



HAWAIIAN PROPERTIES, LTD.

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MARINER'S COVE ASSOCIATION

Unaudited Financial Statements

Period Ending February 28, 2013

John Brewer, CMCA©
Association Manager

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Statement of Detailed Receipts & Disbursements
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Mariner's Cove Association
Balance Sheet
February 28, 2013

Assets

Current Assets

Operating:

951-1000 Operating Cash \$ 40,495.53

Total Operating \$ 40,495.53

Reserves:

951-1037 Aloha Pacific FCU - Savings \$ 101.44

951-1069 HomeStreet Bank- Savings 83,789.71

951-1132 Hawaii Central Credit Union - SA 107,082.88

Total Reserves \$ 190,974.03

Total Current Assets \$ 231,469.56

Long Term Assets

Total Long Term Assets _____

Total Assets \$ 231,469.56

Liabilities and Equity

Current Liabilities

Total Current Liabilities _____

Long Term Liabilities

Long Term Liabilities _____

Total Liabilities

Equity

951-3100 Retained Earnings \$ 212,822.70

Net Income 18,646.86

Total Equity \$ 231,469.56

Total Liabilities & Equity \$ 231,469.56

Mariner's Cove Association
RECEIPTS AND DISBURSEMENTS STATEMENT
Period: February 1, 2013 to February 28, 2013

