



# HAWAIIANA

## TREASURER'S REPORT THE COLLECTION - TOWER MAY 2021

### INCOME

We have received

- \$4,064.00 less than budgeted for **MAINTENANCE FEE - TOWER**
- \$4,490.49 less than budgeted for **ELECTRICITY REIMB - TOWER**
- \$440.22 more than budgeted for **ELECTRICITY REIMB-CHARGEPOINT**
- \$2,090.71 less than budgeted for **INVESTMENTS**
- \$12.36 more than budgeted for **CHECKING**
- \$960.00 less than budgeted for **OTH NON-TAX RCPTS-HSKPG - MIDRISE**
- \$155.00 less than budgeted for **OTH NON-TAX RCPTS-MAINTENANCE - MIDRISE**
- \$920.00 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: **\$339,763.67 (\$10,756.05 less than budgeted)**

### EXPENSES

- **Utilities:** we spent \$136,425.21, which is \$18,151.69 less than budgeted
- **Contracts:** we spent \$11,958.34, which is \$2,326.66 less than budgeted
- **Building Maintenance:** we spent \$3,411.91, which is \$1,413.09 less than budgeted
- **Professional Services:** we spent \$8.45, which is \$56.55 less than budgeted
- **Payroll and Benefits:** we spent \$89,724.46, which is \$20,773.26 less than budgeted
- **Other Expenses:** we spent \$3,621.70, which is \$0.01 more than budgeted

Overall, we were \$42,721.24 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: \$245,150.07

Compared to the budgeted expenses: \$287,871.31

There is a net operating **surplus** of \$94,613.60

At month end, the **OPERATIONS ACCOUNTS** balance is \$337,318.55 and the **RESERVES** balance is \$3,522,832.34, with a **TOTAL CASH AND RESERVES** at \$3,765,537.29.

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## 2021 Year-to- Date Summary

### INCOME

We have received

- \$1,451,338.83, which is 99.6% of budgeted **MAINTENANCE FEES**
- \$1,742,815.60 in total revenues = 99.4% of budget

### EXPENSES

Year-To-Date, we are \$235,297.07 under budget on regularly budgeted items.

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

**TOTAL EXPENDITURES** to date: \$1,282,772.81 including Capital Expenses

Year-To-Date we have a **NET OPERATING surplus** of \$473,000.90



MEMORANDUM

TO: Board of Directors - COLLECTION-TOWER
FROM: DEBI BALMILERO - Management Executive
DATE: June 15, 2021
RE: Financial Report for May, 2021

CREATE DATE: 6/15/2021 6:05:03PM

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 SUBMETERING, CONTRACT-BACKFLOW TEST SEWER, FITNESS EQUIP MTCE, CLEANING SUPPLIES, PLUMBING, SECURITY EQUIPMENT, PAYROLL-MANAGER, PAYROLL TAXES, UNIFORMS, and a Total Cash And Reserve row.

