



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

INCOME

We have received

\$838.38 less than budgeted for **MAINTENANCE FEES**

\$1,466.91 less than budgeted for **RESERVE FEES**

\$1,413.61 less than budgeted for **ELECTRICITY REIMBURSEMENT**

TOTAL RECEIPTS for the month: **\$33,204.87 (\$3,476.16 less than budgeted)**

EXPENSES

- **Utilities:** we spent \$17,655.03, which is \$2,093.49 less than budgeted
- **Contracts:** we spent \$3,099.07, which is \$2,442.93 less than budgeted
- **Building Maintenance:** we spent -\$82.72, which is \$366.05 less than budgeted
- **Professional Services:** we spent \$0, which is \$0.00 less than budgeted
- **Other Expenses:** we spent \$492.62, which is \$0 more than budgeted

Overall, we were \$4,902.47 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: \$21,164.00

Compared to the budgeted expenses: \$26,066.47

There is a net operating **surplus** of \$12,040.87

At month end the **OPERATIONS ACCOUNTS** balance is \$34,835.81 and the **RESERVES** balance is \$65,028.74 a **TOTAL CASH AND RESERVES** at \$99,864.55

2021 Year-to- Date Summary

INCOME

We have received

\$122,197.27, which 100.2% of budgeted **MAINTENANCE FEES**

\$179,710.37 in total revenues = 97.3% of budget

EXPENSES

Year-To-Date, we are \$27,261.16 under budget on regularly budgeted items.

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

TOTAL EXPENDITURES to date: \$117,287.19 including Capital Expenses

Year-To-Date we have a **NET OPERATING surplus** of \$62,423.18.



MEMORANDUM

TO: Board of Directors – **COLLECTION-MIDRISE (LOFTS)**
 FROM: DEBI BALMILERO – Management Executive
 DATE: June 15, 2021
 RE: Financial Report for **May, 2021** CREATE DATE: 6/15/2021 6:10:02PM

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

ACCT. DESCRIPTION	ACTUAL	BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	YTD VAR.
EXPENSE						
6340 <u>SUBMETERING</u> April/May Invoices	\$832.78	\$417.00	\$415.78	\$2,580.32	\$2,085.00	\$495.32
6379 <u>CONTRACT-GATE</u> Qtrly PM	\$471.20	\$0.00	\$471.20	\$471.20	\$472.00	(\$0.80)
6570 <u>PLUMBING</u> Back to Back Leak	\$388.48	\$0.00	\$388.48	\$388.48	\$0.00	\$388.48
Total Cash And Reserve:			\$99,864.55			

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 05/31/2021

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 06/14/2021

BLD ACCT: 2390	CURRENT MONTH				YEAR TO DATE				FISCAL BEG: 1
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%--	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
CASH RECEIPTS:									
5103 MAINTENANCE FEE-MIDRISE	23542.65	24381.03	-838.38	96.6	122197.27	121905.15	292.12	100.2	
5105 MAINTENANCE FEES-RESERVE	6533.09	8000.00	-1466.91		40624.85	40000.00	624.85		
5182 ELECTRICITY REIMB-MIDRISE	2886.39	4300.00	-1413.61		15942.73	21500.00	-5557.27		
5270 INTEREST FROM INVESTMENTS	16.63	0.00	16.63		28.74	0.00	28.74		
5290 INTEREST FROM CHECKING	1.11	0.00	1.11		7.81	0.00	7.81		
5330 LAUNDRY INCOME	0.00	0.00	0.00		21.00	0.00	21.00		
5360 LATE CHARGES	0.00	0.00	0.00		23.82	0.00	23.82		
5375 OTH TAX RCPTS-KEYS	75.00	0.00	75.00		250.00	0.00	250.00		
5378 FINES	0.00	0.00	0.00		75.00	0.00	75.00		
5384 BIKE & SURF FEES	0.00	0.00	0.00		189.15	499.92	-310.77		
5385 LOCKOUT FEES	150.00	0.00	150.00		200.00	0.00	200.00		
5452 INCOME-PET	0.00	0.00	0.00		150.00	750.00	-600.00		
TOTAL CASH RECEIPTS	33204.87	36681.03	-3476.16	90.5	179710.37	184655.07	-4944.70	97.3	
UTILITIES:									
6010 ELECTRICITY-MIDRISE	10451.93	11900.00	-1448.07		50170.96	59500.00	-9329.04		
6020 TELEVISION	2933.65	2950.00	-16.35		14506.25	14750.00	-243.75		
6030 WATER	737.34	930.00	-192.66		3464.34	4650.00	-1185.66		
6040 SEWER	3532.11	3968.52	-436.41		17470.72	19842.60	-2371.88		
TOTAL UTILITIES	17655.03	19748.52	-2093.49	89.4	85612.27	98742.60	-13130.33	86.7	
CONTRACTS:									
6210 CONTRACT-AIR CONDITIONING	548.37	500.00	48.37		3344.72	2500.00	844.72		
6222 CONTRACT-CLNG SVCS-HSEKPNG	0.00	960.00	-960.00		3356.82	4800.00	-1443.18		
6223 CONTRACT-CLNG SVCS-WINDOWS	0.00	0.00	0.00		1109.95	1300.00	-190.05		
6230 CONTRACT-ELEVATOR	1194.36	1800.00	-605.64		7392.26	9000.00	-1607.74		
6252 CONTRACT-GENERATORS	0.00	0.00	0.00		440.28	200.00	240.28		
6280 CONTRACT-PEST CONTROL	0.00	190.00	-190.00		934.52	950.00	-15.48		
6300 CONTRACT-REFUSE	0.00	600.00	-600.00		2668.16	3000.00	-331.84		
6312 SECURITY SERVICES	0.00	920.00	-920.00		2347.05	4600.00	-2252.95		
6330 CONTRACT-ROOF	0.00	0.00	0.00		0.00	500.00	-500.00		
6340 SUBMETERING	832.78	417.00	415.78		2580.32	2085.00	495.32		
6371 CONTRACT OTHER-MAINTENANCE	0.00	155.00	-155.00		362.45	775.00	-412.55		

