

KINGSHURST RETIREMENT APARTMENTS

ESTIMATE OF INCOME AND EXPENDITURE SCHEDULE FOR THE PERIOD: 1 JANUARY 2017 TO 31 DECEMBER 2017

RESOLVED PER EXECUTIVE COMMITTEE RESOLUTION DATED: 22 November 2016

PREVIOUS BUDGET		10 Mnth Act + 2 Mnth Est		NEW BUDGET		BUDGET NOTES
ANNUAL	MONTHLY	ANNUAL	MONTHLY	ANNUAL	MONTHLY	

Income:

Levies

	Monthly in Advance						
	ANNUAL	MONTHLY	ANNUAL	MONTHLY	ANNUAL	MONTHLY	BUDGET NOTES
COMMON AREA CHARGES rental vodacom	59,280.00	4,940.00	58,496.62	4,874.72	60,744.00	5,062.00	1
LEVIES unit	1,061,040.00	88,420.00	1,061,040.00	88,420.00	1,116,048.00	93,004.00	2
NMBM RATES contribution	484,728.00	40,394.00	455,286.00	37,940.50	484,728.00	40,394.00	3
OTHER REVENUE arrear levy interest	-	-	3,266.15	272.18	-	-	
OTHER REVENUE dstv	35,724.00	2,977.00	34,124.40	2,843.70	38,472.00	3,206.00	4
OTHER REVENUE elec vodacom	72,000.00	6,000.00	90,570.32	7,547.53	90,000.00	7,500.00	5
OTHER REVENUE electricity	108,000.00	9,000.00	127,578.65	10,631.55	132,000.00	11,000.00	6
OTHER REVENUE int on cur & invest	-	-	26,584.57	2,215.38	-	-	
OTHER REVENUE internet	32,400.00	2,700.00	31,980.00	2,665.00	34,800.00	2,900.00	7
OTHER REVENUE services to resident	2,160.00	180.00	6,747.60	562.30	7,200.00	600.00	8
OTHER REVENUE telephone	32,400.00	2,700.00	28,552.39	2,379.37	33,000.00	2,750.00	9
TOTAL INCOME	1,887,732.00	157,311.00	1,924,226.70	160,352.23	1,996,992.00	166,416.00	

Expenditure:

ACCOUNTANT audit fees	2,724.00	227.00	2,724.00	227.00	2,916.00	243.00	10
ACCOUNTANT tax assessments	852.00	71.00	852.00	71.00	912.00	76.00	11
ADMIN legal collection admin fee	360.00	30.00	-	-	360.00	30.00	12
ADMIN postage, printing, stationery	6,720.00	560.00	6,828.13	569.01	7,308.00	609.00	13
ADMIN processing fees	1,344.00	112.00	2,663.64	221.97	2,856.00	238.00	14
ADMIN record storage fee	576.00	48.00	608.40	50.70	624.00	52.00	15
ADMIN telephone, internet	1,560.00	130.00	1,291.22	107.60	1,560.00	130.00	16
ADMIN travel costs	180.00	15.00	123.10	10.26	132.00	11.00	17
BANK FEES & CHARGES	6,252.00	521.00	4,157.17	346.43	4,584.00	382.00	18
BOARD EXPENSES adsl	12,960.00	1,080.00	12,948.00	1,079.00	13,860.00	1,155.00	19
BOARD EXPENSES dstv	30,528.00	2,544.00	32,505.60	2,708.80	34,776.00	2,898.00	20
BOARD EXPENSES neotel	72,576.00	6,048.00	69,696.76	5,808.06	74,580.00	6,215.00	21
BOARD EXPENSES telephone, fax	1,788.00	149.00	720.00	60.00	1,788.00	149.00	22
BUILDING MAINT electrical	3,000.00	250.00	8,775.47	731.29	3,216.00	268.00	23
BUILDING MAINT fire equipment	1,848.00	154.00	-	-	1,848.00	154.00	23
BUILDING MAINT general	6,000.00	500.00	12,766.80	1,063.90	6,420.00	535.00	23
BUILDING MAINT lifts	31,752.00	2,646.00	30,703.30	2,558.61	33,972.00	2,831.00	23
BUILDING MAINT medical supplies	3,360.00	280.00	-	-	3,360.00	280.00	23
BUILDING MAINT network	3,480.00	290.00	2,886.48	240.54	3,720.00	310.00	23
BUILDING MAINT oxygen rental	2,856.00	238.00	-	-	2,856.00	238.00	23
BUILDING MAINT painting	3,600.00	300.00	496,417.93	41,368.16	2,400.00	200.00	23
BUILDING MAINT plumbing	4,200.00	350.00	2,551.32	212.61	4,200.00	350.00	23
BUILDING MAINT security	6,000.00	500.00	4,867.20	405.60	6,000.00	500.00	23
CLEANING SERVICES bins	840.00	70.00	-	-	840.00	70.00	24
CLEANING SERVICES contract	66,096.00	5,508.00	67,173.72	5,597.81	71,880.00	5,990.00	24
CLEANING SERVICES windows	7,128.00	594.00	-	-	7,128.00	594.00	24
CLEANING SUPPLIES	564.00	47.00	196.56	16.38	564.00	47.00	24
EMPLOYMENT COSTS bonuses	10,956.00	913.00	-	-	12,744.00	1,062.00	25
EMPLOYMENT COSTS casual wages	7,200.00	600.00	1,920.00	160.00	3,000.00	250.00	25
EMPLOYMENT COSTS wages	-	-	6,235.20	519.60	11,220.00	935.00	25
EMPLOYMENT COSTS nursing sister	131,160.00	10,930.00	118,044.00	9,837.00	141,660.00	11,805.00	25
EMPLOYMENT COSTS staff uniforms	660.00	55.00	1,200.00	100.00	1,284.00	107.00	25
EMPLOYMENT COSTS uif	1,320.00	110.00	1,242.79	103.57	1,332.00	111.00	25
EMPLOYMENT COSTS workmens comp	1,200.00	100.00	1,000.00	83.33	1,200.00	100.00	25
GARDEN MAINT contract	10,680.00	890.00	9,840.00	820.00	10,524.00	877.00	26
GARDEN MAINT expenses	1,296.00	108.00	1,009.56	84.13	1,296.00	108.00	26
GENERAL EXPENSES	-	-	720.00	60.00	768.00	64.00	26
INSURANCE EXCESS PAYMENTS	1,200.00	100.00	-	-	1,200.00	100.00	27
INSURANCE PREMIUMS	50,424.00	4,202.00	50,388.48	4,199.04	60,432.00	5,036.00	27

