

Southview Property Management Inc.
Income Statement

January 21, 2022 9:39 AM

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For the 4 Months Ending December 31, 2021
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	10,737.03	10,737.00	.03	42,948.12	42,948.05	.07
Miscellaneous Income	200.00	0.00	200.00	200.00	0.00	200.00
Interest Income	26.24	30.00	(3.76)	83.51	120.00	(36.49)
Gas Stove Income	22.00	22.08	(.08)	88.00	88.36	(.36)
Prior Year Surplus(Deficit)	0.00	913.48	(913.48)	10,961.76	3,653.92	7,307.84
TOTAL INCOME	10,985.27	11,702.56	(717.29)	54,281.39	46,810.33	7,471.06

EXPENSES

General

Electricity	900.00	875.00	(25.00)	2,910.65	3,500.00	589.35
Gas	162.20	1,000.00	837.80	3,362.22	4,000.00	637.78
Insurance	1,934.92	2,274.16	339.24	7,739.68	9,096.72	1,357.04
Management Fees	883.33	883.33	0.00	3,533.32	3,533.36	.04
Sundry	68.81	100.00	31.19	355.68	400.00	44.32

Building

Janitorial	1,000.00	1,016.66	16.66	4,000.00	4,066.72	66.72
Elevator	0.00	541.66	541.66	1,961.55	2,166.72	205.17
Enterphone	268.47	50.00	(218.47)	268.47	200.00	(68.47)
EV Ready Plan	0.00	125.00	125.00	0.00	500.00	500.00
Repair & Maintenance	100.39	1,971.81	1,871.42	3,167.61	7,887.28	4,719.67
Fire Protection	166.12	366.66	200.54	758.13	1,466.72	708.59
Window Cleaning	0.00	175.00	175.00	787.50	700.00	(87.50)
Gabage Collection/Recycling	521.50	573.25	51.75	2,081.80	2,293.05	211.25
Water & Sewer	500.00	500.00	0.00	2,327.90	2,000.00	(327.90)

Grounds

Landscaping	0.00	291.66	291.66	0.00	1,166.72	1,166.72
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	6,505.74	10,744.19	4,238.45	33,254.51	42,977.29	9,722.78
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Contingency Reserve Contribution	958.33	958.33	0.00	3,833.36	3,833.36	0.00
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TOTAL EXPENSES	7,464.07	11,702.52	4,238.45	37,087.87	46,810.65	9,722.78
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Surplus (Deficit) Current Period	3,521.20	.04	3,521.16	17,193.52	(.32)	17,193.84
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Southview Property Management Inc.
Balance Sheet
For the 4 Months Ending December 31, 2021
0280 - Strata Plan LMS280

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	YTD Actual
ASSETS:	
Bank - Operating Funds	49,117.09
Bank - Contingency Reserve	95,112.24
Bank - Special Projects	1,001.35
Prepaid Insurance	1,934.92
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TOTAL ASSETS	147,165.60
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LIABILITIES	
Accounts Payable	4,200.00
Key Deposit	420.00
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	4,620.00
EQUITY	
Contingency Reserve	
Balance at Beginning of Year	102,842.91
Prior Year Surplus(Deficit)	(11,764.49)
Current Period Contribution	3,833.36
Interest Income	200.46
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	95,112.24
Capital Maintenance	
Special Levy Assessed	185,000.01
Funds from Contingency Reserve	75,000.00
Expenditures	(260,541.85)
Interest Earned	1,543.19
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	1,001.35
Surplus (Deficit)	
Balance at Beginning of Year	28,435.76
Transfer to Current Year	802.73
Current Period	17,193.52
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	46,432.01
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TOTAL LIABILITIES & EQUITY	147,165.60
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