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Income & Expenditure Report for the financial year-to-date 01/09/2019 to 08/03/2020

Strata Plan 52948

Macquarie Gardens, 1-15 Fontenoy Road, Macquarie Park NSW 2113

Administrative Fund

		Current period 01/09/2019-08/03/2020	Previous year 01/09/2018-31/08/2019
Revenue			
141900	Gas - Additional Service	23.82	4,775.34
142500	Interest on Arrears--Admin	1,214.93	2,855.14
142800	Key Deposits	92.00	1,948.00
143000	Levies Due--Admin	375,000.00	914,462.09
146500	Status Certificate Fees	763.00	545.00
147000	Strata Roll Inspection Fees	186.00	286.50
	Total revenue	377,279.75	924,872.07
Less expenses			
150200	Admin--Accounting	600.00	450.00
153800	Admin--Agent Disbursements	6,887.50	11,400.00
153802	Admin--Agent Disburst--Other	986.00	0.00
150800	Admin--Auditors--Audit Services	1,100.00	1,200.00
150900	Admin--Auditors--Taxation Services	200.00	300.00
151401	Admin--Bank Charges--Account Fees	40.00	19.20
153000	Admin--Key Deposit Refunds	370.00	100.00
153200	Admin--Legal & Debt Collection Fees	2,890.00	7,981.33
154000	Admin--Management Fees--Standard	13,352.07	22,099.92
154200	Admin--Meeting Room Expenses	318.18	431.82
155000	Admin--Prior Period Adjustment	0.00	2,458.43
156000	Admin--Status Certificate Fees Paid	763.00	545.00
156400	Admin--Strata Inspection Fees Paid	(27.00)	286.50
159100	Insurance--Premiums	80,320.14	81,382.12
159200	Insurance--Valuation	2,600.00	0.00
160800	Maint Bldg--Balcony/Stair Railings	109.09	0.00
161000	Maint Bldg--BBQ Equipment	0.00	181.82
161300	Maint Bldg--Building Management	162,798.07	293,031.44
161350	Maint Bldg--Building Management Expenses	3,507.71	6,899.66
161800	Maint Bldg--Car Park	0.00	100.00
162000	Maint Bldg--Carpet	0.00	200.00
162400	Maint Bldg--Carspace Line Marking	0.00	480.00
162600	Maint Bldg--Ceiling	874.54	550.00
163001	Maint Bldg--Cleaning--Carpet/Furniture	800.00	2,326.36
163005	Maint Bldg--Cleaning--Windows/Glass	0.00	18,650.00
164200	Maint Bldg--Consultants	1,850.00	0.00

Administrative Fund

		Current period 01/09/2019-08/03/2020	Previous year 01/09/2018-31/08/2019
164600	Maint Bldg--Doors & Windows	4,582.09	14,561.00
164800	Maint Bldg--Electrical	2,316.19	10,195.40
165000	Maint Bldg--Electrical Lamps & Tubes	240.00	0.00
165600	Maint Bldg--Exhaust/Ventilation Systems	0.00	576.00
165800	Maint Bldg--Fire Protection	6,775.25	14,613.27
166000	Maint Bldg--Floors	260.00	295.00
166600	Maint Bldg--Garage Doors	1,364.18	3,097.81
167200	Maint Bldg--General Repairs	2,236.82	8,531.46
168000	Maint Bldg--Gym Equipment	1,455.00	1,935.00
168800	Maint Bldg--Hot Water Service	490.00	2,650.00
168900	Maint Bldg--Hygiene Services	675.12	633.92
169400	Maint Bldg--Insurance Repairs &/or Excess	4,699.00	10,090.45
169600	Maint Bldg--Intercom	720.00	1,370.00
170000	Maint Bldg--Letter Boxes	0.00	155.00
170200	Maint Bldg--Lift	9,975.21	27,414.86
170600	Maint Bldg--Locks, Keys & Card Keys	574.36	2,248.72
172000	Maint Bldg--Pest/Vermin Control	2,100.00	1,650.00
172200	Maint Bldg--Plumbing & Drainage	7,388.18	20,989.00
172400	Maint Bldg--Pumps & Water Equipment	350.00	329.00
172800	Maint Bldg--Roof & Gutters	1,985.91	2,272.27
174600	Maint Bldg--Telephone Lines	284.70	1,097.90
174800	Maint Bldg--Tiling--Floor & Walls	0.00	437.27
175000	Maint Bldg--TV Antenna & Cables	0.00	1,763.63
175600	Maint Bldg--Walls	2,540.00	0.00
175800	Maint Bldg--Walls & Ceilings	990.91	3,881.36
176400	Maint Grounds--Driveway & Paths	118.18	1,817.27
176800	Maint Grounds--Fencing--Boundary	200.00	1,276.00
177800	Maint Grounds--Irrigation Systems	272.72	2,036.04
178400	Maint Grounds--Lawns & Gardening	0.00	363.64
178800	Maint Grounds--Paving	218.18	789.91
179200	Maint Grounds--Pool	1,079.09	0.00
179202	Maint Grounds--Pool Cleaning	3,966.14	5,368.44
179204	Maint Grounds--Pool Fencing	154.55	0.00
179205	Maint Grounds--Pool Repairs	800.00	0.00
179206	Maint Grounds--Pool Sauna/Equipment	0.00	120.00
180000	Maint Grounds--Tree Lopping/Removal	0.00	2,027.27
181000	Prior Period GST Expense Adjustment-Admin	(317.48)	47.07
181100	Reimbursements - Gas Usage	168.95	948.91
181101	Reimbursements - Water Usage	2,445.02	4,931.32
190200	Utility--Electricity	42,528.06	73,646.21
190400	Utility--Gas	15,658.95	19,878.72
191200	Utility--Water & Sewerage	67,884.78	48,520.32

