



**TREASURER'S REPORT  
THE COLLECTION - TOWER  
APRIL 2021**

**INCOME**

We have received

- \$2,308.83 more than budgeted for **MAINTENANCE FEE - TOWER**
- \$2,026.52 less than budgeted for **ELECTRICITY REIMB - TOWER**
- \$547.87 more than budgeted for **ELECTRICITY REIMB-CHARGEPOINT**
- \$2,042.20 less than budgeted for **INVESTMENTS**
- \$17.60 more than budgeted for **CHECKING**
- \$68.95 less than budgeted for **OTH NON-TAX RCPTS-HSKPG - MIDRISE**
- \$15.41 less than budgeted for **OTH NON-TAX RCPTS-MAINTENANCE - MIDRISE**
- \$130.20 less than budgeted for **OTH NON-TAX RCPTS-SECURITY - MIDRISE**
- \$675.00 less than budgeted for **SECURITY SVC FEE-COMMERCIAL**

**TOTAL RECEIPTS** for the month: **\$351,875.64 (\$1,355.92 more than budgeted)**

**EXPENSES**

- **Utilities:** we spent \$129,109.62, which is \$25,467.28 less than budgeted
- **Contracts:** we spent \$22,449.61, which is \$15,178.00 less than budgeted
- **Building Maintenance:** we spent \$5,912.45, which is \$1,087.45 more than budgeted
- **Professional Services:** we spent \$7.00, which is \$358.00 less than budgeted
- **Payroll and Benefits:** we spent \$86,606.21, which is \$25,676.51 less than budgeted
- **Other Expenses:** we spent \$3,621.70, which is \$0.01 more than budgeted

Overall, we were \$65,592.33 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: \$247,706.59

Compared to the budgeted expenses: \$313,298.92

There is a net operating **surplus** of \$104,169.05

At month end, the **OPERATIONS ACCOUNTS** balance is \$468,114.24 and the **RESERVES** balance is \$3,297,423.05, with a **TOTAL CASH AND RESERVES** at \$3,765,537.29.

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**2021 Year-to- Date Summary**

**INCOME**

We have received

\$1,163,894.11, which is 99.8% of budgeted **MAINTENANCE FEES**

\$1,403,051.93 in total revenues = 100.1% of budget

**EXPENSES**

Year-To-Date, we are \$192,575.83 under budget on regularly budgeted items.

Capital expenditures Year-To-Date: \$12,958.11

**TOTAL EXPENDITURES** to date: \$1,037,622.74 including Capital Expenses

Year-To-Date we have a **NET OPERATING surplus** of \$378,387.30



MEMORANDUM

TO: Board of Directors - COLLECTION-TOWER
FROM: DEBI BALMILERO - Management Executive
DATE: May 13, 2021
RE: Financial Report for April, 2021

CREATE DATE: 5/13/2021 11:27:46AM

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

Table with columns: ACCT. DESCRIPTION, ACTUAL, BUDGET, VARIANCE, YTD ACTUAL, YTD BUDGET, YTD VAR. Rows include EXPENSE categories like CONTRACT-TREES, CONTRACT-PEST CONTROL, CONTRACT-REFUSE, FIRE SYSTEM-GENERAL, BOOSTER PUMP SVC, FITNESS EQUIP MTCE, ELECTRICAL, POOL & SPA, PAYROLL-MANAGER, PAYROLL TAXES, and Total Cash And Reserve: \$3,765,537.29

