Mayfair Gardens - NWS 2912
Balance Sheet Prev Year Comparison
For The Fiscal Year Ended April 30, 2024

	Apr 30, 24	Apr 30, 23
ASSETS		
Current Assets		
Chequing/Savings		
1000 · Prospera 10003985785 (OP)	28,289.51	23,658.51
1050 · Prospera #3985777 (CRF)	250,146.89	230,615.28
1070 · LEVY - Repay Deficit - 2023 AGM	259.42	0.00
1090 · Petty Cash	350.00	350.00
Total Chequing/Savings	279,045.82	254,623.79
Accounts Receivable		
1100 · Accounts Receivable		
1110 · LEVY - Repay Deficit - 2023 AGM	471.69	0.00
1100 · Accounts Receivable - Other	655.26	(238.28)
Total 1100 · Accounts Receivable	1,126.95	(238.28)
Total Accounts Receivable	1,126.95	(238.28)
Other Current Assets		
1300 · Prepaid - Insurance	33,592.08	27,597.50
1320 · Prepaid - CRF Contribution	1,156.17	0.00
Total Other Current Assets	34,748.25	27,597.50
Total Current Assets	314,921.02	281,983.01
TOTAL ASSETS	**314,921.02**	**281,983.01**
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Accounts Payable		
2000 · Accounts Payable	1,465.07	33,813.49
Total Accounts Payable	1,465.07	33,813.49
Other Current Liabilities		
2060 · Accrued Water & Sewer	2,000.01	2,000.01
2080 · Accrued Social Fund	112.90	112.90
2090 · Accrued Depreciation Report	1,808.19	1,808.19
2500 · Due to CRF - Insurance	34,838.00	17,065.58
2551 · Due to LEVY - From Operating	255.51	0.00
Total Other Current Liabilities	39,014.61	20,986.68
Total Current Liabilities	40,479.68	54,800.17
Total Liabilities	40,479.68	54,800.17
Equity		
3100 · Contingency Reserve Fund		
3110 · CRF Reserve	271,169.76	247,680.86
3120 · Interest Earned	12,658.96	0.00
3500 · Due from Operating	(34,838.00)	(17,065.58)
3100 · Contingency Reserve Fund - Other	1,156.17	0.00
Total 3100 · Contingency Reserve Fund	250,146.89	230,615.28
3150 · LEVY - Repay Deficit - AGM 2023		
3155 · Due to Levy from OP	(255.51)	0.00
3150 · LEVY - Repay Deficit - AGM 2023 - Other	986.62	0.00
Total 3150 · LEVY - Repay Deficit - AGM 2023	731.11	0.00
3200 · Surplus (Deficit)	6,169.22	6,875.83
3201 · Previous Year Adjustments	(797.55)	0.00
Net Income	18,191.67	(10,308.27)
Total Equity	274,441.34	227,182.84
TOTAL LIABILITIES & EQUITY	**314,921.02**	**281,983.01**

Prepared by HomeLife Advantage (Central Valley); Approved by M Campbell, Strata Manager MC **Date:** 05/28/2024

Mayfair Gardens - NWS 2912
Profit & Loss Budget vs. Actual
May 2023 through April 2024

	May '23 - Apr 24	Budget	$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4000 · Owner Contributions	196,574.84	196,575.00	(0.16)	100.0%
4200 · Interest	1,061.11			
4250 · Other Income	75.00			
Total Income	197,710.95	196,575.00	1,135.95	100.6%
Gross Profit	197,710.95	196,575.00	1,135.95	100.6%
Expense				
Administration				
6020 · Bank Charges and Interest	173.00	250.00	(77.00)	69.2%
6100 · Insurance	28,843.42	31,000.00	(2,156.58)	93.0%
6115 · WorkSafe BC	58.91	150.00	(91.09)	39.3%
6125 · CRF Filings / RESA	1,117.50	375.00	742.50	298.0%
6130 · Management Fees	13,387.50	12,600.00	787.50	106.3%
6150 · Office and Sundry	1,685.28	2,000.00	(314.72)	84.3%
6160 · Professional Fees	1,825.39	500.00	1,325.39	365.1%
Total Administration	47,091.00	46,875.00	216.00	100.5%
General Maintenance				
6040 · Fire Protection	2,429.67	3,000.00	(570.33)	81.0%
6060 · Landscaping	12,537.00	12,500.00	37.00	100.3%
6065 · Pest Control	572.25	600.00	(27.75)	95.4%
6070 · Landscaping Improvements	4,276.13	1,000.00	3,276.13	427.6%
6120 · Repairs and Maintenance	25,296.92	35,000.00	(9,703.08)	72.3%
6132 · Mechanical Maintenance	2,200.10	10,000.00	(7,799.90)	22.0%
6135 · Elevator & License	5,268.98	3,800.00	1,468.98	138.7%
6145 · Janitorial	6,775.00	7,000.00	(225.00)	96.8%
6180 · Snow Removal	4,524.44	4,000.00	524.44	113.1%
6185 · Hytec Water Treatment System	7,789.88	6,500.00	1,289.88	119.8%
Total General Maintenance	71,670.37	83,400.00	(11,729.63)	85.9%
Utilities				
6030 · Electricity	5,813.03	6,000.00	(186.97)	96.9%
6140 · Natural Gas	21,467.03	26,000.00	(4,532.97)	82.6%
6200 · Telephone / Enterphone	958.84	600.00	358.84	159.8%
6210 · Waste Removal	3,577.65	2,700.00	877.65	132.5%
6220 · Water and Sewer	6,441.36	8,500.00	(2,058.64)	75.8%
Total Utilities	38,257.91	43,800.00	(5,542.09)	87.3%
Contingency Fund				
6900 · Contingency Reserve Allocation	22,500.00	22,500.00	0.00	100.0%
Total Contingency Fund	22,500.00	22,500.00	0.00	100.0%
Total Expense	179,519.28	196,575.00	(17,055.72)	91.3%
Net Ordinary Income	18,191.67	0.00	18,191.67	100.0%
Other Income/Expense				
Other Expense				
8999 · Prev Fiscal Year Expense	0.00			
Total Other Expense	0.00			
Net Other Income	0.00			
Net Income	**18,191.67**	**0.00**	**18,191.67**	**100.0%**

Prepared by HomeLife Advantage (Central Valley); Approved by M Campbell, Strata Manager MC **Date:** 05/28/2024