	<-----THIS MONTH----->				<-----THIS YEAR----->			
	Current Actual	Current Budget	Current Var \$	Current Var %	YTD Actual	YTD Budget	YTD Var \$	YTD Var %
RECEIPTS								
951-4101 Community Association Due	\$ 2,419.08	\$ 12,453.00	\$ (10,033.92)	(80.57) %	\$ 33,953.36	\$ 24,906.00	\$ 9,047.36	36.33 %
951-4116 Boat Storage	0.00	375.00	(375.00)	(100.00)	1,250.00	750.00	500.00	66.67
951-4140 Late Fees	120.00	0.00	120.00	0.00	160.00	0.00	160.00	0.00
951-4250 Interest Income	79.28	0.00	79.28	0.00	113.34	0.00	113.34	0.00
TOTAL RECEIPTS	\$ 2,618.36	\$ 12,828.00	\$ (10,209.64)	(79.59) %	\$ 35,476.70	\$ 25,656.00	\$ 9,820.70	38.28 %
DISBURSEMENTS								
951-5110 Electricity	\$ 0.00	\$ 900.00	\$ (900.00)	(100.00) %	\$ 633.07	\$ 1,800.00	\$ (1,166.93)	(64.83) %
951-5120 Water	391.47	450.00	(58.53)	(13.01)	391.47	900.00	(508.53)	(56.50)
951-5121 Sewer	0.00	132.00	(132.00)	(100.00)	0.00	264.00	(264.00)	(100.00)
951-5126 Telephone	0.00	108.00	(108.00)	(100.00)	106.47	216.00	(109.53)	(50.71)
951-5198 R & M - Plumbing	0.00	25.00	(25.00)	(100.00)	0.00	50.00	(50.00)	(100.00)
951-5202 R & M, Building	0.00	100.00	(100.00)	(100.00)	0.00	200.00	(200.00)	(100.00)
951-5203 R & M, Special	0.00	85.00	(85.00)	(100.00)	0.00	170.00	(170.00)	(100.00)
951-5207 R & M, Pool	0.00	100.00	(100.00)	(100.00)	0.00	200.00	(200.00)	(100.00)
951-5208 R & M, Grounds	29.30	175.00	(145.70)	(83.26)	29.30	350.00	(320.70)	(91.63)
951-5215 Pest Control	0.00	65.00	(65.00)	(100.00)	62.83	130.00	(67.17)	(51.67)
951-5301 Building Supplies	130.47	100.00	30.47	30.47	571.53	200.00	371.53	185.77
951-5305 Pool Supplies	0.00	225.00	(225.00)	(100.00)	0.00	450.00	(450.00)	(100.00)
951-5308 Administration Expense	1,617.51	670.00	947.51	141.42	2,660.92	1,340.00	1,320.92	98.58
951-5309 Administrative-Onsite Office	0.00	60.00	(60.00)	(100.00)	405.22	120.00	285.22	237.68
951-5401 Property Management Fee	1,518.00	1,518.00	0.00	0.00	3,036.00	3,036.00	0.00	0.00
951-5402 Payroll - Wages	3,132.00	3,507.00	(375.00)	(10.69)	6,488.00	7,014.00	(526.00)	(7.50)
951-5406 Payroll Services	104.71	110.00	(5.29)	(4.81)	261.78	220.00	41.78	18.99
951-5407 HR Expenses	0.00	25.00	(25.00)	(100.00)	0.00	50.00	(50.00)	(100.00)
951-5408 Insurance - Fire	0.00	765.00	(765.00)	(100.00)	0.00	1,530.00	(1,530.00)	(100.00)
951-5409 Insurance - Liability	0.00	39.00	(39.00)	(100.00)	0.00	78.00	(78.00)	(100.00)
951-5411 Insurance - Work Comp	0.00	130.00	(130.00)	(100.00)	0.00	260.00	(260.00)	(100.00)
951-5412 Insurance - TDI	0.00	16.00	(16.00)	(100.00)	182.60	32.00	150.60	470.63
951-5414 Insurance - Umbrella	0.00	125.00	(125.00)	(100.00)	0.00	250.00	(250.00)	(100.00)
951-5415 Accounting & Auditing	1,162.30	97.00	1,065.30	1,098.25	1,162.30	194.00	968.30	499.12
951-5417 Legal Fees, General	0.00	50.00	(50.00)	(100.00)	0.00	100.00	(100.00)	(100.00)
951-5418 Legal Fees, Chargebacks	0.00	0.00	0.00	0.00	(182.22)	0.00	(182.22)	0.00
951-5425 General Excise Tax	0.00	30.00	(30.00)	(100.00)	167.72	60.00	107.72	179.53
951-5426 Taxes - Payroll	239.61	340.00	(100.39)	(29.53)	702.85	680.00	22.85	3.36
951-5428 Taxes - Real Property	0.00	25.00	(25.00)	(100.00)	150.00	50.00	100.00	200.00
951-5514 Dues & Subscription	0.00	20.00	(20.00)	(100.00)	0.00	40.00	(40.00)	(100.00)
951-5866 Community Events	0.00	30.00	(30.00)	(100.00)	0.00	60.00	(60.00)	(100.00)
TOTAL DISBURSEMENTS	\$ 8,325.37	\$ 10,022.00	\$ (1,696.63)	(16.93) %	\$ 16,829.84	\$ 20,044.00	\$ (3,214.16)	(16.04) %
NET OPERATIONS	\$ (5,707.01)	\$ 2,806.00	\$ (8,513.01)	(303.39) %	\$ 18,646.86	\$ 5,612.00	\$ 13,034.86	232.27 %
RESERVE EXPENSES								
951-5995 Major Project Expense	\$ 0.00	\$ 5,051.00	\$ (5,051.00)	(100.00) %	\$ 0.00	\$ 10,102.00	\$ (10,102.00)	(100.00) %
TOTAL RESERVE EXPENSES	\$ 0.00	\$ 5,051.00	\$ (5,051.00)	(100.00) %	\$ 0.00	\$ 10,102.00	\$ (10,102.00)	(100.00) %
NET INCOME	\$ (5,707.01)	\$ (2,245.00)	\$ (3,462.01)	154.21 %	\$ 18,646.86	\$ (4,490.00)	\$ 23,136.86	(515.30) %
RESERVE TRANSFER								
951-5850 Transfer to Reserves	\$ 2,806.00	\$ 2,806.00	\$ 0.00	0.00 %	\$ 5,612.00	\$ 5,612.00	\$ 0.00	0.00 %
951-5851 Transfer from Reserves	0.00	(5,051.00)	5,051.00	(100.00)	0.00	(10,102.00)	10,102.00	(100.00)
951-5852 Interest Added to Reserves	78.53	0.00	78.53	0.00	111.79	0.00	111.79	0.00
TOTAL TRANSFERS	\$ 2,884.53	\$ (2,245.00)	\$ 5,129.53	(228.49) %	\$ 5,723.79	\$ (4,490.00)	\$ 10,213.79	(227.48) %
TOT RESV EXP AND TRSF	\$ 2,884.53	\$ 2,806.00	\$ 78.53	2.80 %	\$ 5,723.79	\$ 5,612.00	\$ 111.79	1.99 %
NET CHANGE IN CASH	\$ (8,591.54)	\$ 0.00	\$ (8,591.54)	0.00 %	\$ 12,923.07	\$ 0.00	\$ 12,923.07	0.00 %

Mariner's Cove Association
 RESERVE ACCOUNTS
 FOR THE MONTH OF: FEBRUARY, 2013

ACCT NAME	BANK NAME	ACCT NUMBER	TYPE	DATE OPENED	MATURITY DATE	INT RATE	BEGINNING BALANCE	TRANSFERS TO(FROM)	ENDING BALANCE
951APSAV	ALOHA PACIFIC FCU-SVGS	173058	SAVINGS				101.43	.01	101.44
951HCCUCD2	HAWAII CENTRAL FCU 6M CD2	78151	CD	02-03-12	02-03-13	.5000	53,007.83	(53,007.83)	.00
951HCFCUCD	HAWAII CENTRAL FCU 6M CD	78151	CD	02-03-12	02-03-13	.5000	53,921.08	(53,921.08)	.00
951HCFCUSA	HAWAII CENTRAL FCU SAV	78151	SAVINGS	07-25-11			106.60	106,976.28	107,082.88
951HSB SA	HOME STREET BANK	5310770514	SAVINGS	07-19-10			80,952.56	2,837.15	83,789.71
TOTALS							<u>188,089.50</u>	<u>2,884.53</u>	<u>190,974.03</u>