



Gamtoos Mouth HOA - NPC 1999/001483/08

Monthly Management Accounts for the period ending October 2021

Financial Year End: June 2022

SUBJECT TO REVIEW & AMENDMENTS

APPROVED BY:	
Financial Administrator:	CdS
Checked by Management:	JW
Property Portfolio Manager:	HM

Statement of Income & Expenditure (Actual vs Budget)



Gamtoos Mouth HOA - NPC 1999/001483/08
For: July 2021 To: October 2021

<u>Account</u>	Monthly Budget	Jul-21	Aug-21	Sep-21	Oct-21	YTD Actuals	YTD Variances
Other Income							
A1000 (/LEVIES - monthly)	184,500.00	184,500.00	184,500.00	184,500.00	184,500.00	738,000.00	-
A1010 (/Levy 1% Resale of Erven)	10,000.00	23,900.00	67,150.00	18,150.00	12,100.00	121,300.00	81,300.00
A1030 (/Water Recoveries - Meter Readings etc)	27,636.00	63,529.92	138.00	-	76,666.75	140,334.67	29,790.67
A1040>002 (/Interest on dmf account (FNB Savings))	950.00	572.56	780.25	1,332.56	808.02	3,493.39	(306.61)
A1040>003 (/Interest on Investec Account)	7,073.00	-	-	-	-	-	(28,292.00)
A1040>004 (/Interest Arrear Levies)	1,987.00	11,855.61	4,927.06	6,214.19	4,239.07	27,235.93	19,287.93
A1050>002 (/Refuse/Rubble Income)	1,600.00	860.00	3,000.00	3,780.00	4,960.00	12,600.00	6,200.00
A1070>001 (/Electricity Recoveries Sales)	153,616.00	126,651.82	146,749.46	147,233.25	135,369.12	556,003.65	(58,460.35)
A1070>002 (/Electricity Connection Fee)	875.00	-	5,250.00	-	-	5,250.00	1,750.00
A1070>003 (/Sale of EDU (Replacement/GMI Refund))	325.00	650.00	1,300.00	-	650.00	2,600.00	1,300.00
A1080>001 (/Rental Boathouse)	4,000.00	4,000.00	4,000.00	4,000.00	4,000.00	16,000.00	-
A1080>002 (/Rental MTN Tower)	6,578.00	-	12,650.00	6,625.39	6,625.39	25,900.78	(411.22)
A1090>001 (/Remotes sales)	600.00	540.00	1,980.00	1,260.00	900.00	4,680.00	2,280.00
A1090>002 (/Cellphone Access)	3,300.00	38,880.00	220.00	610.00	110.00	39,820.00	26,620.00
A1090>003 (/Slipway Permits/Disks)	2,180.00	14,970.00	390.00	2,100.00	1,640.00	19,100.00	10,380.00
A1090>004 (/Caravan Park Entrance Fee)	25.00	20.00	60.00	20.00	40.00	140.00	40.00
A1090>005 (/ID Worker Tags)	40.00	80.00	25.00	30.00	50.00	185.00	25.00
A1140 (/Archcom Fees (Plan Approval Fees))	1,200.00	1,350.00	2,855.00	2,455.00	1,885.00	8,545.00	3,745.00
Total Income	406,485.00	472,359.91	435,974.77	378,310.39	434,543.35	1,721,188.42	95,248.42

