



**TREASURER'S REPORT  
THE COLLECTION - MIDRISE  
MARCH 2021**

**INCOME**

We have received

\$1,130.50 less than budgeted for **MAINTENANCE FEES**

\$370.78 less than budgeted for **RESERVE FEES**

\$1,709.87 less than budgeted for **ELECTRICITY REIMBURSEMENT**

**TOTAL RECEIPTS** for the month: **\$33,551.57 (\$3,129.46 less than budgeted)**

**EXPENSES**

- **Utilities:** we spent \$17,238.41, which is \$2,510.11 less than budgeted
- **Contracts:** we spent \$6,692.26, which is \$1,150.26 more than budgeted
- **Building Maintenance:** we spent \$437.39, which is \$154.06 more than budgeted
- **Professional Services:** we spent \$0, which is \$0 more than budgeted
- **Other Expenses:** we spent \$492.62, which is \$0 more than budgeted

Overall, we were \$1,923.67 under budget on regularly budgeted items with no capital expense items.

The significant variances are listed on the attached report

**TOTAL EXPENDITURES** for the month: \$24,860.68

Compared to the budgeted expenses: \$26,066.47

There is a net operating **surplus** of \$8,690.68

At month end the **OPERATIONS ACCOUNTS** balance is \$63,451.54 and the **RESERVES** balance is \$10,006.52 a **TOTAL CASH AND RESERVES** at \$73,458.06

---

**2021 Year-to- Date Summary**

**INCOME**

We have received

\$73,854.40, which 101.0% of budgeted **MAINTENANCE FEES**

\$109,170.98 in total revenues = 98.1% of budget

**EXPENSES**

Year-To-Date, we are \$18,243.12 under budget on regularly budgeted items.

Capital expenditures Year-To-Date: \$0.

**TOTAL EXPENDITURES** to date: \$73,154.29 including Capital Expenses

Year-To-Date we have a **NET OPERATING surplus** of \$36,016.69.



## MEMORANDUM

TO: Board of Directors – **COLLECTION-MIDRISE (LOFTS)**

FROM: DEBI BALMILERO – Management Executive

DATE: April 13, 2021

RE: Financial Report for **March, 2021**

CREATE DATE: 4/13/2021 5:05:06PM

Significant variances \$100 over the budgeted amounts are as follows:

| ACCT. DESCRIPTION   | ACTUAL     | BUDGET     | VARIANCE           | YTD ACTUAL | YTD BUDGET | YTD VAR.   |
|---|------------|------------|--------------------|------------|------------|------------|
| <b>EXPENSE</b>  |            |            |                    |            |            |            |
| 6210 <u>CONTRACT-AIR</u><br><u>CONDITIONING</u><br>Nov/Dec/Feb Invoices | \$1,717.84 | \$500.00   | \$1,217.84         | \$2,231.98 | \$1,500.00 | \$731.98   |
| 6223 <u>CONTRACT-CLNG</u><br><u>SVCS-WINDOWS</u><br>Qtrly PM            | \$1,109.95 | \$0.00     | \$1,109.95         | \$1,109.95 | \$1,300.00 | (\$190.05) |
| 6230 <u>CONTRACT-ELEVATOR</u><br>Fire Svc Testing                       | \$2,614.82 | \$1,800.00 | \$814.82           | \$5,003.54 | \$5,400.00 | (\$396.46) |
| 6500 <u>BUILDING MAINTENANCE</u><br>Trash Door Rprs; Qtrly PM           | \$269.02   | \$0.00     | \$269.02           | \$504.62   | \$400.00   | \$104.62   |
| <b>Total Cash And Reserve:</b>  |            |            | <b>\$73,458.06</b> |            |            |            |

Should you have any questions, please contact the Association Treasurer or me:

Management Executive: **DEBI BALMILERO**

Phone: **(808) 593-6378**

----- PREPARED FOR -----  
 610 ALA MOANA BLVD  
 HONOLULU HI 96813

ACCT. NO: 2390  
 PAGE: 1

**COLLECTION-MIDRISE (LOFTS)**  
**STATEMENT OF RECEIPTS AND DISBURSEMENTS**  
**FOR PERIOD ENDED 03/31/2021**

----- PREPARED BY -----  
 HAWAIIANA MANAGEMENT COMPANY, LTD.

