

Harbour Pines Retirement Village

10 Year Maintenance Plan for Strata Plan 23297

Income & Expenditure 4Q as @ 30th June 2026

2026 Budget	Income & Expenditure	Apr-26	May-26	Jun-26	4Q Total	Note Reference	Adder Advance	Debtors
OPENING POSITION								
\$ 0	\$ Opening Balance	\$ 14,671	12,284	11,244	\$ 14,671		\$ 10,450	\$ 8,800
GST RECEIPTS								
	Levy Residents 2026	990	1,320	330	2,640	as per Budget		
	Levy Community Centre 2026			1,540	1,540	as per Budget		
		990	1,320	1,870	4,180			10,340
770	Debtor Repayments ex 2025							440
	Funds in Transit							
30,030	2025 Levies Prepaid							
\$ 30,800	\$ TOTAL GST RECEIPTS	\$ 990	1,320	1,870	\$ 4,180		\$ 0	\$ 9,900
NON-GST RECEIPTS								
7,480	Arrear 1-10							
1,320	Arrear +3 (June 25) +7 (Dec 25)							
	Sundry Advance from Adder		330		330	Loan	5,563	
\$ 8,800	\$ TOTAL NON-GST RECEIPTS	\$ 0	330	0	\$ 330		\$ 5,563	\$ 0
\$ 39,600	\$ TOTAL RECEIPTS	\$ 990	1,650	1,870	\$ 4,510		\$ 5,563	\$ 9,900
GST EXPENDITURE								
	Electrical			1,158	1,158	as per Budget		
	Painting			1,350	1,350	as per Budget		
	Plumbing			528	528	as per Budget		
	Roof repairs	850			850	as per Budget		
	Reticulation Upgrade		2,690	2,363	5,053	as per Budget		
	Replacement Fascia Boards	2,500			2,500	as per Budget		
	Soak Wells			1,029	1,029	as per Budget		
\$ 0	\$ SUBTOTAL REPAIRS & MAINTENANCE	\$ 3,350	2,690	6,428	\$ 12,468		\$ 0	\$ 0
\$ 0	\$ TOTAL GST EXPENDITURE	\$ 3,350	2,690	6,428	\$ 12,468		\$ 0	\$ 0
NON-GST EXPENDITURE								
	Bank Fees	27			27			
	Repay Sundry Advance — Adder			6,680	6,680		14,680	
\$ 0	\$ TOTAL NON-GST EXPENDITURE	\$ 27	0	6,680	\$ 6,707		\$ 14,680	\$ 0
\$ 0	\$ TOTAL EXPENDITURE	\$ 3,377	2,690	13,108	\$ 19,175		\$ 14,680	\$ 0
\$ 39,600	\$ CLOSING BALANCE AT 30.06.2026	\$ 12,284	11,244	6	\$ 6		\$ 1,333	\$ 18,700