<u>Account</u>	<u>Monthly Budget</u>	<u>Jul-21</u>	<u>Aug-21</u>	<u>Sep-21</u>	<u>Oct-21</u>	<u>YTD Actuals</u>	<u>YTD Variances</u>
Other Expense							
B2000>001 (/Auditors Sec, Tax Assessments)	1,580.00	-	13,728.49	-	3,450.00	17,178.49	(10,858.49)
B2000>002 (/Audit Fees (Actual Audit))	3,400.00	-	-	-	-	-	13,600.00
B2010>002 (/Debit Order Costs)	718.00	760.00	760.00	745.75	750.50	3,016.25	(144.25)
B2010>003 (/Bank Charges (Current Account))	570.00	386.05	446.18	476.43	445.48	1,754.14	525.86
B2010>004 (/Bank Charges (Other Accounts))	205.00	163.19	175.91	183.05	214.23	736.38	83.62
B2020 (/Insurance Premiums)	9,225.00	8,627.10	8,627.10	8,627.10	8,627.10	34,508.40	2,391.60
B2030>001 (/Managing Agent Fee Excl Vat)	40,383.00	39,462.50	39,462.50	39,462.50	39,462.50	157,850.00	3,682.00
B2030>002 (/Managing Agent Fee VAT)	6,057.00	5,919.38	5,919.38	5,919.38	5,919.38	23,677.52	550.48
B2030>003 (/Managing Agent Travelling Fee)	120.00	-	-	42.72	29.00	71.72	408.28
B2030>004 (/Managing Agent Post, P&S)	2,310.00	6,713.73	1,288.72	620.89	4,474.28	13,097.62	(3,857.62)
B2030>005 (/Managing Agent Processing Fees)	525.00	420.00	420.00	420.00	420.00	1,680.00	420.00
B2030>006 (/Managing Agent Legal Collection Admin Fees)	269.00	-	750.00	-	-	750.00	326.00
B2040>002 (/Legal/Consulting Services)	1,000.00	-	-	-	-	-	4,000.00
B2050>001 (/Archcom Plan Approval)	50.00	-	-	-	-	-	200.00
B2050>002 (/Archcom Surveyor Costs)	292.00	-	-	-	-	-	1,168.00
B2060 (/Professional Fee (GMI, Building Inspector, Fire etc))	10,000.00	-	8,580.00	-	4,260.00	12,840.00	27,160.00
C3000>002 (/Licences Vehicles)	772.00	2,336.00	-	-	-	2,336.00	752.00
C3010>001 (/Refuse Removal/Consumables (H/dorp, bags etc))	1,350.00	200.00	4,261.20	200.00	250.00	4,911.20	488.80
C3020 (/Motor Vehicle Installments & Finance)	3,340.00	6,680.44	-	3,340.22	3,340.22	13,360.88	(0.88)
C3030>001 (/Depreciation Vehicles & Trailers)	9,375.00	9,375.00	9,375.00	9,375.00	9,375.00	37,500.00	-
C3030>002 (/Depreciation Other Equipment)	4,835.00	4,835.00	4,835.00	4,835.00	4,835.00	19,340.00	-
C3040 (/Security Services & Requirements)	22,711.00	21,500.00	21,800.00	21,500.00	21,500.00	86,300.00	4,544.00
C3060 (/AGM Costs (Venue, Meeting Costs, Printing etc))	1,200.00	-	-	-	10,603.00	10,603.00	(5,803.00)
C3070 (/BOD/Exco Meeting Expenses)	150.00	-	-	-	-	-	600.00
C3080 (/Remote Cost of Sales)	400.00	300.00	1,650.00	900.00	-	2,850.00	(1,250.00)
C3090>001 (/Office Posting & Mail)	30.00	-	-	-	-	-	120.00
C3090>002 (/Office Printing/Including Printer costs)	1,250.00	-	638.88	1,031.35	300.00	1,970.23	3,029.77
C3090>003 (/Office Stationary)	365.00	-	59.98	-	-	59.98	1,400.02
C3100>001 (/Office Telephone Costs)	85.00	89.72	79.67	99.01	140.69	409.09	(69.09)
C3100>002 (/Office Cell phone Costs)	903.00	799.26	826.98	737.98	737.98	3,102.20	509.80
C3100>003 (/Office Internet Hosting Fee)	100.00	-	-	-	-	-	400.00
C3100>004 (/Office General Exp & Consumables)	400.00	126.98	78.00	702.72	325.77	1,233.47	366.53
C3100>005 (/Office Website Design & Maintenance)	300.00	1,500.00	300.00	550.00	300.00	2,650.00	(1,450.00)
C3130>001 (/Diesel Usage Vehicles)	8,200.00	10,800.00	10,773.00	3,263.50	9,794.20	34,630.70	(1,830.70)
C3130>002 (/Fuel Other Gardening, Travel & Generator)	850.00	600.00	600.00	900.00	700.08	2,800.08	599.92
D4000>001 (/Operations Manager)	20,500.00	20,500.00	20,500.00	20,500.00	20,500.00	82,000.00	-
D4000>003 (/Assistant Estate Manager)	10,015.00	10,015.00	10,015.00	10,015.00	10,015.00	40,060.00	-
D4000>004 (/Administrative Assistant)	6,500.00	6,500.00	6,500.00	6,500.00	6,500.00	26,000.00	-
D4000>006 (/Wages Labourers/Gen Assistants)	23,780.00	25,249.00	22,948.00	22,948.00	22,948.00	94,093.00	1,027.00
D4000>007 (/Wages Labour Casual/Office Cleaning)	1,142.00	80.00	-	160.00	160.00	400.00	4,168.00
D4000>009 (/Duty Managers (Weekend/PH Services))	3,655.00	3,040.00	4,016.50	3,224.00	3,543.00	13,823.50	796.50
D4000>010 (/Staff Bonuses)	5,162.00	-	-	-	-	-	20,648.00
D4010 (/Staff Welfare & Uniforms)	1,400.00	348.00	-	1,396.01	-	1,744.01	3,855.99
D4020 (/UIF)	683.00	663.65	593.27	587.87	582.47	2,427.26	304.74
D4030 (/Compensation Commissioner)	154.00	-	-	-	-	-	616.00
D4040 (/Staff Medical First Aid Box)	15.00	-	-	-	-	-	60.00