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 04/12/2021

| BLD ACCT: 2390<br>DESCRIPTION     | CURRENT MONTH   |                 |                 |             | YEAR TO DATE     |                  |                 |             | FISCAL BEG: 1 |
|-----------------------------------|-----------------|-----------------|-----------------|-------------|------------------|------------------|-----------------|-------------|---------------|
|                                   | ---ACTUAL---    | ---BUDGET---    | ---VAR.---      | -BUD%--     | ---ACTUAL---     | ---BUDGET---     | ---VAR.---      | --BUD%--    |               |
| <b>CASH RECEIPTS:</b>             |                 |                 |                 |             |                  |                  |                 |             |               |
| 5103 MAINTENANCE FEE-MIDRISE      | 23250.53        | 24381.03        | -1130.50        | 95.4        | 73854.40         | 73143.09         | 711.31          | 101.0       |               |
| 5105 MAINTENANCE FEES-RESERVE     | 7629.22         | 8000.00         | -370.78         |             | 25238.43         | 24000.00         | 1238.43         |             |               |
| 5182 ELECTRICITY REIMB-MIDRISE    | 2590.13         | 4300.00         | -1709.87        |             | 9581.67          | 12900.00         | -3318.33        |             |               |
| 5270 INTEREST FROM INVESTMENTS    | 4.55            | 0.00            | 4.55            |             | 6.52             | 0.00             | 6.52            |             |               |
| 5290 INTEREST FROM CHECKING       | 2.14            | 0.00            | 2.14            |             | 4.81             | 0.00             | 4.81            |             |               |
| 5330 LAUNDRY INCOME               | 0.00            | 0.00            | 0.00            |             | 21.00            | 0.00             | 21.00           |             |               |
| 5375 OTH TAX RCPTS-KEYS           | 0.00            | 0.00            | 0.00            |             | 175.00           | 0.00             | 175.00          |             |               |
| 5378 FINES                        | 75.00           | 0.00            | 75.00           |             | 75.00            | 0.00             | 75.00           |             |               |
| 5384 BIKE & SURF FEES             | 0.00            | 0.00            | 0.00            |             | 139.15           | 499.92           | -360.77         |             |               |
| 5452 INCOME-PET                   | 0.00            | 0.00            | 0.00            |             | 75.00            | 750.00           | -675.00         |             |               |
| <b>TOTAL CASH RECEIPTS</b>        | <b>33551.57</b> | <b>36681.03</b> | <b>-3129.46</b> | <b>91.5</b> | <b>109170.98</b> | <b>111293.01</b> | <b>-2122.03</b> | <b>98.1</b> |               |
| <b>UTILITIES:</b>                 |                 |                 |                 |             |                  |                  |                 |             |               |
| 6010 ELECTRICITY-MIDRISE          | 10075.63        | 11900.00        | -1824.37        |             | 30277.09         | 35700.00         | -5422.91        |             |               |
| 6020 TELEVISION                   | 2933.65         | 2950.00         | -16.35          |             | 8800.95          | 8850.00          | -49.05          |             |               |
| 6030 WATER                        | 715.54          | 930.00          | -214.46         |             | 2133.54          | 2790.00          | -656.46         |             |               |
| 6040 SEWER                        | 3513.59         | 3968.52         | -454.93         |             | 10531.51         | 11905.56         | -1374.05        |             |               |
| <b>TOTAL UTILITIES</b>            | <b>17238.41</b> | <b>19748.52</b> | <b>-2510.11</b> | <b>87.3</b> | <b>51743.09</b>  | <b>59245.56</b>  | <b>-7502.47</b> | <b>87.3</b> |               |
| <b>CONTRACTS:</b>                 |                 |                 |                 |             |                  |                  |                 |             |               |
| 6210 CONTRACT-AIR CONDITIONING    | 1717.84         | 500.00          | 1217.84         |             | 2231.98          | 1500.00          | 731.98          |             |               |
| 6222 CONTRACT-CLNG SVCS-HSEKPNG   | 0.00            | 960.00          | -960.00         |             | 2465.77          | 2880.00          | -414.23         |             |               |
| 6223 CONTRACT-CLNG SVCS-WINDOWS   | 1109.95         | 0.00            | 1109.95         |             | 1109.95          | 1300.00          | -190.05         |             |               |
| 6230 CONTRACT-ELEVATOR            | 2614.82         | 1800.00         | 814.82          |             | 5003.54          | 5400.00          | -396.46         |             |               |
| 6252 CONTRACT-GENERATORS          | 0.00            | 0.00            | 0.00            |             | 440.28           | 200.00           | 240.28          |             |               |
| 6280 CONTRACT-PEST CONTROL        | 192.40          | 190.00          | 2.40            |             | 568.04           | 570.00           | -1.96           |             |               |
| 6300 CONTRACT-REFUSE              | 640.86          | 600.00          | 40.86           |             | 1334.08          | 1800.00          | -465.92         |             |               |
| 6312 SECURITY SERVICES            | 0.00            | 920.00          | -920.00         |             | 1557.25          | 2760.00          | -1202.75        |             |               |
| 6330 CONTRACT-ROOF                | 0.00            | 0.00            | 0.00            |             | 0.00             | 500.00           | -500.00         |             |               |
| 6340 SUBMETERING                  | 416.39          | 417.00          | -0.61           |             | 1331.15          | 1251.00          | 80.15           |             |               |
| 6371 CONTRACT OTHER-MAINTENANCE   | 0.00            | 155.00          | -155.00         |             | 222.86           | 465.00           | -242.14         |             |               |
| 6373 CONTRACT-BACKFLOW TEST SEWER | 0.00            | 0.00            | 0.00            |             | 160.21           | 180.00           | -19.79          |             |               |
| 6377 FITNESS EQUIP MTCE           | 0.00            | 0.00            | 0.00            |             | 52.36            | 52.00            | 0.36            |             |               |

