



Gamtoos Mouth HOA - NPC 1999/001483/08

Monthly Management Accounts for the period ending October 2018

Financial Year End: June 2019

SUBJECT TO REVIEW & AMENDMENTS

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

Statement of Income & Expenditure (Actual vs Budget)

Gamtoos Mouth HOA - NPC 1999/001483/08

For: July 2018 To: October 2018



<u>Account</u>	Monthly Budget	Jul-18	Aug-18	Sep-18	Oct-18	YTD Actuals	YTD Variances
Other Income							
A1000 (/LEVIES - monthly)	175,500.00	175,500.00	175,500.00	175,500.00	175,500.00	702,000.00	-
A1010 (/Levy 1% Resale of Erven)	10,833.00	9,000.00	18,650.00	9,200.00	10,000.00	46,850.00	3,518.00
A1011 (/Sale Consent Certificates)					720.00	720.00	720.00
A1030 (/Water Recoveries - Meter Readings etc)	16,833.00	43,300.36	103.88	-	51,732.24	95,136.48	27,804.48
A1040>001 (/Interest Current (Bellbuoy Trust))	300.00	410.13	296.37	354.30	302.69	1,363.49	163.49
A1040>002 (/Interest on dmf account (FNB Savings))	1,250.00	2,024.03	2,175.46	1,483.79	1,442.62	7,125.90	2,125.90
A1040>003 (/Interest on Investec Account)	750.00	125.00	125.00	125.00	125.00	500.00	(2,500.00)
A1040>004 (/Interest Arrear Levies)	1,183.00	-	1,676.82	1,933.91	1,784.55	5,395.28	663.28
A1050>002 (/Refuse/Rubble Income)	400.00	450.00	2,550.00	1,010.00	(800.00)	3,210.00	1,610.00
A1060 (/Fines (Transgression Fines Issued))	-	-	-	2,250.00	-	2,250.00	2,250.00
A1070>001 (/Electricity Recoveries Sales)	106,667.00	122,518.62	69,027.48	109,659.41	124,586.15	425,791.66	(876.34)
A1070>002 (/Electricity Connection Fee)	875.00	-	3,500.00	650.00	1,750.00	5,900.00	2,400.00
A1070>003 (/Sale of EDU (Replacement/GMI Refund))	325.00	1,300.00	650.00	650.00	1,300.00	3,900.00	2,600.00
A1080>001 (/Rental Boathouse)	3,800.00	3,800.00	3,800.00	3,800.00	3,800.00	15,200.00	-
A1080>002 (/Rental MTN Tower)	4,333.00	4,044.28	4,044.28	4,044.28	4,367.82	16,500.66	(831.34)
A1090>001 (/Remotes sales)	375.00	600.00	150.00	1,200.00	150.00	2,100.00	600.00
A1090>002 (/Cellphone Access)	2,250.00	180.00	280.00	160.00	30.00	650.00	(8,350.00)
A1090>003 (/Slipway Permits/Disks)	1,321.00	9,500.00	100.00	125.00	150.00	9,875.00	4,591.00
A1090>004 (/Caravan Park Entrance Fee)	46.00	130.00	(205.00)	100.00	10.00	35.00	(149.00)
A1090>005 (/ID Worker Tags)	50.00	45.00	80.00	20.00	50.00	195.00	(5.00)
A1110 (/Dividends Received)	6,167.00	6,160.00	6,160.00	6,160.00	6,160.00	24,640.00	(28.00)
A1140 (/Archcom Fees (Plan Approval Fees))	671.00	795.00	1,285.00	-	-	2,080.00	(604.00)
Total Income	333,929.00	379,882.42	289,949.29	318,425.69	383,161.07	1,371,418.47	35,702.47

