



**TREASURER'S REPORT
THE COLLECTION - MIDRISE
SEPTEMBER 2020**

INCOME

We have received

- \$0.17 less than budgeted for **MAINTENANCE FEES**
- \$1,827.73 less than budgeted for **ELECTRICITY REIMBURSEMENT**
- \$0.34 less than budgeted for **CHECKING**

TOTAL RECEIPTS for the month: **\$28,109.48 (\$1,529.72 less than budgeted)**

EXPENSES

- **Utilities:** we spent \$29,855.53, which is \$10,524.53 more than budgeted
- **Contracts:** we spent \$6,340.11, which is \$1,006.76 less than budgeted
- **Building Maintenance:** we spent \$89.21, which is \$415.79 less than budgeted
- **Professional Services:** we spent \$0, which is \$0 more than budgeted
- **Other Expenses:** we spent \$557.49, which is \$32.51 less than budgeted

Overall, we were \$9,069.47 over budget on regularly budgeted items with no capital expense items.

The significant variances are listed on the attached report

TOTAL EXPENDITURES for the month: \$36,842.34

Compared to the budgeted expenses: \$27,772.87

There is a net operating **deficit** of \$8,732.86

At month end the **OPERATIONS ACCOUNTS** balance is \$9,651.84 and the **RESERVES** balance is \$0 with a **TOTAL CASH AND RESERVES** at \$9,651.84.

2020 Year-to- Date Summary

INCOME

We have received

- \$219,429.27, which 100.0% of budgeted **MAINTENANCE FEES**
- \$256,859.57 in total revenues = 96.3% of budget

EXPENSES

Year-To-Date, we are \$5,051.12 under budget on regularly budgeted items.
Capital expenditures Year-To-Date: \$0.

TOTAL EXPENDITURES to date: \$251,767.29 including Capital Expenses
Year-To-Date we have a **NET OPERATING surplus** of \$5,092.28.



MEMORANDUM

TO: Board of Directors - **COLLECTION-MIDRISE (LOFTS)**
 FROM: DEBI BALMILERO - Management Executive
 DATE: October 22, 2020
 RE: Financial Report for **September, 2020**

CREATE DATE: 10/22/2020 11:46:20AM

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

ACCT. DESCRIPTION	ACTUAL	BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	YTD VAR.
EXPENSE						
6010 <u>ELECTRICITY-MIDRISE</u> Jul/Aug Invoices	\$22,630.24	\$11,530.00	\$11,100.24	\$110,427.89	\$103,770.00	\$6,657.89
6230 <u>CONTRACT-ELEVATOR</u> PM/Rpr	\$2,967.80	\$1,400.00	\$1,567.80	\$20,474.14	\$12,600.00	\$7,874.14
6300 <u>CONTRACT-REFUSE</u>	\$640.86	\$475.00	\$165.86	\$5,383.70	\$4,275.00	\$1,108.70
Total Cash And Reserve:			\$9,651.84			

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
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COLLECTION-MIDRISE (LOFTS)
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 09/30/2020