----- PREPARED FOR -----  
 610 ALA MOANA BLVD  
 HONOLULU HI 96813

ACCT. NO: 2390  
 PAGE: 2

**COLLECTION-MIDRISE (LOFTS)**  
**STATEMENT OF RECEIPTS AND DISBURSEMENTS**  
**FOR PERIOD ENDED 03/31/2021**

----- PREPARED BY -----  
 HAWAIIANA MANAGEMENT COMPANY, LTD.

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 04/12/2021

| BLD ACCT: 2390                            |                 | CURRENT MONTH   |                 |              |                 | YEAR TO DATE    |                  | FISCAL BEG: 1 |  |
|---|-----------------|-----------------|-----------------|--------------|-----------------|-----------------|------------------|---------------|--|
| DESCRIPTION                               | ---ACTUAL---    | ---BUDGET---    | ---VAR.---      | -BUD%-       | ---ACTUAL---    | ---BUDGET---    | ---VAR.---       | ---BUD%-      |  |
| 6379 CONTRACT-GATE                        | 0.00            | 0.00            | 0.00            |              | 0.00            | 236.00          | -236.00          |               |  |
| <b>TOTAL CONTRACTS</b>                    | <b>6692.26</b>  | <b>5542.00</b>  | <b>1150.26</b>  | <b>120.8</b> | <b>16477.47</b> | <b>19094.00</b> | <b>-2616.53</b>  | <b>86.3</b>   |  |
| <b>BUILDING MAINTENANCE:</b>              |                 |                 |                 |              |                 |                 |                  |               |  |
| 6500 BUILDING MAINTENANCE                 | 269.02          | 0.00            | 269.02          |              | 504.62          | 400.00          | 104.62           |               |  |
| 6530 CLEANING SUPPLIES                    | 168.37          | 150.00          | 18.37           |              | 318.13          | 450.00          | -131.87          |               |  |
| 6560 ELECTRICAL                           | 0.00            | 0.00            | 0.00            |              | 67.22           | 15.00           | 52.22            |               |  |
| 6590 PAINT                                | 0.00            | 0.00            | 0.00            |              | 0.00            | 15.00           | -15.00           |               |  |
| 6690 MISCL REPAIRS & PURCHASES            | 0.00            | 133.33          | -133.33         |              | 1871.60         | 399.99          | 1471.61          |               |  |
| <b>TOTAL BUILDING MAINTENANCE</b>         | <b>437.39</b>   | <b>283.33</b>   | <b>154.06</b>   | <b>154.4</b> | <b>2761.57</b>  | <b>1279.99</b>  | <b>1481.58</b>   | <b>215.7</b>  |  |
| <b>PROFESSIONAL SERVICES:</b>             |                 |                 |                 |              |                 |                 |                  |               |  |
| 6880 LEGAL FEES                           | 0.00            | 0.00            | 0.00            |              | 0.00            | 300.00          | -300.00          |               |  |
| 6882 LEGAL FEES-COLLECTIONS               | 0.00            | 0.00            | 0.00            |              | 505.21          | 0.00            | 505.21           |               |  |
| <b>TOTAL PROFESSIONAL SERVICES</b>        | <b>0.00</b>     | <b>0.00</b>     | <b>0.00</b>     | <b>0.0</b>   | <b>505.21</b>   | <b>300.00</b>   | <b>205.21</b>    | <b>168.4</b>  |  |
| <b>OTHER EXPENSES:</b>                    |                 |                 |                 |              |                 |                 |                  |               |  |
| 7335 INSURANCE-ART DEDUCTIBLE             | 0.00            | 0.00            | 0.00            |              | 0.00            | 10000.00        | -10000.00        |               |  |
| 7520 MASTER ASSOCIATION DUES              | 492.62          | 492.62          | 0.00            |              | 1666.95         | 1477.86         | 189.09           |               |  |
| <b>TOTAL OTHER EXPENSES</b>               | <b>492.62</b>   | <b>492.62</b>   | <b>0.00</b>     | <b>100.0</b> | <b>1666.95</b>  | <b>11477.86</b> | <b>-9810.91</b>  | <b>14.5</b>   |  |
| <b>TOTAL OPERATING EXPENSES</b>           | <b>24860.68</b> | <b>26066.47</b> | <b>-1205.79</b> | <b>95.4</b>  | <b>73154.29</b> | <b>91397.41</b> | <b>-18243.12</b> | <b>80.0</b>   |  |
| <b>OPERATING SURPLUS/DEFICIT</b>          | <b>8690.89</b>  | <b>10614.56</b> | <b>-1923.67</b> | <b>81.9</b>  | <b>36016.69</b> | <b>19895.60</b> | <b>16121.09</b>  | <b>181.0</b>  |  |
| <b>TOTAL CASH DISBURSEMENTS</b>           | <b>24860.68</b> | <b>26066.47</b> | <b>-1205.79</b> | <b>95.4</b>  | <b>73154.29</b> | <b>91397.41</b> | <b>-18243.12</b> | <b>80.0</b>   |  |
| CHANGE IN SECURITY DEPOSITS               | 0.00            | 0.00            | 0.00            | 0.0          | 0.00            | 0.00            | 0.00             | 0.0           |  |
| <b>CHANGE TO TOTAL CASH &amp; RESERVE</b> | <b>8690.89</b>  | <b>10614.56</b> | <b>-1923.67</b> |              | <b>36016.69</b> | <b>19895.60</b> | <b>16121.09</b>  |               |  |

