

ANNUAL REPORTS

for the financial year to 30/09/2024

Body Corporate 562098

**Rawhiti Village, 124 Commerce Street and 3 Rawhiti Street,
Frankton HAMILTON 3204**

Manager: Lisa Quinlan

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Statement of Financial Position

As at 30/09/2024

Body Corporate 562098

Rawhiti Village, 124 Commerce Street and 3 Rawhiti
Street, Frankton HAMILTON 3204

	Current period	Previous year
Owners' funds		
Administrative Fund		
Operating Surplus/Deficit--Admin	49,375.62	(20,319.34)
Owners Equity--Admin	(3,262.00)	17,057.34
	<u>46,113.62</u>	<u>(3,262.00)</u>
Sinking Fund		
Operating Surplus/Deficit--Sinking	0.00	8,676.74
Owners Equity--Sinking	13,676.87	5,000.13
	<u>13,676.87</u>	<u>13,676.87</u>
Net owners' funds	<u>\$59,790.49</u>	<u>\$10,414.87</u>
Represented by:		
Assets		
Administrative Fund		
Cash at Bank--Admin	71,039.77	(3,493.27)
Receivable--Owners--Admin	569.25	1,611.27
	<u>71,609.02</u>	<u>(1,882.00)</u>
Sinking Fund		
Cash at Bank--Sinking	13,676.87	13,676.87
	<u>13,676.87</u>	<u>13,676.87</u>
Unallocated Money		
Cash at Bank--Unallocated	0.00	713.68
	<u>0.00</u>	<u>713.68</u>
<i>Total assets</i>	<u>85,285.89</u>	<u>12,508.55</u>
Less liabilities		
Administrative Fund		
Creditors--Other--Admin	4,243.46	1,380.00
Prepaid Levies--Admin	21,251.94	0.00
	<u>25,495.40</u>	<u>1,380.00</u>
Sinking Fund		
	<u>0.00</u>	<u>0.00</u>
Unallocated Money		
Prepaid Levies--Unallocated	0.00	713.68
	<u>0.00</u>	<u>713.68</u>
<i>Total liabilities</i>	<u>25,495.40</u>	<u>2,093.68</u>
Net assets	<u>\$59,790.49</u>	<u>\$10,414.87</u>

Statement of Financial Performance for the financial year to 30/09/2024

Body Corporate 562098

Rawhiti Village, 124 Commerce Street and 3 Rawhiti
 Street, Frankton HAMILTON 3204

Administrative Fund

	Current period 01/10/2023-30/09/2024	Annual budget 01/10/2023-30/09/2024	Variance (\$)
Revenue			
Insurance Claims	187.13	0.00	187.13
Interest on Arrears--Admin	184.70	0.00	184.70
Levies Due (Additional)--Admin	30,000.09	0.00	30,000.09
Levies Due--Admin	216,916.00	216,915.88	0.12
<i>Total revenue</i>	247,287.92	216,915.88	30,372.04
Less expenses			
Admin--Consultants	349.50	0.00	349.50
Admin--Internet	3,456.46	6,000.00	(2,543.54)
Admin--Management Fees--Standard	22,539.96	22,540.00	(0.04)
Admin--Management Fees-Schedule B	431.02	0.00	431.02
Admin--Write-offs	1.00	0.00	1.00
Insurance--Claims	1,181.88	0.00	1,181.88
Insurance--Premiums	68,775.88	68,775.88	0.00
Insurance--Valuation	0.00	4,500.00	(4,500.00)
Maint Bldg--Cleaning--Internal	13,713.76	16,500.00	(2,786.24)
Maint Bldg--Compliance	37,588.04	35,000.00	2,588.04
Maint Bldg--General Repairs & Maintenance	12,986.18	25,000.00	(12,013.82)
Maint Bldg--Security	2,012.51	6,000.00	(3,987.49)
Maint Bldg--Security Keys	119.10	600.00	(480.90)
Maint Grounds--Lawns Gardening Rubbish	2,817.50	0.00	2,817.50
Utility--Electricity	8,395.35	12,000.00	(3,604.65)
Utility--Rubbish Removal	23,701.41	20,000.00	3,701.41
Utility--Water	(157.25)	0.00	(157.25)
<i>Total expenses</i>	197,912.30	216,915.88	(19,003.58)
Surplus/Deficit	49,375.62	0.00	49,375.62
Opening balance	(3,262.00)	(3,262.00)	0.00
Closing balance	\$46,113.62	-\$3,262.00	\$49,375.62

Sinking Fund

	Current period	Annual budget	Variance
	01/10/2023-30/09/2024	01/10/2023-30/09/2024	(\$)
Revenue			
<i>Total revenue</i>	0.00	0.00	0.00
Less expenses			
<i>Total expenses</i>	0.00	0.00	0.00
Surplus/Deficit	0.00	0.00	0.00
Opening balance	13,676.87	13,676.87	0.00
Closing balance	\$13,676.87	\$13,676.87	\$0.00

Proposed Budget to apply from 01/10/2024

Body Corporate 562098

Rawhiti Village, 124 Commerce Street and 3 Rawhiti
 Street, Frankton HAMILTON 3204

Administrative Fund			
	Proposed budget	Actual 01/10/2023-30/09/2024	Previous budget
Revenue			
Insurance Claims	0.00	187.13	0.00
Interest on Arrears--Admin	0.00	184.70	0.00
Levies Due (Additional)--Admin	0.00	30,000.09	0.00
Levies Due--Admin	229,474.12	216,916.00	216,915.88
Total revenue	229,474.12	247,287.92	216,915.88
Less expenses			
Admin--Consultants	0.00	349.50	0.00
Admin--Internet	4,000.00	3,456.46	6,000.00
Admin--Management Fees--Standard	22,540.00	22,539.96	22,540.00
Admin--Management Fees-Schedule B	0.00	431.02	0.00
Admin--Write-offs	0.00	1.00	0.00
Insurance--Claims	0.00	1,181.88	0.00
Insurance--Premiums	80,834.12	68,775.88	68,775.88
Insurance--Valuation	4,500.00	0.00	4,500.00
Maint Bldg--Cleaning--Internal	15,000.00	13,713.76	16,500.00
Maint Bldg--Compliance	40,000.00	37,588.04	35,000.00
Maint Bldg--General Repairs & Maintenance	20,000.00	12,986.18	25,000.00
Maint Bldg--Security	3,000.00	2,012.51	6,000.00
Maint Bldg--Security Keys	600.00	119.10	600.00
Maint Grounds--Lawns Gardening Rubbish	4,000.00	2,817.50	0.00
Utility--Electricity	10,000.00	8,395.35	12,000.00
Utility--Rubbish Removal	25,000.00	23,701.41	20,000.00
Utility--Water	0.00	(157.25)	0.00
Total expenses	229,474.12	197,912.30	216,915.88
Surplus/Deficit	0.00	49,375.62	0.00
Opening balance	46,113.62	(3,262.00)	(3,262.00)
Closing balance	\$46,113.62	\$46,113.62	-\$3,262.00

Total units of entitlement	54162	54162
Levy contribution per unit entitlement	\$4.24	\$4.00