

The Owners Strata Plan LMS 1066 - Lakeview Court

1928 East 11th Avenue, Vancouver, BC

2008 ADOPTED OPERATING BUDGET

	ADOPTED BUDGET Jan 1, 07 to Dec 31, 07	ACTUAL 12 MONTHS EXPENSES	VARIANCE OVER/(UNDER)	APPROVED BUDGET Jan 1,08 to Dec 31,08
INCOME				
Maintenance Fees	\$ 50,846.96	\$ 50,846.94	\$ (0.02)	\$ 50,846.96
Interest Income - O/F	\$ -	\$ 382.66	\$ 382.66	\$ 250.00
Interest Income - CRF	\$ -	\$ 356.16	\$ 356.16	\$ -
Late Fee	\$ -	\$ 50.00	\$ 50.00	\$ -
Tsfer RE to Contingency	\$ -	\$ 5,122.00	\$ 5,122.00	\$ -
Total Income:	\$ 50,846.96	\$ 56,757.76	\$ 5,910.80	\$ 51,096.96

EXPENSES			(OVER) UNDER	
Management	\$ 6,996.00	\$ 6,996.00	\$ -	\$ 6,996.00
Supplies & Postage	\$ 560.00	\$ 1,319.68	\$ (759.68)	\$ 1,320.00
Bank Service Charges	\$ 120.00	\$ 180.00	\$ (60.00)	\$ 180.00
Miscellaneous	\$ 287.51	\$ 232.80	\$ 54.71	\$ 250.00
Insurance	\$ 4,050.00	\$ 4,052.02	\$ (2.02)	\$ 4,300.00
Insurance Appraisal	\$ -	\$ -	\$ -	\$ 680.00
Hydro - Electricity	\$ 4,100.00	\$ 3,231.91	\$ 868.09	\$ 3,400.00
Water/Sewer	\$ 3,200.00	\$ 2,911.18	\$ 288.82	\$ 3,200.00
Garbage/Recycling	\$ 1,800.00	\$ 1,707.46	\$ 92.54	\$ 1,800.00
Gas	\$ 7,800.00	\$ 6,970.48	\$ 829.52	\$ 7,400.00
Special Project (Storage Locker)	\$ 500.00	\$ -	\$ 500.00	\$ -
Alarm Monitoring	\$ 321.00	\$ 304.75	\$ 16.25	\$ 320.00
Enterphone & Telephone	\$ 1,200.00	\$ 1,174.97	\$ 25.03	\$ 1,200.00
Elevator Maintenance	\$ 2,100.00	\$ 328.02	\$ 1,771.98	\$ 2,100.00
Elevator Certificate	\$ 190.00	\$ -	\$ 190.00	\$ 200.00
Fire Inspection & System Service	\$ 1,500.00	\$ -	\$ 1,500.00	\$ 1,000.00
Maintenance / Repairs Expense	\$ 7,000.00	\$ 6,697.16	\$ 302.84	\$ 6,035.78
Cleaning Service	\$ 3,700.00	\$ 4,574.96	\$ (874.96)	\$ 4,600.00
Landscaping	\$ 800.00	\$ -	\$ 800.00	\$ 720.00
Pest Control	\$ -	\$ 647.56	\$ (647.56)	\$ 750.00
Sub-Total of Expenses	\$ 46,224.51	\$ 41,328.95	\$ 4,895.56	\$ 46,451.78
Contingency Reserve Fund	\$ 4,622.45	\$ 9,744.45	\$ (5,122.00)	\$ 4,645.18
Interest portion - Contingency	\$ -	\$ 356.16	\$ (356.16)	\$ -
Total Expenses	\$ 50,846.96	\$ 51,429.56	\$ (582.60)	\$ 51,096.96
Surplus / (Deficit)		\$ 5,328.20	\$ 5,328.20	

Operating Bank Funds

(Bal fwd OF from Ascent)	Opening Balance as at January 1, 2007	\$ 6,307.04
	Closing Balance as at December 31, 2007	\$ 5,086.43

Contingency Reserve Funds

(Bal fwd CRF from Ascent)	Opening Balance as at January 1, 2007	\$ 5,088.82
	Contingency Contributions	\$ 9,744.45
	Interest on Contingency	\$ 356.16
	Closing Balance as at December 31, 2007	\$ 15,189.43

STRATA PLAN LMS 1066 - Lakeview Court
1928 East 11th Avenue, Vancouver, BC V5N 1Z2

ADOPTED 2008 MONTHLY STRATA FEES

UNIT NO.	STRATA LOT NO.	UNIT ENTITLEMENT	APPROVED MONTHLY FEES LESS CONTINGENCY	APPROVED MONTHLY CONTINGENCY	APPROVED TOTAL MONTHLY FEES
1	101	561	\$ 145.58	\$ 14.63	\$ 160.21
2	102	754	\$ 195.67	\$ 19.67	\$ 215.34
3	103	830	\$ 215.39	\$ 21.65	\$ 237.04
4	104	753	\$ 195.40	\$ 19.65	\$ 215.05
5	105	645	\$ 167.38	\$ 16.83	\$ 184.21
6	106	752	\$ 195.14	\$ 19.62	\$ 214.76
7	107	563	\$ 146.10	\$ 14.69	\$ 160.79
8	201	557	\$ 144.54	\$ 14.53	\$ 159.07
9	202	748	\$ 194.10	\$ 19.52	\$ 213.62
10	203	852	\$ 221.09	\$ 22.23	\$ 243.32
11	204	748	\$ 194.10	\$ 19.52	\$ 213.62
12	205	642	\$ 166.60	\$ 16.75	\$ 183.35
13	206	748	\$ 194.10	\$ 19.52	\$ 213.62
14	207	744	\$ 193.07	\$ 19.41	\$ 212.48
15	301	557	\$ 144.54	\$ 14.53	\$ 159.07
16	302	686	\$ 178.01	\$ 17.90	\$ 195.91
17	303	869	\$ 225.50	\$ 22.67	\$ 248.17
18	304	747	\$ 193.84	\$ 19.49	\$ 213.33
19	305	639	\$ 165.82	\$ 16.67	\$ 182.49
20	306	686	\$ 178.01	\$ 17.90	\$ 195.91
21	307	756	\$ 196.19	\$ 19.72	\$ 215.91
TOTAL:	21	14,837	\$ 3,850.17	\$ 387.10	4,237.27

ANNUAL TOTAL: \$ 50,847.24