Account	Monthly Budget	Jul-18	Aug-18	Sep-18	Oct-18	YTD Actuals	YTD Variances
Other Expense							
B2000>001 (/Auditors Sec, Tax Assessments)	125.00	-	-	-	-	-	500.00
B2000>002 (/Audit Fees (Actual Audit))	1,708.00	-	-	-	-	-	6,832.00
B2010>001 (/Investec Admin Fees)	2,500.00	-	2,780.00	2,780.00	2,780.00	8,340.00	1,660.00
B2010>002 (/Debit Order Costs)	625.00	639.61	620.46	628.12	620.46	2,508.65	(8.65)
B2010>003 (/Bank Charges (Current Account))	1,883.00	2,134.33	1,210.66	1,913.69	2,076.91	7,335.59	196.41
B2010>004 (/Bank Charges (Other Accounts))	196.00	159.04	201.12	37.10	322.58	719.84	64.16
B2020 (/Insurance Premiums)	7,450.00	7,225.95	7,225.95	7,225.95	7,225.95	28,903.80	896.20
B2030>001 (/Managing Agent Fee Excl Vat)	33,342.00	32,335.00	32,335.00	32,335.00	32,335.00	129,340.00	4,028.00
B2030>002 (/Managing Agent Fee VAT)	5,004.00	4,850.25	4,850.25	4,850.25	4,850.25	19,401.00	615.00
B2030>003 (/Managing Agent Travelling Fee)	121.00	-	-	-	-	-	484.00
B2030>004 (/Managing Agent Post, P&S)	2,083.00	4,207.74	553.05	521.88	2,452.66	7,735.33	596.67
B2030>004a (/Managing Agent Record & Storage Fees)	58.00	-	-	-	-	-	232.00
B2030>004b (/Managing Agent Telephone, Internet)	117.00	-	-	-	-	-	468.00
B2030>005 (/Managing Agent Processing Fees)	342.00	299.61	299.61	299.61	299.61	1,198.44	169.56
B2030>006 (/Managing Agent Legal Collection Admin Fees)	367.00	-	-	585.08	-	585.08	882.92
B2040>001 (/CSOS Legal Admin Fee)	62.00	-	-	-	-	-	248.00
B2040>002 (/Legal/Consulting Services)	1,000.00	-	-	-	-	-	4,000.00
B2050>001 (/Archcom Plan Approval)	41.00	-	-	-	-	-	164.00
B2050>002 (/Archcom Surveyor Costs)	291.00	-	23.00	-	50.00	73.00	1,091.00
B2060 (/Professional Fee (GMI, Building Inspector, Fire etc))	16,266.00	5,448.50	21,988.63	5,820.00	32,076.97	65,334.10	(270.10)
C3000>001 (/Licences Radio)	38.00	-	-	-	-	-	152.00
C3000>002 (/Licences Vehicles)	267.00	702.00	-	-	-	702.00	366.00
C3010>001 (/Refuse Removal/Consumables (H/dorp, bags etc))	1,592.00	4,355.63	450.00	-	3,747.38	8,553.01	(2,185.01)