Administrative Fund

	Current period 01/09/2019-08/03/2020	Previous year 01/09/2018-31/08/2019
Total expenses	467,519.36	743,633.04
Surplus/Deficit	(90,239.61)	181,239.03
Opening balance	300,506.22	119,267.19
Closing balance	**$210,266.61**	**$300,506.22**

Capital Works Fund

		Current period	Previous year
		01/09/2019-08/03/2020	01/09/2018-31/08/2019
Revenue			
242500	Interest on Arrears--Capital Works	456.42	1,081.45
242600	Interest on Investments--Capital Works	6,720.78	19,753.69
243000	Levies Due--Capital Works	172,507.72	344,182.10
	Total revenue	179,684.92	365,017.24
Less expenses			
251401	Admin--Bank Charges--Account Fees	234.54	0.00
252800	Admin--Income Tax--Capital Works	3,880.00	1,712.25
264200	Maint Bldg--Consultants	6,850.00	1,300.00
264600	Maint Bldg--Doors, Locks & Windows	1,840.91	2,416.00
264800	Maint Bldg--Electrical	8,671.00	6,235.07
265800	Maint Bldg--Fire Protection	9,365.25	7,434.09
265900	Maint Bldg--Floor Tiling Replacement	3,960.00	0.00
266600	Maint Bldg--Garage Doors	0.00	1,224.00
267400	Maint Bldg--General Replacement	0.00	915.00
267450	Maint Bldg--Hot Water System Replacement	0.00	1,760.00
270202	Maint Bldg--Lift--Refurbishment/Upgrading	395,672.72	400,400.00
271600	Maint Bldg--Painting & Surface Finishes	845.45	1,689.00
272100	Maint Bldg--Plant & Equipment	3,055.00	0.00
272200	Maint Bldg--Plumbing & Drainage	20,741.00	11,057.00
272800	Maint Bldg--Roof, Gutter & Downpipes	7,390.00	11,275.00
273700	Maint Bldg--Shower Tray Replacements	0.00	909.09
275000	Maint Bldg--TV Antenna & Cables	1,436.36	1,872.73
276000	Maint Bldg--Walls, Floors & Ceilings	0.00	17,260.23
272300	Maint Bldg--Water Penetration	1,160.00	0.00
278100	Maint Grounds--Driveways and Paths	0.00	300.00
276800	Maint Grounds--Fencing	4,372.73	800.00
277800	Maint Grounds--Irrigation Systems	162.36	27.37
279200	Maint Grounds--Pool Renovation	2,000.00	900.00
255000	Prior Period Adjustment	0.00	776.76
281000	Prior Period GST Expense Adjustment-Capital Works	0.00	607.91
	Total expenses	471,637.32	470,871.50
Surplus/Deficit		(291,952.40)	(105,854.26)
	Opening balance	848,932.54	954,786.80
Closing balance		**$556,980.14**	**$848,932.54**