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  
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**COLLECTION-TOWER**  
**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: 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	287444.72	291508.72	-4064.00	98.6	1451338.83	1457543.60	-6204.77	99.6	
5181 ELECTRICITY REIMB-TOWER	48509.51	53000.00	-4490.49		259667.01	265000.00	-5332.99		
5184 ELECTRICITY REIMB-CHRGPOINT	1240.22	800.00	440.22		5819.86	4000.00	1819.86		
5210 OTHER NON-TAX RCPTS-H06 REIMB	0.00	0.00	0.00		567.30	0.00	567.30		
5270 INTEREST FROM INVESTMENTS	409.29	2500.00	-2090.71		7326.94	12500.00	-5173.06		
5290 INTEREST FROM CHECKING	13.36	1.00	12.36		82.40	5.00	77.40		
5360 LATE CHARGES	42.57	0.00	42.57		521.64	0.00	521.64		
5361 INTEREST CHARGES	0.00	0.00	0.00		24.63	0.00	24.63		
5370 OTHER TAXABLE RECEIPTS-MISC	324.00	0.00	324.00		434.00	0.00	434.00		
5375 OTH TAX RCPTS-KEYS	555.00	0.00	555.00		2065.00	0.00	2065.00		
5378 FINES	225.00	0.00	225.00		450.00	0.00	450.00		
5384 BIKE & SURF FEES	400.00	0.00	400.00		4516.67	0.00	4516.67		
5385 LOCKOUT FEES	300.00	0.00	300.00		2010.00	0.00	2010.00		
5452 INCOME-PET	300.00	0.00	300.00		1925.00	0.00	1925.00		
5750 OTH NON-TAX RCPTS-HSEKPNG FEE	0.00	960.00	-960.00		3356.82	4800.00	-1443.18		
5751 OTH NON-TAX RCPTS-MAINTENANCE	0.00	155.00	-155.00		362.45	775.00	-412.55		
5752 OTH NON-TAX RCPTS-SECURITY SV	0.00	920.00	-920.00		2347.05	4600.00	-2252.95		
5755 SECURITY SVC FEE-COMMRCL	0.00	675.00	-675.00		0.00	3375.00	-3375.00		
<b>TOTAL CASH RECEIPTS</b>	<b>339763.67</b>	<b>350519.72</b>	<b>-10756.05</b>	<b>96.9</b>	<b>1742815.60</b>	<b>1752598.60</b>	<b>-9783.00</b>	<b>99.4</b>	
<b>UTILITIES:</b>									
6010 ELECTRICITY-TOWER	82243.90	94000.00	-11756.10		411275.01	470000.00	-58724.99		
6020 TELEVISION	21567.78	22006.00	-438.22		106647.90	110030.00	-3382.10		
6030 WATER	5085.87	8270.90	-3185.03		20452.48	41354.50	-20902.02		
6040 SEWER	25761.00	28006.00	-2245.00		103136.60	140030.00	-36893.40		
6050 GAS	1766.66	2294.00	-527.34		10170.60	11470.00	-1299.40		
<b>TOTAL UTILITIES</b>	<b>136425.21</b>	<b>154576.90</b>	<b>-18151.69</b>	<b>88.3</b>	<b>651682.59</b>	<b>772884.50</b>	<b>-121201.91</b>	<b>84.3</b>	
<b>CONTRACTS:</b>									
6210 CONTRACT-AIR CONDITIONING	759.16	1950.00	-1190.84		6776.72	9750.00	-2973.28		
6223 CONTRACT-CLNG SVCS-WINDOWS	0.00	0.00	0.00		23423.05	36785.22	-13362.17		
6230 CONTRACT-ELEVATOR	3190.32	3197.00	-6.68		17635.08	15985.00	1650.08		
6242 CONTRACT-TREES	0.00	0.00	0.00		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 05/31/2021**

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

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 06/14/2021

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	0.00	800.00	-800.00		3507.80	4000.00	-492.20		
6300 CONTRACT-REFUSE	859.13	5100.00	-4240.87		17681.63	25500.00	-7818.37		
6301 CONTRACT-COMPACTOR SVC	0.00	0.00	0.00		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	0.00	0.00		0.00	7600.00	-7600.00		
6321 FIRE SYSTEM-GENERAL	0.00	0.00	0.00		5708.89	0.00	5708.89		
6330 CONTRACT-ROOF	0.00	0.00	0.00		0.00	500.00	-500.00		
6340 SUBMETERING	6056.54	3038.00	3018.54		23571.71	15190.00	8381.71		
6373 CONTRACT-BACKFLOW TEST SEWER	1645.33	0.00	1645.33		3960.05	0.00	3960.05		
6374 BOOSTER PUMP SVC	-929.10	0.00	-929.10		471.20	600.00	-128.80		
6376 CONTRACT-PURCHASING HUI	0.00	0.00	0.00		0.00	600.00	-600.00		
6377 FITNESS EQUIP MTCE	376.96	200.00	176.96		2246.88	1000.00	1246.88		
<b>TOTAL CONTRACTS</b>	<b>11958.34</b>	<b>14285.00</b>	<b>-2326.66</b>	<b>83.7</b>	<b>112315.96</b>	<b>122610.22</b>	<b>-10294.26</b>	<b>91.6</b>	
<b>BUILDING MAINTENANCE:</b>									
6500 BUILDING MAINTENANCE	-118.26	450.00	-568.26		3016.12	2250.00	766.12		
6530 CLEANING SUPPLIES	1634.23	1400.00	234.23		6995.75	7000.00	-4.25		
6560 ELECTRICAL	248.80	275.00	-26.20		6729.10	1375.00	5354.10		
6570 PLUMBING	897.38	400.00	497.38		1673.04	2000.00	-326.96		
6580 POOL & SPA	481.48	900.00	-418.52		6230.46	4500.00	1730.46		
6590 PAINT	0.00	100.00	-100.00		288.29	500.00	-211.71		
6630 SECURITY EQUIPMENT	130.89	0.00	130.89		130.89	0.00	130.89		
6690 MISCL REPAIRS & PURCHASES	137.39	1300.00	-1162.61		3687.48	6500.00	-2812.52		
6700 BLDG MAINT-OTHER	0.00	0.00	0.00		-48.16	0.00	-48.16		
<b>TOTAL BUILDING MAINTENANCE</b>	<b>3411.91</b>	<b>4825.00</b>	<b>-1413.09</b>	<b>70.7</b>	<b>28702.97</b>	<b>24125.00</b>	<b>4577.97</b>	<b>119.0</b>	
<b>PROFESSIONAL SERVICES:</b>									
6812 ASSOCIATION ADMIN EXPENSE	8.45	65.00	-56.55		28.96	325.00	-296.04		
6840 EDUCATION EXPENSE	0.00	0.00	0.00		0.00	400.00	-400.00		
6880 LEGAL FEES	0.00	0.00	0.00		0.00	600.00	-600.00		
<b>TOTAL PROFESSIONAL SERVICES</b>	<b>8.45</b>	<b>65.00</b>	<b>-56.55</b>	<b>13.0</b>	<b>28.96</b>	<b>1325.00</b>	<b>-1296.04</b>	<b>2.2</b>	
<b>PAYROLL AND BENEFITS:</b>									