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

Management Executive: DEBI BALMILERO
Phone: (808) 593-6378

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

ACCT. NO: 2389  
 PAGE: 1

**COLLECTION-TOWER**  
**STATEMENT OF RECEIPTS AND DISBURSEMENTS**  
**FOR PERIOD ENDED 04/30/2021**

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 05/12/2021

BLD ACCT: 2389 DESCRIPTION	CURRENT MONTH				YEAR TO DATE				FISCAL BEG: 1
	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%--	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
<b>CASH RECEIPTS:</b>									
5102 MAINTENANCE FEE-TOWER	293817.55	291508.72	2308.83	100.8	1163894.11	1166034.88	-2140.77	99.8	
5181 ELECTRICITY REIMB-TOWER	50973.48	53000.00	-2026.52		211157.50	212000.00	-842.50		
5184 ELECTRICITY REIMB-CHRGPOINT	1347.87	800.00	547.87		4579.64	3200.00	1379.64		
5210 OTHER NON-TAX RCPTS-H06 REIMB	0.00	0.00	0.00		567.30	0.00	567.30		
5270 INTEREST FROM INVESTMENTS	457.80	2500.00	-2042.20		6917.65	10000.00	-3082.35		
5290 INTEREST FROM CHECKING	18.60	1.00	17.60		69.04	4.00	65.04		
5360 LATE CHARGES	109.90	0.00	109.90		479.07	0.00	479.07		
5361 INTEREST CHARGES	0.00	0.00	0.00		24.63	0.00	24.63		
5370 OTHER TAXABLE RECEIPTS-MISC	0.00	0.00	0.00		110.00	0.00	110.00		
5375 OTH TAX RCPTS-KEYS	630.00	0.00	630.00		1510.00	0.00	1510.00		
5378 FINES	75.00	0.00	75.00		225.00	0.00	225.00		
5384 BIKE & SURF FEES	1500.00	0.00	1500.00		4116.67	0.00	4116.67		
5385 LOCKOUT FEES	600.00	0.00	600.00		1710.00	0.00	1710.00		
5452 INCOME-PET	525.00	0.00	525.00		1625.00	0.00	1625.00		
5750 OTH NON-TAX RCPTS-HSEKPNG FEE	891.05	960.00	-68.95		3356.82	3840.00	-483.18		
5751 OTH NON-TAX RCPTS-MAINTENANCE	139.59	155.00	-15.41		362.45	620.00	-257.55		
5752 OTH NON-TAX RCPTS-SECURITY SV	789.80	920.00	-130.20		2347.05	3680.00	-1332.95		
5755 SECURITY SVC FEE-COMMRCL	0.00	675.00	-675.00		0.00	2700.00	-2700.00		
<b>TOTAL CASH RECEIPTS</b>	<b>351875.64</b>	<b>350519.72</b>	<b>1355.92</b>	<b>100.4</b>	<b>1403051.93</b>	<b>1402078.88</b>	<b>973.05</b>	<b>100.1</b>	
<b>UTILITIES:</b>									
6010 ELECTRICITY-TOWER	76889.96	94000.00	-17110.04		329031.11	376000.00	-46968.89		
6020 TELEVISION	20376.78	22006.00	-1629.22		85080.12	88024.00	-2943.88		
6030 WATER	4628.07	8270.90	-3642.83		15366.61	33083.60	-17716.99		
6040 SEWER	25372.08	28006.00	-2633.92		77375.60	112024.00	-34648.40		
6050 GAS	1842.73	2294.00	-451.27		8403.94	9176.00	-772.06		
<b>TOTAL UTILITIES</b>	<b>129109.62</b>	<b>154576.90</b>	<b>-25467.28</b>	<b>83.5</b>	<b>515257.38</b>	<b>618307.60</b>	<b>-103050.22</b>	<b>83.3</b>	
<b>CONTRACTS:</b>									
6210 CONTRACT-AIR CONDITIONING	1843.10	1950.00	-106.90		6017.56	7800.00	-1782.44		
6223 CONTRACT-CLNG SVCS-WINDOWS	1055.50	18392.61	-17337.11		23423.05	36785.22	-13362.17		
6230 CONTRACT-ELEVATOR	3190.32	3197.00	-6.68		14444.76	12788.00	1656.76		
6242 CONTRACT-TREES	2052.36	0.00	2052.36		2052.36	2500.00	-447.64		

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

ACCT. NO: 2389  
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**COLLECTION-TOWER**  
**STATEMENT OF RECEIPTS AND DISBURSEMENTS**  
**FOR PERIOD ENDED 04/30/2021**

