

Southview Property Management Inc.

May 22, 2020 4:07 PM

Income Statement

Page 1

For the 8 Months Ending April 30, 2020

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	80,277.04	80,276.68	.36
Interest Income	22.26	30.00	(7.74)	731.61	240.00	491.61
Gas Stove Income	22.00	22.08	(.08)	176.00	176.68	(.68)

TOTAL INCOME	10,078.89	10,086.66	(7.77)	81,184.65	80,693.36	491.29
--------------	-----------	-----------	--------	-----------	-----------	--------

EXPENSES**General**

Electricity	800.00	875.00	75.00	6,241.83	7,000.00	758.17
Gas	951.24	833.33	(117.91)	7,886.48	6,666.68	(1,219.80)
Insurance	1,762.92	1,283.33	(479.59)	12,066.67	10,266.68	(1,799.99)
Management Fees	883.33	883.33	0.00	7,066.64	7,066.68	.04
Sundry	58.16	100.00	41.84	672.78	800.00	127.22

Building

Janitorial	1,000.00	1,000.00	0.00	7,200.00	8,000.00	800.00
Elevator	0.00	616.66	616.66	4,045.20	4,933.36	888.16
Enterphone	0.00	0.00	0.00	268.47	0.00	(268.47)
Repair & Maintenance	3,289.84	1,711.66	(1,578.18)	9,405.91	13,693.36	4,287.45
Fire Protection	226.39	250.00	23.61	1,081.09	2,000.00	918.91
Window Cleaning	0.00	175.00	175.00	719.25	1,400.00	680.75
Gabage Collection/Recycling	478.46	566.66	88.20	3,581.67	4,533.36	951.69
Water & Sewer	500.00	500.00	0.00	4,532.11	4,000.00	(532.11)

Grounds

Landscaping	0.00	333.33	333.33	877.43	2,666.68	1,789.25
-------------	------	--------	--------	--------	----------	----------

	9,950.34	9,128.30	(822.04)	65,645.53	73,026.80	7,381.27
--	----------	----------	----------	-----------	-----------	----------

Contingency Reserve Expense	958.34	958.33	(.01)	7,666.64	7,666.68	.04
-----------------------------	--------	--------	-------	----------	----------	-----

TOTAL EXPENSES	10,908.68	10,086.63	(822.05)	73,312.17	80,693.48	7,381.31
----------------	-----------	-----------	----------	-----------	-----------	----------

Surplus (Deficit) Current Period	(829.79)	.03	(829.82)	7,872.48	(.12)	7,872.60
----------------------------------	----------	-----	----------	----------	-------	----------

Southview Property Management Inc.
Balance Sheet
For the 8 Months Ending April 30, 2020
0280 - Strata Plan LMS280

May 22, 2020 4:08 PM
Page 1

	YTD Actual
ASSETS:	
Bank - Operating Funds	39,239.48
Bank - Contingency Reserve	86,746.86
Bank - Special Projects	1,562.12
Prepaid Insurance	15,866.28
TOTAL ASSETS	143,414.74
LIABILITIES	
Accounts Payable	4,300.00
Key Deposit	340.00
	4,640.00
EQUITY	
Contingency Reserve	
Balance at Beginning of Year	78,043.55
Current Period Contribution	7,666.64
Interest Income	1,036.67
	86,746.86
Capital Maintenance	
Special Levy Assessed	185,000.01
Funds from Contingency Reserve	75,000.00
Expenditures	(259,970.97)
Interest Earned	1,533.08
	1,562.12
Surplus (Deficit)	
Balance at Beginning of Year	42,593.28
Current Period	7,872.48
	50,465.76
TOTAL LIABILITIES & EQUITY	143,414.74