KINGSHURST RETIREMENT APARTMENTS

ESTIMATE OF INCOME AND EXPENDITURE SCHEDULE FOR THE PERIOD: 1 JANUARY 2017 TO 31 DECEMBER 2017

RESOLVED PER EXECUTIVE COMMITTEE RESOLUTION DATED: 22 November 2016

	PREVIOUS BUDGET		10 Mnth Act + 2 Mnth Est		NEW BUDGET		BUDGET NOTES
	ANNUAL	MONTHLY	ANNUAL	MONTHLY	ANNUAL	MONTHLY	
MANAGING AGENT additional fees	1,200.00	100.00	249.60	20.80	1,464.00	122.00	28
MANAGING AGENT fee	44,976.00	3,748.00	44,069.60	3,672.47	47,928.00	3,994.00	28
MANAGING AGENT vat	6,300.00	525.00	6,169.74	514.15	6,708.00	559.00	28
PEST CONTROL SERVICES	1,800.00	150.00	2,124.00	177.00	2,268.00	189.00	29
RESERVE FUND provision	84,840.00	7,070.00	84,840.00	7,070.00	113,808.00	9,484.00	30
RESIDENTS meals	-	-	(496.15)	(41.35)	4,800.00	400.00	31
SECURITY SERVICES armed response	6,168.00	514.00	5,454.00	454.50	5,772.00	481.00	32
SECURITY SERVICES guards	278,640.00	23,220.00	260,419.42	21,701.62	278,652.00	23,221.00	33
UTILITIES electricity	283,908.00	23,659.00	265,479.94	22,123.33	292,032.00	24,336.00	34
UTILITIES rates	479,112.00	39,926.00	458,978.06	38,248.17	527,820.00	43,985.00	34
UTILITIES refuse	1,200.00	100.00	1,207.56	100.63	1,392.00	116.00	34
UTILITIES sewerage & availability	108,660.00	9,055.00	87,642.77	7,303.56	116,628.00	9,719.00	34
UTILITIES water	50,832.00	4,236.00	32,686.66	2,723.89	56,400.00	4,700.00	34
TOTAL EXPENDITURE	1,842,876.00	153,573.00	2,201,882.02	183,490.17	1,996,992.00	166,416.00	
DIFFERENTIATION OF INC/ EXP (rounding may result in small differentiation)	44,856.00	3,738.00	(277,655.32)	(23,137.94)	-	-	