	.03	140.66	4,935.74	(.30)	4,936.04
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Southview Property Management Inc.
Balance Sheet
For the 2 Months Ending October 31, 2019
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	YTD Actual
ASSETS:	
Bank - Operating Funds	47,229.79
Bank - Contingency Reserve	80,247.70
Bank - Special Projects	66,870.83
Accounts Receivable	1,607.96
Prepaid Insurance	3,531.27
TOTAL ASSETS	199,487.55
LIABILITIES	
Accounts Payable	4,500.00
Key Deposit	340.00
	4,840.00
EQUITY	
Contingency Reserve	
Balance at Beginning of Year	78,043.55
Current Period Contribution	1,916.60
Interest Income	287.55
	80,247.70
Capital Maintenance	
Special Levy Assessed	185,000.01
Funds from Contingency Reserve	75,000.00
Expenditures	(194,553.50)
Interest Earned	1,424.32
	66,870.83
Surplus (Deficit)	
Balance at Beginning of Year	42,593.28
Current Period	4,935.74
	47,529.02
TOTAL LIABILITIES & EQUITY	199,487.55