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

ACCOUNTANT: CARRIE LI

DATE PRINTED: 10/19/2020

BLD ACCT: 2390 DESCRIPTION	CURRENT MONTH				YEAR TO DATE				FISCAL BEG: 1
	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%--	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
CASH RECEIPTS:									
5103 MAINTENANCE FEE-MIDRISE	24381.03	24381.20	-0.17	100.0	219429.27	219430.80	-1.53	100.0	
5182 ELECTRICITY REIMB-MIDRISE	3429.27	5257.00	-1827.73		33194.82	47313.00	-14118.18		
5210 OTHER NON-TAX RCPTS-HO6 REIMB	0.00	0.00	0.00		2233.00	0.00	2233.00		
5290 INTEREST FROM CHECKING	0.66	1.00	-0.34		4.41	9.00	-4.59		
5360 LATE CHARGES	23.52	0.00	23.52		92.91	0.00	92.91		
5361 INTEREST CHARGES	0.00	0.00	0.00		5.16	0.00	5.16		
5375 OTH TAX RCPTS-KEYS	60.00	0.00	60.00		635.00	0.00	635.00		
5384 BIKE & SURF FEES	100.00	0.00	100.00		100.00	0.00	100.00		
5385 LOCKOUT FEES	40.00	0.00	40.00		640.00	0.00	640.00		
5452 INCOME-PET	75.00	0.00	75.00		525.00	0.00	525.00		
TOTAL CASH RECEIPTS	28109.48	29639.20	-1529.72	94.8	256859.57	266752.80	-9893.23	96.3	
UTILITIES:									
6010 ELECTRICITY-MIDRISE	22630.24	11530.00	11100.24		110427.89	103770.00	6657.89		
6020 TELEVISION	2825.89	2840.00	-14.11		28612.47	25560.00	3052.47		
6030 WATER	807.10	847.00	-39.90		6706.88	7161.00	-454.12		
6040 SEWER	3592.30	4114.00	-521.70		31867.70	34782.00	-2914.30		
TOTAL UTILITIES	29855.53	19331.00	10524.53	154.4	177614.94	171273.00	6341.94	103.7	
CONTRACTS:									
6210 CONTRACT-AIR CONDITIONING	0.00	600.00	-600.00		5418.91	5400.00	18.91		
6222 CONTRACT-CLNG SVCS-HSEKPNG	1105.72	2009.28	-903.56		9520.26	18083.52	-8563.26		
6223 CONTRACT-CLNG SVCS-WINDOWS	0.00	0.00	0.00		0.00	2600.00	-2600.00		
6230 CONTRACT-ELEVATOR	2967.80	1400.00	1567.80		20474.14	12600.00	7874.14		
6252 CONTRACT-GENERATORS	0.00	0.00	0.00		202.82	300.00	-97.18		
6280 CONTRACT-PEST CONTROL	183.24	190.00	-6.76		1676.64	1710.00	-33.36		
6300 CONTRACT-REFUSE	640.86	475.00	165.86		5383.70	4275.00	1108.70		
6312 SECURITY SERVICES	883.67	1138.59	-254.92		6411.18	10247.31	-3836.13		
6321 FIRE SYSTEM-GENERAL	0.00	0.00	0.00		4453.62	0.00	4453.62		
6330 CONTRACT-ROOF	0.00	0.00	0.00		0.00	1000.00	-1000.00		
6340 SUBMETERING	389.32	395.00	-5.68		3587.02	3555.00	32.02		
6371 CONTRACT OTHER-MAINTENANCE	117.14	1139.00	-1021.86		1476.31	10251.00	-8774.69		
6373 CONTRACT-BACKFLOW TEST SEWER	0.00	0.00	0.00		0.00	180.00	-180.00		

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ACCT. NO: 2390
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COLLECTION-MIDRISE (LOFTS)
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 09/30/2020