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 05/12/2021

BLD ACCT: 2389		CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
6252 CONTRACT-GENERATORS	0.00	0.00	0.00		3236.85	1500.00	1736.85		
6280 CONTRACT-PEST CONTROL	1403.12	800.00	603.12		3507.80	3200.00	307.80		
6300 CONTRACT-REFUSE	7611.72	5100.00	2511.72		16822.50	20400.00	-3577.50		
6301 CONTRACT-COMPACTOR SVC	0.00	550.00	-550.00		125.00	1100.00	-975.00		
6310 CONTRACT-SECURITY EQPMT	0.00	0.00	0.00		1918.74	0.00	1918.74		
6311 SECURITY EQUIPMENT	0.00	3800.00	-3800.00		0.00	7600.00	-7600.00		
6321 FIRE SYSTEM-GENERAL	681.67	0.00	681.67		5708.89	0.00	5708.89		
6330 CONTRACT-ROOF	0.00	0.00	0.00		0.00	500.00	-500.00		
6340 SUBMETERING	3028.27	3038.00	-9.73		17515.17	12152.00	5363.17		
6373 CONTRACT-BACKFLOW TEST SEWER	0.00	0.00	0.00		2314.72	0.00	2314.72		
6374 BOOSTER PUMP SVC	1164.70	300.00	864.70		1400.30	600.00	800.30		
6376 CONTRACT-PURCHASING HUI	0.00	300.00	-300.00		0.00	600.00	-600.00		
6377 FITNESS EQUIP MTCE	418.85	200.00	218.85		1869.92	800.00	1069.92		
<b>TOTAL CONTRACTS</b>	<b>22449.61</b>	<b>37627.61</b>	<b>-15178.00</b>	<b>59.7</b>	<b>100357.62</b>	<b>108325.22</b>	<b>-7967.60</b>	<b>92.6</b>	
<b>BUILDING MAINTENANCE:</b>									
6500 BUILDING MAINTENANCE	-1164.70	450.00	-1614.70		3134.38	1800.00	1334.38		
6530 CLEANING SUPPLIES	959.28	1400.00	-440.72		5361.52	5600.00	-238.48		
6560 ELECTRICAL	3331.61	275.00	3056.61		6480.30	1100.00	5380.30		
6570 PLUMBING	217.45	400.00	-182.55		775.66	1600.00	-824.34		
6580 POOL & SPA	2375.10	900.00	1475.10		5748.98	3600.00	2148.98		
6590 PAINT	193.71	100.00	93.71		288.29	400.00	-111.71		
6690 MISCL REPAIRS & PURCHASES	0.00	1300.00	-1300.00		3550.09	5200.00	-1649.91		
6700 BLDG MAINT-OTHER	0.00	0.00	0.00		-48.16	0.00	-48.16		
<b>TOTAL BUILDING MAINTENANCE</b>	<b>5912.45</b>	<b>4825.00</b>	<b>1087.45</b>	<b>122.5</b>	<b>25291.06</b>	<b>19300.00</b>	<b>5991.06</b>	<b>131.0</b>	
<b>PROFESSIONAL SERVICES:</b>									
6812 ASSOCIATION ADMIN EXPENSE	7.00	65.00	-58.00		20.51	260.00	-239.49		
6840 EDUCATION EXPENSE	0.00	0.00	0.00		0.00	400.00	-400.00		
6880 LEGAL FEES	0.00	300.00	-300.00		0.00	600.00	-600.00		
<b>TOTAL PROFESSIONAL SERVICES</b>	<b>7.00</b>	<b>365.00</b>	<b>-358.00</b>	<b>1.9</b>	<b>20.51</b>	<b>1260.00</b>	<b>-1239.49</b>	<b>1.6</b>	
<b>PAYROLL AND BENEFITS:</b>									
7010 PAYROLL-MANAGER	22110.91	21780.54	330.37		88585.80	87122.16	1463.64		

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**COLLECTION-TOWER**  
**STATEMENT OF RECEIPTS AND DISBURSEMENTS**  
**FOR PERIOD ENDED 04/30/2021**

