

**BODY CORPORATE 46906
ELMDALE LANE
FINANCIAL STATEMENT
18TH APRIL 2023 TO 17TH APRIL 2024**

SHORT TERM - DAY TO DAY RUNNING ACCOUNT:

Balance as per Reconciliation - 17th April 2023	\$ 5,100.71
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INCOME:

Owner Contributions Received by Skyway Body Corporate Services Limited:

Unit 3	\$ 5,704.87	
Unit 5	\$ 3,884.17	
Unit 7	\$ 3,884.17	
Unit 9	\$ 4,865.77	
Unit 11	\$ 3,942.22	
Unit 15	\$ 4,105.82	\$ 26,387.02

AIG Claim Remittance

- Unit 11 - Flooding claim less \$250 Excess	\$ 11,763.10
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Reimbursement from Owner

- Unit 15 - Replacement of spouting, including removal and dumpoing of existing spouting	\$ 638.00
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EXPENDITURE:

Insurance

Marsh - AIG

- Premium, including Office Bearers Liability	\$ 14,100.51
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Ford Baker - Insurance Valuation	\$ 1,081.00
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Garden & Grounds Maintenance

Campbells Mowing

- Grounds/Common Area Maintenance	\$ 720.00
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General Repairs & Maintenance

Access Alarms

- Unit 11 - Reinstate alarm panel after renovations on site (Insurance Claim)	\$ 414.00
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Brendan Hammond

- Unit 11 - Remove water damaged wall linings, skirting and ceiling, remove and install wall sheets, remove and install ceiling sheets, remove and replace wet ceiling batts, install moulding where required, repaint and reinstall electrical (Insurance Claim)	\$ 9,660.00
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ChemDry		
- Unit 11 - Flood restoration (Insurance Claim)	\$ 1,467.60	
Christchurch City Council		
- Annual inspection of backflow devices	\$ 150.00	
Clearwater Spouting		
- Unit 15 - Replacement of spouting, including removal and dumpong of existing spouting	\$ 638.00	
Complete Power Solutions		
- Unit 11 - Replaced 2x 5ft battens and 1x socket in front office due to water damage	\$ 471.50	
DRM Roofing		
- Unit 11 - Inspect cause of leak, remove loose Butynol patch and fit new metal flashing	\$ 195.50	
Plan Heaven		
- Annual Subscription for Long Term Maintenance Plan	\$ 161.00	
<u>Skyway Body Corporate:</u>		
- Management Fee	\$ 2,244.51	
- Maintenance Commission	\$ 273.49	
<u>To Long Term Maintenance Account:</u>		
- Fund Transfer as per Budget	\$ 6,000.00	
<u>To Strengthening Account:</u>		
SMC Design Studio		
- Construction monitoring and sign off, including issuance of PS4 - As per AGM 2023	\$ 2,840.50	
<u>ASB Bank Ltd:</u>		
Interest on Levies		\$ 472.19
Withholding Tax	\$ 212.43	
	\$ 40,630.04	\$ 44,361.02
<u>FUND RECONCILIATION - 17.04.2024</u>		
Total in Reserve Fund		\$ 3,730.98

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LONG TERM MAINTENANCE ACCOUNT:

Balance as per Reconciliation - 17th April 2023	\$ 26,227.55
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From Short Term Account:

- Fund Transfer as per Budget 2021/2022	\$ 6,000.00
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ASB Bank Ltd:

Interest	\$ 1,157.30
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Withholding Tax	\$ 520.75
	<u>\$ 520.75</u>
	<u>\$ 33,384.85</u>

FUND RECONCILIATION - 17.04.2024

Total in Reserve Fund	\$ 32,864.10
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STRENGTHENING ACCOUNT:

Balance as per Reconciliation - 17th April 2023	\$ 3,163.42
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INCOME:

SMC Design Studio

- Construction monitoring and sign off, including issuance of PS4 - As per AGM 2023	\$ 2,840.50
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Reimbursement to Owners:

Refund of contingency for strengthening work

- Unit 9 The Judd Family Trust	\$ 5,301.50
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ASB Bank Ltd:

Interest	\$ 41.95
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Withholding Tax	\$ 18.81	
	<u>\$ 5,320.31</u>	<u>\$ 6,045.87</u>

FUND RECONCILIATION - 17.04.2024

Total in Reserve Fund	\$ 725.56
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