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ACCT. NO: 2390
 PAGE: 2

COLLECTION-MIDRISE (LOFTS)
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 05/31/2021

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 06/14/2021

BLD ACCT: 2390		CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
6373 CONTRACT-BACKFLOW TEST SEWER	0.00	0.00	0.00		160.21	180.00	-19.79		
6377 FITNESS EQUIP MTCE	52.36	0.00	52.36		104.72	104.00	0.72		
6379 CONTRACT-GATE	471.20	0.00	471.20		471.20	472.00	-0.80		
TOTAL CONTRACTS	3099.07	5542.00	-2442.93	55.9	25272.66	30466.00	-5193.34	83.0	
BUILDING MAINTENANCE:									
6500 BUILDING MAINTENANCE	-471.20	0.00	-471.20		33.42	800.00	-766.58		
6530 CLEANING SUPPLIES	0.00	150.00	-150.00		440.14	750.00	-309.86		
6560 ELECTRICAL	0.00	0.00	0.00		67.22	30.00	37.22		
6570 PLUMBING	388.48	0.00	388.48		388.48	0.00	388.48		
6590 PAINT	0.00	0.00	0.00		0.00	30.00	-30.00		
6690 MISCL REPAIRS & PURCHASES	0.00	133.33	-133.33		1871.60	666.65	1204.95		
TOTAL BUILDING MAINTENANCE	-82.72	283.33	-366.05	-29.2	2800.86	2276.65	524.21	123.0	
PROFESSIONAL SERVICES:									
6880 LEGAL FEES	0.00	0.00	0.00		0.00	600.00	-600.00		
6882 LEGAL FEES-COLLECTIONS	0.00	0.00	0.00		505.21	0.00	505.21		
TOTAL PROFESSIONAL SERVICES	0.00	0.00	0.00	0.0	505.21	600.00	-94.79	84.2	
OTHER EXPENSES:									
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		2652.19	2463.10	189.09		
7550 MISCELLANEOUS EXPENSE	0.00	0.00	0.00		444.00	0.00	444.00		
TOTAL OTHER EXPENSES	492.62	492.62	0.00	100.0	3096.19	12463.10	-9366.91	24.8	
TOTAL OPERATING EXPENSES	21164.00	26066.47	-4902.47	81.2	117287.19	144548.35	-27261.16	81.1	
OPERATING SURPLUS/DEFICIT	12040.87	10614.56	1426.31	113.4	62423.18	40106.72	22316.46	155.6	
TOTAL CASH DISBURSEMENTS	21164.00	26066.47	-4902.47	81.2	117287.19	144548.35	-27261.16	81.1	
CHANGE IN SECURITY DEPOSITS	0.00	0.00	0.00	0.0	0.00	0.00	0.00	0.0	

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ACCT. NO: 2390
 PAGE: 3

COLLECTION-MIDRISE (LOFTS)
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 05/31/2021

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 06/14/2021

BLD ACCT: 2390	CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--
CHANGE TO TOTAL CASH & RESERVE	<u>12040.87</u>	<u>10614.56</u>	<u>1426.31</u>		<u>62423.18</u>	<u>40106.72</u>	<u>22316.46</u>	

