

Income & Expenditure Report for the financial year-to-date 01/09/2022 to 31/03/2023

Strata Plan 52948

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

Administrative Fund

		Current period 01/09/2022-31/03/2023	Previous year 01/09/2021-31/08/2022
Revenue			
141900	Gas - Additional Service	0.00	2,945.40
142000	Insurance Claims	0.00	19,758.14
142500	Interest on Arrears--Admin	636.65	1,272.24
142800	Key Deposits	488.00	362.00
143000	Levies Due--Admin	395,004.32	737,506.48
144000	Miscellaneous Income--Admin	9,090.90	4,545.45
146500	Status Certificate Fees	545.00	1,308.00
147000	Strata Roll Inspection Fees	124.00	279.00
<i>Total revenue</i>		405,888.87	767,976.71
Less expenses			
150200	Admin--Accounting	700.00	450.00
153800	Admin--Agent Disbursements	7,980.95	13,092.24
153802	Admin--Agent Disburst--Other	100.00	0.00
153805	Admin--Agent Disburst--Stationery	0.00	34.91
150800	Admin--Auditors--Audit Services	1,100.00	1,100.00
150900	Admin--Auditors--Taxation Services	370.00	555.00
153200	Admin--Legal & Debt Collection Fees	1,334.58	8,669.78
154100	Admin--Management Fees--Additional Charges	40.00	0.00
154000	Admin--Management Fees--Standard	15,454.27	25,380.38
156000	Admin--Status Certificate Fees Paid	545.00	1,308.00
156400	Admin--Strata Inspection Fees Paid	155.00	248.00
159100	Insurance--Premiums	149,529.07	99,132.62
159200	Insurance--Valuation	0.00	3,895.45
161300	Maint Bldg--Building Management	199,117.57	339,741.00
161350	Maint Bldg--Building Management Expenses	10,351.84	9,967.05
162000	Maint Bldg--Carpet	600.00	0.00
162400	Maint Bldg--Carspace Line Marking	730.00	0.00
162600	Maint Bldg--Ceiling	593.64	1,447.00
163000	Maint Bldg--Cleaning	0.00	220.00
163200	Maint Bldg--Cleaning & Lawns	100.00	0.00
163001	Maint Bldg--Cleaning--Carpet/Furniture	2,400.00	1,600.00
163010	Maint Bldg--Cleaning--Pressure Cleaning	2,000.00	0.00
164200	Maint Bldg--Consultants	3,750.00	0.00

Administrative Fund

		Current period	Previous year
		01/09/2022-31/03/2023	01/09/2021-31/08/2022
164600	Maint Bldg--Doors & Windows	4,589.00	10,244.81
164800	Maint Bldg--Electrical	1,354.50	2,825.15
165600	Maint Bldg--Exhaust/Ventilation Systems	0.00	983.00
165800	Maint Bldg--Fire Protection	6,506.64	10,720.82
166000	Maint Bldg--Floors	0.00	370.00
166400	Maint Bldg--Garage Door--Remote controls	638.60	0.00
166600	Maint Bldg--Garage Doors	974.00	844.04
167000	Maint Bldg--Garbage Compactor	200.00	0.00
167200	Maint Bldg--General Repairs	1,490.00	4,755.46
168000	Maint Bldg--Gym Equipment	1,290.00	1,505.00
168800	Maint Bldg--Hot Water Service	3,075.00	0.00
168900	Maint Bldg--Hygiene Services	675.12	675.12
169400	Maint Bldg--Insurance Repairs &/or Excess	13,918.90	6,119.45
169600	Maint Bldg--Intercom	4,969.23	4,003.00
170200	Maint Bldg--Lift	14,438.12	24,567.36
170600	Maint Bldg--Locks, Keys & Card Keys	40.00	353.91
172000	Maint Bldg--Pest/Vermin Control	1,500.00	1,650.00
172200	Maint Bldg--Plumbing & Drainage	6,814.55	11,299.00
172400	Maint Bldg--Pumps & Water Equipment	0.00	360.00
172800	Maint Bldg--Roof & Gutters	2,259.09	12,225.00
173800	Maint Bldg--Signs & Notice Boards	0.00	200.00
174600	Maint Bldg--Telephone Lines	332.61	583.05
175600	Maint Bldg--Walls	2,549.09	0.00
175800	Maint Bldg--Walls & Ceilings	1,340.00	3,714.54
176400	Maint Grounds--Driveway & Paths	254.55	1,195.00
176800	Maint Grounds--Fencing--Boundary	350.00	436.36
177800	Maint Grounds--Irrigation Systems	695.34	473.77
178400	Maint Grounds--Lawns & Gardening	0.00	690.00
178800	Maint Grounds--Paving	380.00	1,360.00
179200	Maint Grounds--Pool	510.00	0.00
179202	Maint Grounds--Pool Cleaning	1,845.69	4,050.09
179205	Maint Grounds--Pool Repairs	0.00	736.36
179600	Maint Grounds--Tennis Court	318.18	679.09
180000	Maint Grounds--Tree Lopping/Removal	936.36	3,536.36
181100	Reimbursements - Gas Usage	311.73	747.24
181101	Reimbursements - Water Usage	2,178.04	5,014.28
190200	Utility--Electricity	31,646.45	57,939.98
190400	Utility--Gas	21,016.61	25,668.18
191200	Utility--Water & Sewerage	52,277.50	95,367.60
<i>Total expenses</i>		578,626.82	802,734.45
Surplus/Deficit		(172,737.95)	(34,757.74)