C3010>003 (/Tip Site Rental)	500.00	163.76	500.00	500.00	500.00	1,663.76	336.24
C3020 (/Motor Vehicle Installments & Finance)	4,258.00	4,202.91	4,202.91	4,202.91	4,202.91	16,811.64	220.36
C3030>001 (/Depreciation Vehicles & Trailers)	5,500.00	5,840.00	5,840.00	5,840.00	5,840.00	23,360.00	(1,360.00)
C3030>002 (/Depreciation Other Equipment)	4,833.00	5,000.00	5,000.00	5,000.00	5,000.00	20,000.00	(668.00)
C3040 (/Security Services & Requirements)	18,500.00	17,040.00	17,040.00	17,520.00	17,520.00	69,120.00	4,880.00
C3050 (/Office Rental)	3,500.00	3,977.81	3,500.00	3,500.00	3,500.00	14,477.81	(477.81)
C3055 (/Rental Other Lean-to Workshop)	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	4,000.00	-
C3060 (/AGM Costs (Venue, Meeting Costs, Printing etc))	250.00	-	-	-	-	-	1,000.00
C3070 (/BOD/Exco Meeting Expenses)	250.00	-	105.43	-	71.50	176.93	823.07
C3080 (/Remote Cost of Sales)	300.00	-	-	120.00	1,772.17	1,892.17	(692.17)
C3090>001 (/Office Posting & Mail)	54.00	-	-	-	-	-	216.00
C3090>002 (/Office Printing/Including Printer costs)	1,000.00	-	-	-	-	-	4,000.00
C3090>003 (/Office Stationary)	233.00	-	458.00	-	-	458.00	474.00
C3100>001 (/Office Telephone Costs)	100.00	85.18	-	-	-	85.18	314.82
C3100>002 (/Office Cell phone Costs)	850.00	814.08	874.08	814.08	874.08	3,376.32	23.68
C3100>003 (/Office Internet Hosting Fee)	150.00	1,761.58	227.45	130.00	130.00	2,249.03	(1,649.03)
C3100>004 (/Office General Exp & Consumables)	333.00	749.52	974.67	-	323.41	2,047.60	(715.60)
C3100>005 (/Office Website Design & Maintenance)	167.00	-	150.00	150.00	150.00	450.00	218.00
C3120 (/Beach Clean-Up)	90.00	-	-	-	-	-	360.00
C3130>001 (/Diesel Usage Vehicles)	6,408.00	4,500.00	4,700.00	4,500.00	4,500.00	18,200.00	7,432.00
C3130>002 (/Fuel Other Gardening, Travel & Generator)	825.00	623.60	1,995.30	-	2,148.25	4,767.15	(1,467.15)
C3140 (/News Letter Expenses)	767.00	-	-	-	-	-	3,068.00
D4000>001 (/Operations Manager)	16,500.00	16,500.00	16,500.00	16,500.00	16,500.00	66,000.00	-
D4000>003 (/Assistant Estate Manager)	9,100.00	9,100.00	9,100.00	9,100.00	9,100.00	36,400.00	-