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

**COLLECTION-MIDRISE (LOFTS)
 CASH REPORT
 AS OF 05/31/2021**

----- PREPARED BY -----
 HAWAIIANA MANAGEMENT COMPANY, LTD.
 ACCOUNTANT: JUDY SAKATA
 DATE PRINTED: 6/14/2021

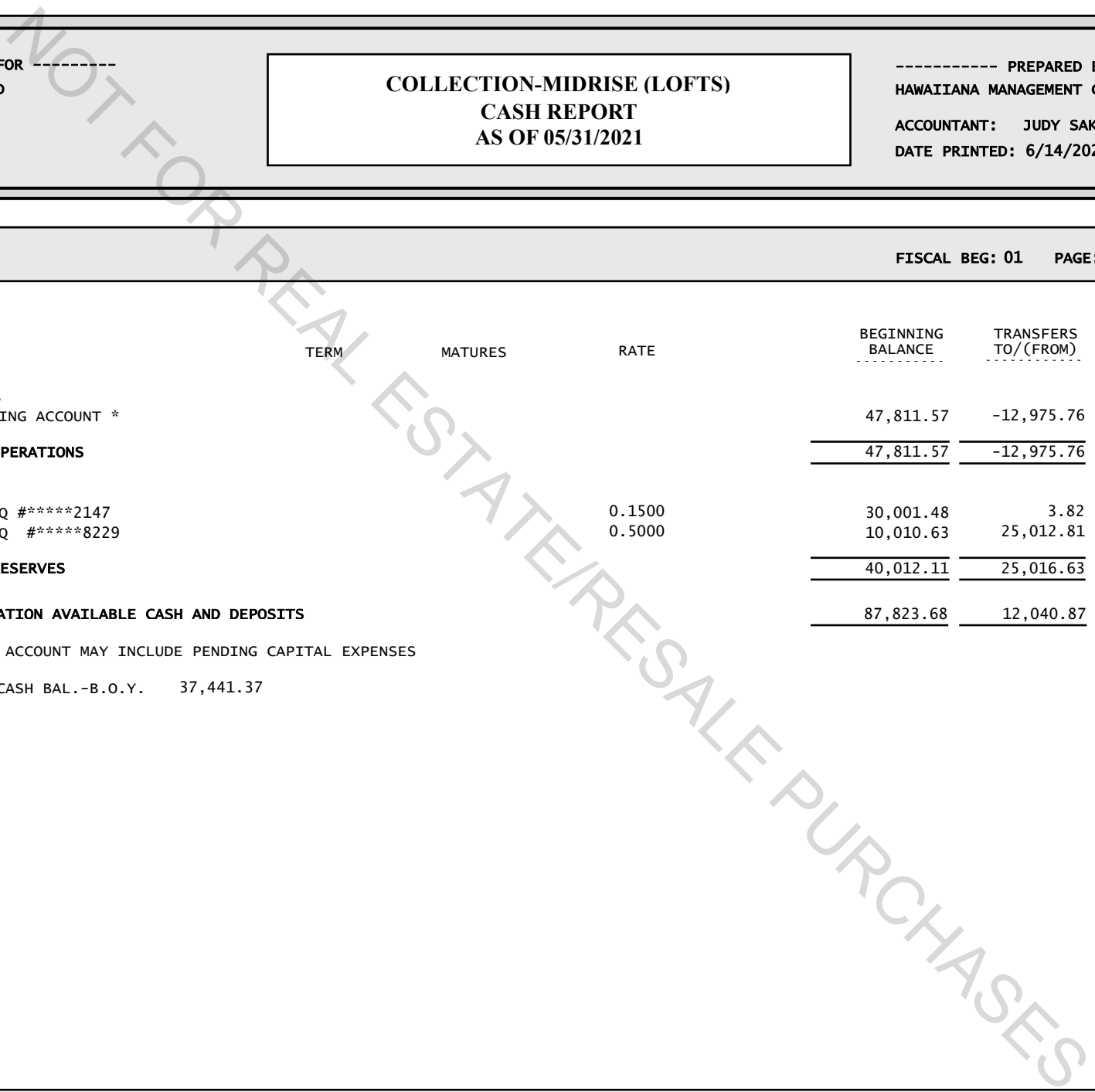
BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

	TERM	MATURES	RATE	BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
OPERATIONS						
1000 CHECKING ACCOUNT *				47,811.57	-12,975.76	34,835.81
TOTAL OPERATIONS				47,811.57	-12,975.76	34,835.81
RESERVES						
1735 CIT LQ #*****2147			0.1500	30,001.48	3.82	30,005.30
1900 FFB LQ #*****8229			0.5000	10,010.63	25,012.81	35,023.44
TOTAL RESERVES				40,012.11	25,016.63	65,028.74
NET ASSOCIATION AVAILABLE CASH AND DEPOSITS				87,823.68	12,040.87	99,864.55

* CHECKING ACCOUNT MAY INCLUDE PENDING CAPITAL EXPENSES

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



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610 ALA MOANA BLVD
HONOLULU HI 96813
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PAGE: 1

COLLECTION-MIDRISE (LOFTS)
CASH BY INSTITUTION
AS OF 05/31/2021

----- PREPARED BY -----
HAWAIIANA MANAGEMENT COMPANY, LTD.
ACCOUNTANT: JUDY SAKATA
DATE PRINTED: 6/14/2021

BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

CASH BY INSTITUTION:

CENTRAL PACIFIC BANK
CIT BANK, N.A.
FIRST FOUNDATION BANK

TOTAL CASH

BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
47,811.57	-12,975.76	34,835.81
30,001.48	3.82	30,005.30
10,010.63	25,012.81	35,023.44
<u>87,823.68</u>	<u>12,040.87</u>	<u>99,864.55</u>

NOT FOR REAL ESTATE/RESALE PURCHASES