----- PREPARED FOR -----  
 610 ALA MOANA BLVD  
 HONOLULU HI 96813  
 ACCT. NO: 2390  
 PAGE: 1

**COLLECTION-MIDRISE (LOFTS)  
 CASH REPORT  
 AS OF 03/31/2021**

----- PREPARED BY -----  
 HAWAIIANA MANAGEMENT COMPANY, LTD.  
 ACCOUNTANT: JUDY SAKATA  
 DATE PRINTED: 4/12/2021

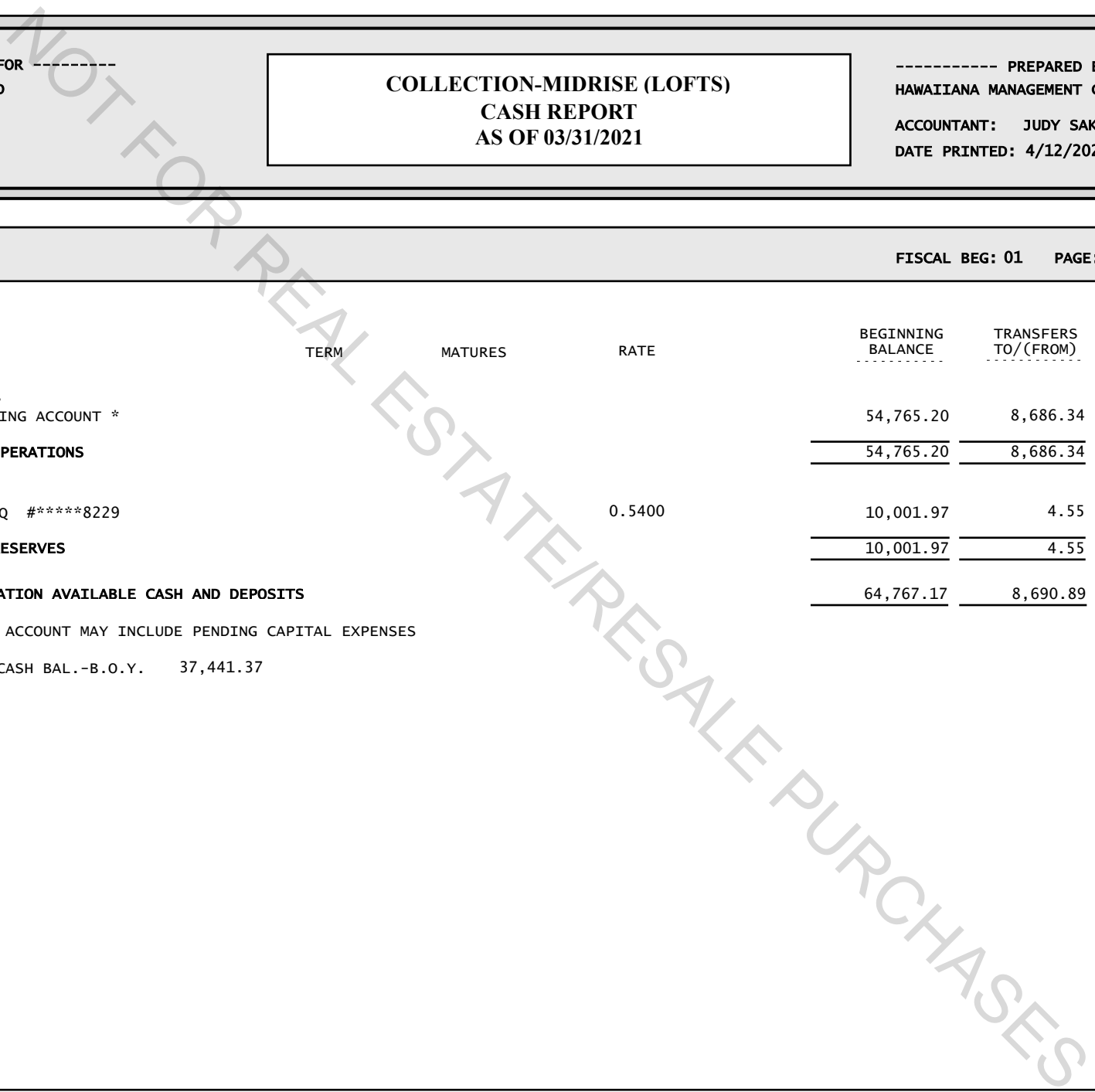
BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

|  | TERM | MATURES | RATE   | BEGINNING<br>BALANCE | TRANSFERS<br>TO/(FROM) | ENDING<br>BALANCE |
|--|------|---------|--------|----------------------|------------------------|-------------------|
| <b>OPERATIONS</b>                                  |      |         |        |                      |                        |                   |
| 1000 CHECKING ACCOUNT *                            |      |         |        | 54,765.20            | 8,686.34               | 63,451.54         |
| <b>TOTAL OPERATIONS</b>                            |      |         |        | <u>54,765.20</u>     | <u>8,686.34</u>        | <u>63,451.54</u>  |
| <b>RESERVES</b>                                    |      |         |        |                      |                        |                   |
| 1900 FFB LQ #*****8229                             |      |         | 0.5400 | 10,001.97            | 4.55                   | 10,006.52         |