Account	Monthly Budget	Jul-18	Aug-18	Sep-18	Oct-18	YTD Actuals	YTD Variances
D4000>004 (/Administrative Assistant)	6,870.00	6,870.00	6,870.00	6,870.00	6,870.00	27,480.00	-
D4000>006 (/Wages Labourers/Gen Assistants)	18,900.00	17,650.00	17,650.00	17,438.60	17,650.00	70,388.60	5,211.40
D4000>007 (/Wages Labour Casual/Office Cleaning)	547.00	120.00	480.00	-	160.00	760.00	1,428.00
D4000>008 (/Wages Office Casuals/ Office Staff Relief)	417.00	-	-	-	-	-	1,668.00
D4000>009 (/Duty Managers (Weekend/PH Services))	2,325.00	2,748.00	2,970.00	3,420.00	2,970.00	12,108.00	(2,808.00)
D4000>010 (/Staff Bonuses)	4,281.00	-	-	-	-	-	17,124.00
D4000>10 (/Staff/Duty Managers Overtime Call Out)	1,000.00	-	-	-	-	-	4,000.00
D4010 (/Staff Welfare & Uniforms)	892.00	1,581.80	2,068.70	-	180.00	3,830.50	(262.50)
D4020 (/UIF)	583.00	505.56	506.10	496.61	502.64	2,010.91	321.09
D4030 (/Compensation Commissioner)	292.00	-	-	-	-	-	1,168.00
D4040 (/Staff Medical First Aid Box)	15.00	-	-	-	-	-	60.00
D4070 (/Skills Development Act Contribution)	583.00	528.68	530.90	533.29	530.90	2,123.77	208.23
E5000>001 (/Electricity Municipality Monthly Account)	100,417.00	113,724.66	128,593.81	125,385.85	77,721.65	445,425.97	(43,757.97)
E5000>002 (/Electricity Common Property)	5,667.00	5,158.33	5,458.33	5,158.33	5,258.33	21,033.32	1,634.68
E5000>003 (/Electricity Utility World)	3,183.00	3,380.74	3,586.62	3,436.23	3,262.38	13,665.97	(933.97)
E5000>004 (/Electricity Sales Exps VK, BW & Shop))	1,608.00	850.90	2,112.60	801.20	2,131.60	5,896.30	535.70
E5000>005 (/Electricity Office)	800.00	538.28	691.36	-	1,486.00	2,715.64	484.36
E5010>001 (/Water Municipality Monthly Account)	15,667.00	13,890.79	14,923.93	15,201.97	15,348.37	59,365.06	3,302.94
E5010>002 (/Water Office)	67.00	-	189.41	-	-	189.41	78.59
E5010>003 (/Water Common Property)	1,017.00	868.33	868.33	868.33	868.33	3,473.32	594.68
E5020 (/Kouga General Rates & Taxes)	70.00	-	547.87	-	-	547.87	(267.87)
F6000 (/Reserve Fund Provision)	1,417.00	-	-	-	-	-	5,668.00
F6010>001 (/Road Maintenance In-House)	3,000.00	-	(400.00)	2,772.10	1,165.00	3,537.10	8,462.90
F6020 (/Fire Equipment & Fire Trailer Maintenance)	833.00	908.50	90.00	1,060.00	-	2,058.50	1,273.50
F6030 (/Grass Cutting Equipment Services & Maintenance)	1,500.00	-	7,638.45	-	-	7,638.45	(1,638.45)
F6040 (/Electrical Reticulation Maintenance)	5,000.00	3,885.00	6,340.00	14,382.10	5,965.00	30,572.10	(10,572.10)
F6050 (/Water Reticulation Maintenance)	833.00	-	-	-	682.20	682.20	2,649.80
F6060 (/Nursery & Environmental Expenses)	167.00	-	-	-	-	-	668.00
F6070 (/R&M Equipment Computers, etc)	217.00	-	-	-	680.00	680.00	188.00
F6080>001 (/R&M Boathouses)	42.00	-	-	-	-	-	168.00
F6080>002 (/R&M Substation)	42.00	-	-	-	-	-	168.00
F6080>003 (/R&M Offices)	83.00	-	-	-	-	-	332.00
F6080>004 (/R&M Workshop)	250.00	-	-	-	-	-	1,000.00
F6080>005 (/R&M Public Ablutions)	45.00	-	-	-	-	-	180.00
F6080>006 (/R&M Workshop & Consumables)	300.00	-	299.60	-	578.00	877.60	322.40
F6080>007 (/R&M Slipway)	667.00	-	-	-	-	-	2,668.00
F6090>001 (/Vehicle Maintenance CVZ426EC)	720.00	-	8,663.95	-	-	8,663.95	(5,783.95)
F6090>002 (/Vehicle Maintenance FNP421EC)	750.00	1,247.10	1,897.50	1,690.50	-	4,835.10	(1,835.10)
F6090>003 (/Vehicle Maintenance Tractor)	895.00	1,038.45	1,279.30	285.51	3,763.03	6,366.29	(2,786.29)
F6090>004 (/Vehicle Maintenance Trailers)	83.00	-	3,770.00	89.99	-	3,859.99	(3,527.99)
F6090>005 (/Vehicle Maintenance HPR816EC)	417.00	-	-	-	-	-	1,668.00
F6100 (/R&M Fencing)	163.00	-	-	-	-	-	652.00
F6110 (/R&M Gates)	250.00	1,050.00	-	-	-	1,050.00	(50.00)
F6120 (/Supply and Maintenance of Signage)	108.00	1,183.35	-	-	549.80	1,733.15	(1,301.15)
Total	333,929.00	311,444.57	362,332.33	325,764.28	310,293.32	1,309,834.50	25,881.50
Nett Profit Before Tax	-	68,437.85	(72,383.04)	(7,338.59)	72,867.75	61,583.97	61,583.97