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 05/12/2021

BLD ACCT: 2389		CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION		---ACTUAL---	---BUDGET---	---VAR.---	-BUD%--	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--
7020	PAYROLL-MAINTENANCE	9304.85	12180.37	-2875.52		38745.80	48721.48	-9975.68	
7030	PAYROLL-HOUSEKEEPING	14476.80	19154.70	-4677.90		59582.88	76618.80	-17035.92	
7050	PAYROLL-SECURITY	26511.68	37203.27	-10691.59		110658.14	148813.08	-38154.94	
7070	WORKERS COMPENSATION	-6258.40	0.00	-6258.40		-6258.40	0.00	-6258.40	
7080	TDI	815.90	1000.00	-184.10		1852.85	2000.00	-147.15	
7090	HEALTH CARE	10336.23	13500.00	-3163.77		41833.55	54000.00	-12166.45	
7100	PAYROLL TAXES	9005.56	6332.84	2672.72		31484.17	25331.36	6152.81	
7140	PAYROLL PREPARATION	302.68	346.00	-43.32		1375.47	1384.00	-8.53	
7170	UNIFORMS	0.00	785.00	-785.00		0.00	1570.00	-1570.00	
<b>TOTAL PAYROLL AND BENEFITS</b>		<b>86606.21</b>	<b>112282.72</b>	<b>-25676.51</b>	<b>77.1</b>	<b>367860.26</b>	<b>445560.88</b>	<b>-77700.62</b>	<b>82.6</b>
<b>OTHER EXPENSES:</b>									
7335	INSURANCE-ART DEDUCTIBLE	0.00	0.00	0.00		0.00	10000.00	-10000.00	
7520	MASTER ASSOC DUES-TOWER	3621.70	3621.69	0.01		15877.80	14486.76	1391.04	
<b>TOTAL OTHER EXPENSES</b>		<b>3621.70</b>	<b>3621.69</b>	<b>0.01</b>	<b>100.0</b>	<b>15877.80</b>	<b>24486.76</b>	<b>-8608.96</b>	<b>64.8</b>
<b>TOTAL OPERATING EXPENSES</b>		<b>247706.59</b>	<b>313298.92</b>	<b>-65592.33</b>	<b>79.1</b>	<b>1024664.63</b>	<b>1217240.46</b>	<b>-192575.83</b>	<b>84.2</b>
<b>OPERATING SURPLUS/DEFICIT</b>		<b>104169.05</b>	<b>37220.80</b>	<b>66948.25</b>	<b>279.9</b>	<b>378387.30</b>	<b>184838.42</b>	<b>193548.88</b>	<b>204.7</b>
<b>CAPITAL IMPR AND MAJOR REP &amp; REPL:</b>									
8521	LOBBY/HALLWAY-CARPET	0.00	0.00	0.00		12958.11	0.00	12958.11	
8625	WINDOW SEALS-REPAIRS	0.00	0.00	0.00		0.00	425000.00	-425000.00	
8626	POOL PH & CL CONTROL	0.00	0.00	0.00		0.00	7500.00	-7500.00	
8627	SPA PH & CL CONTROL	0.00	0.00	0.00		0.00	7500.00	-7500.00	
<b>TOTAL CAPITAL IMPR AND MAJOR</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.0</b>	<b>12958.11</b>	<b>440000.00</b>	<b>-427041.89</b>	<b>2.9</b>
<b>TOTAL CASH DISBURSEMENTS</b>		<b>247706.59</b>	<b>313298.92</b>	<b>-65592.33</b>	<b>79.1</b>	<b>1037622.74</b>	<b>1657240.46</b>	<b>-619617.72</b>	<b>62.6</b>
<b>CHANGE IN SECURITY DEPOSITS</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.0</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.0</b>
<b>CHANGE TO TOTAL CASH &amp; RESERVE</b>		<b>104169.05</b>	<b>37220.80</b>	<b>66948.25</b>		<b>365429.19</b>	<b>-255161.58</b>	<b>620590.77</b>	

----- PREPARED FOR -----  
 600 ALA MOANA BLVD  
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**COLLECTION-TOWER  
 CASH REPORT  
 AS OF 04/30/2021**