Administrative Fund

	Current period 01/09/2022-31/03/2023	Previous year 01/09/2021-31/08/2022
Opening balance	75,800.95	110,558.69
Closing balance	-\$96,937.00	\$75,800.95

Capital Works Fund**Current period**

01/09/2022-31/03/2023

Previous year

01/09/2021-31/08/2022

Revenue

242500	Interest on Arrears--Capital Works	278.79	661.65
242600	Interest on Investments--Capital Works	9,575.87	3,096.84
243000	Levies Due--Capital Works	167,508.04	357,515.92
<i>Total revenue</i>		<u>177,362.70</u>	<u>361,274.41</u>

Less expenses

255700	Admin--Capital Works Fund Assessment	0.00	3,170.00
252800	Admin--Income Tax--Capital Works	101.30	(1,224.20)
264200	Maint Bldg--Consultants	11,400.00	3,200.00
264600	Maint Bldg--Doors, Locks & Windows	2,300.00	2,120.00
264800	Maint Bldg--Electrical	1,313.36	0.00
265450	Maint Bldg--Exhaust/Ventilation Replacement	1,645.00	7,554.55
265800	Maint Bldg--Fire Protection	12,551.00	30,403.25
266600	Maint Bldg--Garage Doors	0.00	2,900.00
267425	Maint Bldg--Gym Equipment	0.00	3,903.64
267450	Maint Bldg--Hot Water System Replacement	1,819.00	7,516.00
267475	Maint Bldg--Intercom Installation/Replacement	3,702.41	320.00
271600	Maint Bldg--Painting & Surface Finishes	220.00	1,305.00
271800	Maint Bldg--Painting Materials	367.27	0.00
272200	Maint Bldg--Plumbing & Drainage	8,775.00	16,744.00
272250	Maint Bldg--Pump Replacement	5,372.00	1,430.00
272800	Maint Bldg--Roof, Gutter & Downpipes	0.00	13,276.36
273700	Maint Bldg--Shower Tray Replacements	2,000.00	1,900.00
275000	Maint Bldg--TV Antenna & Cables	809.09	672.73
276000	Maint Bldg--Walls, Floors & Ceilings	1,181.82	1,400.00
276800	Maint Grounds--Fencing	970.00	0.00
277800	Maint Grounds--Irrigation Systems	2,611.64	1,551.83
279200	Maint Grounds--Pool Renovation	0.00	8,527.27
<i>Total expenses</i>		<u>57,138.89</u>	<u>106,670.43</u>

Surplus/Deficit

		<u>120,223.81</u>	<u>254,603.98</u>
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Opening balance

1,289,098.16

1,034,494.18

Closing balance\$1,409,321.97\$1,289,098.16