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

ACCOUNTANT: CARRIE LI

DATE PRINTED: 10/19/2020

BLD ACCT: 2390		CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
6377 FITNESS EQUIP MTCE	52.36	0.00	52.36		104.72	157.08	-52.36		
6379 CONTRACT-GATE	0.00	0.00	0.00		235.60	706.50	-470.90		
TOTAL CONTRACTS	6340.11	7346.87	-1006.76	86.3	58944.92	71065.41	-12120.49	82.9	
BUILDING MAINTENANCE:									
6500 BUILDING MAINTENANCE	0.00	50.00	-50.00		2169.26	450.00	1719.26		
6530 CLEANING SUPPLIES	0.00	205.00	-205.00		1059.98	1845.00	-785.02		
6540 ELEVATOR	0.00	0.00	0.00		550.00	4400.00	-3850.00		
6560 ELECTRICAL	0.00	0.00	0.00		35.26	0.00	35.26		
6590 PAINT	89.21	0.00	89.21		89.21	225.00	-135.79		
6690 MISCL REPAIRS & PURCHASES	0.00	250.00	-250.00		3522.00	2250.00	1272.00		
TOTAL BUILDING MAINTENANCE	89.21	505.00	-415.79	17.7	7425.71	9170.00	-1744.29	81.0	
PROFESSIONAL SERVICES:									
6880 LEGAL FEES	0.00	0.00	0.00		531.31	0.00	531.31		
TOTAL PROFESSIONAL SERVICES	0.00	0.00	0.00	0.0	531.31	0.00	531.31	0.0	
OTHER EXPENSES:									
7356 INSURANCE-OTHER	0.00	0.00	0.00		2233.00	0.00	2233.00		
7520 MASTER ASSOCIATION DUES	557.49	590.00	-32.51		5017.41	5310.00	-292.59		
TOTAL OTHER EXPENSES	557.49	590.00	-32.51	94.5	7250.41	5310.00	1940.41	136.5	
TOTAL OPERATING EXPENSES	36842.34	27772.87	9069.47	132.7	251767.29	256818.41	-5051.12	98.0	
OPERATING SURPLUS/DEFICIT	-8732.86	1866.33	-10599.19	-467.9	5092.28	9934.39	-4842.11	51.3	
CAPITAL IMPR AND MAJOR REP & REPL:									
8625 POWER SHAVER/CONDITIONER	0.00	0.00	0.00		0.00	7461.00	-7461.00		
TOTAL CAPITAL IMPR AND MAJOR	0.00	0.00	0.00	0.0	0.00	7461.00	-7461.00	0.0	
TOTAL CASH DISBURSEMENTS	36842.34	27772.87	9069.47	132.7	251767.29	264279.41	-12512.12	95.3	

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COLLECTION-MIDRISE (LOFTS)
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 09/30/2020

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 HAWAIIANA MANAGEMENT COMPANY, LTD.

ACCOUNTANT: CARRIE LI

DATE PRINTED: 10/19/2020

BLD ACCT: 2390 DESCRIPTION	CURRENT MONTH				YEAR TO DATE				FISCAL BEG: 1
	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
CHANGE IN SECURITY DEPOSITS	0.00	0.00	0.00	0.0	0.00	0.00	0.00	0.0	0.0
CHANGE TO TOTAL CASH & RESERVE	<u>-8732.86</u>	<u>1866.33</u>	<u>-10599.19</u>		<u>5092.28</u>	<u>2473.39</u>	<u>2618.89</u>		

----- PREPARED FOR -----
 610 ALA MOANA BLVD
 HONOLULU HI 96813
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**COLLECTION-MIDRISE (LOFTS)
 CASH REPORT
 AS OF 09/30/2020**

----- PREPARED BY -----
 HAWAIIANA MANAGEMENT COMPANY, LTD.
 ACCOUNTANT: CARRIE LI
 DATE PRINTED: 10/19/2020

BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

	TERM	MATURES	RATE	BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
OPERATIONS						
1000 CHECKING ACCOUNT *				18,384.70	-8,732.86	9,651.84
TOTAL OPERATIONS				<u>18,384.70</u>	<u>-8,732.86</u>	<u>9,651.84</u>
NET ASSOCIATION AVAILABLE CASH AND DEPOSITS				<u>18,384.70</u>	<u>-8,732.86</u>	<u>9,651.84</u>
* CHECKING ACCOUNT MAY INCLUDE PENDING CAPITAL EXPENSES						
BEGINNING CASH BAL.-B.O.Y. 4,559.56						
UNCONTROLLED DEPOSITS (HELD BY OTHERS)						
2291 DUE TO/FROM COMMON-EXP				0.00	0.00	0.00
TOTAL UNCONTROLLED DEPOSITS				<u>0.00</u>	<u>0.00</u>	<u>0.00</u>

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COLLECTION-MIDRISE (LOFTS)
CASH BY INSTITUTION
AS OF 09/30/2020

----- PREPARED BY -----
HAWAIIANA MANAGEMENT COMPANY, LTD.
ACCOUNTANT: CARRIE LI
DATE PRINTED: 10/19/2020

BLD NUM: 2390

FISCAL BEG: 01 PAGE: 1

CASH BY INSTITUTION:

CENTRAL PACIFIC BANK

TOTAL CASH

BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
18,384.70	-8,732.86	9,651.84
<u>18,384.70</u>	<u>-8,732.86</u>	<u>9,651.84</u>

NOT FOR REAL ESTATE/RESALE PURCHASES