----- PREPARED BY -----  
 HAWAIIANA MANAGEMENT COMPANY, LTD.  
 ACCOUNTANT: JUDY SAKATA  
 DATE PRINTED: 5/12/2021

BLD NUM: 2389

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**OPERATIONS**

1000 CHECKING ACCOUNT \*

**TOTAL OPERATIONS**

**RESERVES**

	TERM	MATURES	RATE	BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE	
1672 BOH #*****1364	12	MONTHS	08/24/2021	0.2000	200,000.00	0.00	200,000.00
1735 CIT ICS LQ #*****4946				0.1000	47,632.33	3.91	47,636.24
1736 CIT #*****9475	12	MONTHS	06/12/2021	0.7500	201,125.06	128.15	201,253.21
1737 CIT ICS LQ #*****8297				0.1500	140,021.82	150,024.65	290,046.47
1766 FFAC LQ #*****1608				0.2100	249,694.70	0.00	249,694.70
1775 FHB LQ #*****0213				0.0500	128,828.12	4.87	128,832.99
1800 HCFED LQ #*****9-02				0.1000	100.27	0.00	100.27
1802 HCFED #*****9350	12	MONTHS	01/14/2022	0.6000	209,558.15	0.00	209,558.15
1830 HFFCU LQ #*****6910				0.0900	1,579.64	0.00	1,579.64
1831 HFFCU #*****0099	12	MONTHS	06/10/2021	0.7500	244,000.00	0.00	244,000.00
1841 HSB LQ #*****3732				0.5000	125,037.30	124,052.99	249,090.29
1880 OPB LQ #*****0691				0.9000	251,388.73	186.03	251,574.76
1902 FFB #*****9768	06	MONTHS	04/16/2021	0.2000	204,622.96	-204,622.96	0.00
1903 FFB ICS LQ #*****6093				0.1000	177,573.03	7.28	177,580.31
1904 FFB LQ #*****8709				0.5000	0.00	32,645.82	32,645.82
1965 TERR LQ #*****6667				0.4200	252,878.83	0.00	252,878.83
2005 WELL #*****5280					512,345.15	27.06	512,372.21
2125 HSFCU LQ #*****9750				0.2500	200,479.12	48,000.00	248,479.12
2126 HSFCU LQ #*****9730				0.0850	100.04	0.00	100.04

**TOTAL RESERVES**

**NET ASSOCIATION AVAILABLE CASH AND DEPOSITS**

\* CHECKING ACCOUNT MAY INCLUDE PENDING CAPITAL EXPENSES

BEGINNING CASH BAL.-B.O.Y. 3,400,108.10

514,402.99	-46,288.75	468,114.24
<u>514,402.99</u>	<u>-46,288.75</u>	<u>468,114.24</u>
<u>3,146,965.25</u>	<u>150,457.80</u>	<u>3,297,423.05</u>
<u>3,661,368.24</u>	<u>104,169.05</u>	<u>3,765,537.29</u>

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600 ALA MOANA BLVD  
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COLLECTION-TOWER  
CASH BY INSTITUTION  
AS OF 04/30/2021

----- PREPARED BY -----  
HAWAIIANA MANAGEMENT COMPANY, LTD.  
ACCOUNTANT: JUDY SAKATA  
DATE PRINTED: 5/12/2021

BLD NUM: 2389

FISCAL BEG: 01 PAGE: 1

CASH BY INSTITUTION:

	BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
BANK OF HAWAII	200,000.00	0.00	200,000.00
CENTRAL PACIFIC BANK	514,402.99	-46,288.75	468,114.24
CIT BANK, N.A.	388,779.21	150,156.71	538,935.92
FINANCE FACTORS	249,694.70	0.00	249,694.70
FIRST FOUNDATION BANK	382,195.99	-171,969.86	210,226.13
FIRST HAWAIIAN BANK	128,828.12	4.87	128,832.99
HAWAII CENTRAL FEDERAL CU	209,658.42	0.00	209,658.42
HAWAII STATE FEDERAL CU	200,579.16	48,000.00	248,579.16
HAWAIIAN FINANCIAL FCU	245,579.64	0.00	245,579.64
HOMESTREET BANK	125,037.30	124,052.99	249,090.29
OHANA PACIFIC BANK	251,388.73	186.03	251,574.76
TERRITORIAL SAVINGS BANK	252,878.83	0.00	252,878.83
WELLS FARGO	512,345.15	27.06	512,372.21
<b>TOTAL CASH</b>	<u>3,661,368.24</u>	<u>104,169.05</u>	<u>3,765,537.29</u>