| <b>TOTAL RESERVES</b>                              |      |         |        | <u>10,001.97</u>     | <u>4.55</u>            | <u>10,006.52</u>  |
| <b>NET ASSOCIATION AVAILABLE CASH AND DEPOSITS</b> |      |         |        | <u>64,767.17</u>     | <u>8,690.89</u>        | <u>73,458.06</u>  |

\* CHECKING ACCOUNT MAY INCLUDE PENDING CAPITAL EXPENSES

BEGINNING CASH BAL.-B.O.Y. 37,441.37



----- PREPARED FOR -----  
610 ALA MOANA BLVD  
HONOLULU HI 96813  
ACCT. NO: 2390  
PAGE: 1

**COLLECTION-MIDRISE (LOFTS)  
CASH BY INSTITUTION  
AS OF 03/31/2021**

----- PREPARED BY -----  
HAWAIIANA MANAGEMENT COMPANY, LTD.  
ACCOUNTANT: JUDY SAKATA  
DATE PRINTED: 4/12/2021

BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

**CASH BY INSTITUTION:**

CENTRAL PACIFIC BANK  
FIRST FOUNDATION BANK  
  
**TOTAL CASH**

| BEGINNING<br>BALANCE | TRANSFERS<br>TO/(FROM) | ENDING<br>BALANCE |
|----------------------|------------------------|-------------------|
| 54,765.20            | 8,686.34               | 63,451.54         |
| 10,001.97            | 4.55                   | 10,006.52         |
| <u>64,767.17</u>     | <u>8,690.89</u>        | <u>73,458.06</u>  |

NOT FOR REAL ESTATE/RESALE PURCHASES