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 HONOLULU HI 96813

ACCT. NO: 2389  
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**COLLECTION-TOWER**  
**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: 2389		CURRENT MONTH				YEAR TO DATE		FISCAL BEG: 1	
DESCRIPTION	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%--	---ACTUAL---	---BUDGET---	---VAR.---	---BUD%---	
7010 PAYROLL-MANAGER	22028.26	21780.54	247.72		110614.06	108902.70	1711.36		
7020 PAYROLL-MAINTENANCE	9579.08	12180.37	-2601.29		48324.88	60901.85	-12576.97		
7030 PAYROLL-HOUSEKEEPING	14308.80	19154.70	-4845.90		73891.68	95773.50	-21881.82		
7050 PAYROLL-SECURITY	27089.52	37203.27	-10113.75		137747.66	186016.35	-48268.69		
7070 WORKERS COMPENSATION	0.00	0.00	0.00		-6258.40	0.00	-6258.40		
7080 TDI	0.00	0.00	0.00		1852.85	2000.00	-147.15		
7090 HEALTH CARE	9358.97	13500.00	-4141.03		51192.52	67500.00	-16307.48		
7100 PAYROLL TAXES	6955.57	6332.84	622.73		38439.74	31664.20	6775.54		
7140 PAYROLL PREPARATION	289.50	346.00	-56.50		1664.97	1730.00	-65.03		
7170 UNIFORMS	114.76	0.00	114.76		114.76	1570.00	-1455.24		
<b>TOTAL PAYROLL AND BENEFITS</b>	<b>89724.46</b>	<b>110497.72</b>	<b>-20773.26</b>	<b>81.2</b>	<b>457584.72</b>	<b>556058.60</b>	<b>-98473.88</b>	<b>82.3</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		19499.50	18108.45	1391.05		
<b>TOTAL OTHER EXPENSES</b>	<b>3621.70</b>	<b>3621.69</b>	<b>0.01</b>	<b>100.0</b>	<b>19499.50</b>	<b>28108.45</b>	<b>-8608.95</b>	<b>69.4</b>	
<b>TOTAL OPERATING EXPENSES</b>	<b>245150.07</b>	<b>287871.31</b>	<b>-42721.24</b>	<b>85.2</b>	<b>1269814.70</b>	<b>1505111.77</b>	<b>-235297.07</b>	<b>84.4</b>	
<b>OPERATING SURPLUS/DEFICIT</b>	<b>94613.60</b>	<b>62648.41</b>	<b>31965.19</b>	<b>151.0</b>	<b>473000.90</b>	<b>247486.83</b>	<b>225514.07</b>	<b>191.1</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>245150.07</b>	<b>287871.31</b>	<b>-42721.24</b>	<b>85.2</b>	<b>1282772.81</b>	<b>1945111.77</b>	<b>-662338.96</b>	<b>65.9</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>	