Account	Monthly Budget	Jul-21	Aug-21	Sep-21	Oct-21	YTD Actuals	YTD Variances
D4070 (/Skills Development Act Contribution)	765.00	706.73	639.80	631.87	635.06	2,613.46	446.54
E5000>001 (/Electricity Municipality Monthly Account)	132,965.00	158,067.76	210,633.08	4,418.17	41,349.96	414,468.97	117,391.03
E5000>002 (/Electricity Common Property)	6,164.00	6,164.00	6,414.00	6,214.00	6,776.60	25,568.60	(912.60)
E5000>003 (/Electricity Utility World)	7,139.00	7,080.44	7,290.54	6,678.79	7,209.25	28,259.02	296.98
E5000>004 (/Electricity Sales Exps VK, BW & Shop))	3,636.00	3,064.48	3,142.45	2,968.25	1,259.38	10,434.56	4,109.44
E5000>005 (/Electricity Office)	895.00	933.30	1,995.90	-	-	2,929.20	650.80
E5010>001 (/Water Municipality Monthly Account)	23,709.00	40,812.31	49,343.44	(1,240.00)	23,167.71	112,083.46	(17,247.46)
E5010>002 (/Water Office)	100.00	-	-	-	-	-	400.00
E5010>003 (/Water Common Property)	1,240.00	1,240.00	1,240.00	1,240.00	1,240.00	4,960.00	-
E5020 (/Kouga General Rates & Taxes)	55.00	-	-	-	-	-	220.00
F6010>001 (/Road Maintenance In-House)	2,750.00	62.00	-	10,204.74	32,094.00	42,360.74	(31,360.74)
F6020 (/Fire Equipment & Fire Trailer Maintenance)	400.00	-	-	-	-	-	1,600.00
F6030 (/Grass Cutting Equipment Services & Maintenance)	1,334.00	369.95	295.00	6,553.00	-	7,217.95	(1,881.95)
F6040 (/Electrical Reticulation Maintenance)	6,241.00	9,145.00	11,256.77	5,610.00	3,410.00	29,421.77	(4,457.77)
F6050 (/Water Reticulation Maintenance)	3,000.00	-	49.40	103.82	2,486.59	2,639.81	9,360.19
F6060 (/Nursery & Environmental Expenses)	500.00	-	-	-	-	-	2,000.00
F6070 (/R&M Equipment Computers, etc)	250.00	-	-	-	-	-	1,000.00
F6080>001 (/R&M Boathouses)	40.00	-	-	-	-	-	160.00
F6080>002 (/R&M Substation)	40.00	-	-	-	-	-	160.00
F6080>003 (/R&M Offices)	85.00	-	-	-	-	-	340.00
F6080>004 (/R&M Workshop)	250.00	-	-	89.80	-	89.80	910.20
F6080>005 (/R&M Public Ablutions)	40.00	-	-	-	-	-	160.00
F6080>006 (/R&M Workshop & Consumables)	450.00	-	163.10	428.50	-	591.60	1,208.40
F6080>007 (/R&M Slipway)	300.00	-	(340.00)	-	-	(340.00)	1,540.00
F6090>001 (/Vehicle Maintenance Isuzu JKH097EC)	300.00	-	-	-	-	-	1,200.00
F6090>002 (/Vehicle Maintenance Mazda DGT923EC)	1,000.00	-	5,986.00	485.60	850.00	7,321.60	(3,321.60)
F6090>003 (/Vehicle Maintenance Tractor)	2,085.00	-	-	-	-	-	8,340.00
F6090>004 (/Vehicle Maintenance Trailers)	100.00	990.00	-	-	100.00	1,090.00	(690.00)
F6090>005 (/Vehicle Maintenance Isuzu HPR816EC)	400.00	-	-	-	-	-	1,600.00
F6100 (/R&M Fencing)	600.00	-	-	-	105.00	105.00	2,295.00
F6110 (/R&M Gates)	1,000.00	-	-	-	-	-	4,000.00
F6120 (/Supply and Maintenance of Signage)	100.00	-	-	-	-	-	400.00
Total	404,259.00	416,625.97	498,118.24	213,650.02	315,186.43	1,443,580.66	173,455.34
Nett Profit Before Tax	<u>2,226.00</u>	<u>55,733.94</u>	<u>(62,143.47)</u>	<u>164,660.37</u>	<u>119,356.92</u>	<u>277,607.76</u>	<u>268,703.76</u>