

KNIGHTSBRIDGE MANSIONS BC
DETAILED INCOME STATEMENT
COMPARATIVES FOR THE 2ND 6 MONTHS
periods ending 30/11/2020

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Prepared by: SA Property Com (Pty) Ltd

	January -June	July	August	September	October	November	Actual YTD	Budget YTD	Variance
Levies Received	375,191.82	62,531.97	62,531.97	62,531.97	62,531.97	62,531.97	687,851.67	733,333.00	45,481.33-
CSOS Levy	8,033.94	1,338.99	1,338.99	1,338.99	1,338.99	1,338.99	14,728.89	14,729.00	0.11-
10 Year Maintenance Plan	369,468.84	61,578.14	61,578.14	61,578.14	61,578.14	61,578.14	677,359.54	677,359.00	0.54+
Storage Levies	17,890.02	2,981.67	2,981.67	2,981.67	2,981.67	2,981.67	32,798.37	28,448.00	4,350.37+
Security Recovery	231,512.47	37,997.67	37,997.67	37,997.67	37,997.67	37,997.67	421,500.82	437,370.00	15,869.18-
Parking bay levy	4,065.60	677.60	677.60	677.60	677.60	677.60	7,453.60	15,113.00	7,659.40-
Garage Levies	11,396.58	1,899.43	1,899.43	1,899.43	1,899.43	1,899.43	20,893.73	12,683.00	8,210.73+
	1,017,559.27	169,005.47	169,005.47	169,005.47	169,005.47	169,005.47	1,862,586.62	1,919,035.00	56,448.38-
Add: Other Income	138,135.60	13,708.17	9,183.91	10,368.69	11,627.32	10,235.38	193,259.07	75,680.00	117,579.07+
Parking bay levy scooter	300.00	50.00	50.00	50.00	50.00		500.00	550.00	50.00-
Rental Income	18,598.00	3,133.00	3,133.00	3,863.00	3,975.90	4,113.00	36,815.90	35,750.00	1,065.90+
Recovering of Damages to Property					1,830.00		1,830.00		1,830.00+
Recovery - Remotes	3,300.00				<350.00>		2,950.00		2,950.00+
Recovery - Legal Fees	59,124.83	4,234.71					63,359.54		63,359.54+
Recovery - General								880.00	880.00-
Interest Received	34,305.47	4,678.05	4,529.28	4,680.19	5,044.38	4,768.46	58,005.83	38,500.00	19,505.83+
Interest on Overdue Levies	6,768.05	1,612.41	1,471.63	1,775.50	1,077.04	1,353.92	14,058.55		14,058.55+
Insurance refund	15,739.25						15,739.25		15,739.25+
Total Income	1,155,694.87	182,713.64	178,189.38	179,374.16	180,632.79	179,240.85	2,055,845.69	1,994,715.00	61,130.69+
Less: Expenses	<665,739.99>	<141,758.46>	<226,657.57>	<133,930.15>	<300,056.39>	<114,474.25>	<1,582,616.81>	<1,975,821.00>	393,204.19+
Accounting Fees	747.50						747.50	5,082.00	4,334.50+

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Audit Fees								9,760.00	9,760.00+
Bank Charges	5,825.69	948.65	877.27	1,035.70	1,128.14	839.08	10,654.53	11,550.00	895.47+
Cleaning	50,155.33	8,658.41	7,820.90	8,659.01	7,810.51	7,420.90	90,525.06	87,947.00	2,578.06-
CSOS Expense	8,033.94	1,338.99	1,338.99	1,338.99	1,338.99	1,338.99	14,728.89	14,729.00	0.11+
Security Contract	222,520.00	37,997.67	37,997.67	37,997.67	37,997.67	37,997.67	412,508.35	437,370.00	24,861.65+
Electricity	23,857.14	6,453.61	7,514.36	7,321.71	4,739.62	4,601.56	54,488.00	58,300.00	3,812.00+
Rates	202.64	37.74	43.20				283.58	1,265.00	981.42+
Water	32,847.94	2,521.14	3,800.70	3,405.33	3,770.75	4,286.14	50,632.00	52,800.00	2,168.00+
Refuse	14,640.08	2,524.85	2,524.85	1,844.85	2,524.84	2,524.85	26,584.32	29,766.00	3,181.68+
City of Cape Town	<13,212.07>						<13,212.07>		13,212.07+
Sewerage	23,169.14	2,150.60	2,414.57	2,085.57	2,373.78	2,797.46	34,991.12	44,000.00	9,008.88+
Insurance	89,494.14	14,915.69	14,915.69	14,915.69	9,795.89	9,795.89	153,832.99	134,720.00	19,112.99-
Lift Maintenance	27,854.52	4,642.42	4,642.42	4,642.42	4,642.42	4,642.42	51,066.62	53,233.00	2,166.38+
Legal Fees	4,234.71			21,924.75	19,788.82		45,948.28	33,000.00	12,948.28-
Management Fees	35,666.10	5,944.35	5,944.35	5,944.35	5,944.35	5,944.35	65,387.85	67,849.00	2,461.15+
Pest Control	2,699.05	1,414.50	1,414.50			1,414.50	6,942.55	10,780.00	3,837.45+
Printing & Stationery	165.62	6.04	0.86	3.45	25.01	25.88	226.86	1,694.00	1,467.14+
Petty Cash / Refund								15,730.00	15,730.00+
Repairs & Maintenance - Paint								423,918.00	423,918.00+
Repairs & Maintenance	128,391.95	51,217.94	82,831.38	21,824.80	195,364.11	29,858.70	509,488.88	453,800.00	55,688.88-
R & M Intercom								4,076.00	4,076.00+
Fire Equipment					1,825.63		1,825.63	4,658.00	2,832.37+
AGM Expenses								8,470.00	8,470.00+
Levies Paid	5,946.57	985.86	985.86	985.86	985.86	985.86	10,875.87		10,875.87-
Pension - GL Sokomani	2,500.00						2,500.00	5,500.00	3,000.00+
Replace Intercom System			51,590.00				51,590.00	5,824.00	45,766.00-

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Surplus/(Deficit) before Tax	489,954.88	40,955.18	<48,468.19>	45,444.01	<119,423.60>	64,766.60	473,228.88	18,894.00	454,334.88+
Surplus(Deficit) After Tax	489,954.88	40,955.18	<48,468.19>	45,444.01	<119,423.60>	64,766.60	473,228.88	18,894.00	454,334.88+