----- 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 05/31/2021**

----- PREPARED BY -----  
HAWAIIANA MANAGEMENT COMPANY, LTD.  
ACCOUNTANT: JUDY SAKATA  
DATE PRINTED: 06/14/2021

BLD ACCT: 2389 DESCRIPTION	CURRENT MONTH				YEAR TO DATE				FISCAL BEG: 1
	---ACTUAL---	---BUDGET---	---VAR.---	-BUD%-	---ACTUAL---	---BUDGET---	---VAR.---	--BUD%--	
CHANGE TO TOTAL CASH & RESERVE	<u>94613.60</u>	<u>62648.41</u>	<u>31965.19</u>		<u>460042.79</u>	<u>-192513.17</u>	<u>652555.96</u>		

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600 ALA MOANA BLVD  
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ACCT. NO: 2389

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**COLLECTION-TOWER  
CASH REPORT  
AS OF 05/31/2021**

----- PREPARED BY -----

HAWAIIANA MANAGEMENT COMPANY, LTD.

ACCOUNTANT: JUDY SAKATA

DATE PRINTED: 6/14/2021

BLD NUM: 2389

FISCAL BEG: 01 PAGE: 1

	TERM	MATURES	RATE	BEGINNING BALANCE	TRANSFERS TO/(FROM)	ENDING BALANCE
<b>OPERATIONS</b>						
1000 CHECKING ACCOUNT *				468,114.24	-130,795.69	337,318.55
<b>TOTAL OPERATIONS</b>				<u>468,114.24</u>	<u>-130,795.69</u>	<u>337,318.55</u>
<b>RESERVES</b>						
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	47,636.24	4.04	47,640.28
1736 CIT #*****9475	12	MONTHS 06/12/2021	0.7500	201,253.21	124.10	201,377.31
1737 CIT ICS LQ #*****8297			0.1500	290,046.47	225,071.17	515,117.64
1766 FFAC LQ #*****1608			0.2100	249,694.70	0.00	249,694.70
1775 FHB LQ #*****0213			0.0500	128,832.99	5.03	128,838.02
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	249,090.29	85.21	249,175.50
1880 OPB LQ #*****0691			0.9000	251,574.76	72.38	251,647.14
1903 FFB ICS LQ #*****6093			0.1000	177,580.31	7.52	177,587.83
1904 FFB LQ #*****8709			0.5000	32,645.82	13.87	32,659.69
1965 TERR LQ #*****6667			0.4200	252,878.83	0.00	252,878.83
2005 WELL #*****5280				512,372.21	25.97	512,398.18
2125 HSFCU LQ #*****9750			0.2500	248,479.12	0.00	248,479.12
2126 HSFCU LQ #*****9730			0.0850	100.04	0.00	100.04
<b>TOTAL RESERVES</b>				<u>3,297,423.05</u>	<u>225,409.29</u>	<u>3,522,832.34</u>
<b>NET ASSOCIATION AVAILABLE CASH AND DEPOSITS</b>				<u>3,765,537.29</u>	<u>94,613.60</u>	<u>3,860,150.89</u>

\* CHECKING ACCOUNT MAY INCLUDE PENDING CAPITAL EXPENSES

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

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COLLECTION-TOWER  
CASH BY INSTITUTION  
AS OF 05/31/2021

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

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	468,114.24	-130,795.69	337,318.55
CIT BANK, N.A.	538,935.92	225,199.31	764,135.23
FINANCE FACTORS	249,694.70	0.00	249,694.70
FIRST FOUNDATION BANK	210,226.13	21.39	210,247.52
FIRST HAWAIIAN BANK	128,832.99	5.03	128,838.02
HAWAII CENTRAL FEDERAL CU	209,658.42	0.00	209,658.42
HAWAII STATE FEDERAL CU	248,579.16	0.00	248,579.16
HAWAIIAN FINANCIAL FCU	245,579.64	0.00	245,579.64
HOMESTREET BANK	249,090.29	85.21	249,175.50
OHANA PACIFIC BANK	251,574.76	72.38	251,647.14
TERRITORIAL SAVINGS BANK	252,878.83	0.00	252,878.83
WELLS FARGO	512,372.21	25.97	512,398.18
<b>TOTAL CASH</b>	<u>3,765,537.29</u>	<u>94,613.60</u>	<u>3,860,150.89</u>