

INTERIM REPORTS

for the financial year to 31/03/2015

Strata Plan 69259

Mondrian, 2-4 Powell Street, WATERLOO NSW 2017

Manager: Guy Beresford

	Page
Statement of Financial Position	1
Statement of Financial Performance	3
Aged Arrears List	7
Detailed Expenses - Group	10

Statement of Financial Position

As at 31/03/2015

The Owners--Strata Plan 69259

Mondrian, 2-4 Powell Street, WATERLOO NSW 2017

	Current period	Previous quarter
Owners' funds		
Administrative Fund		
Operating Surplus/Deficit--Admin	29,183.43	43,139.75
Owners Equity--Admin	(22,897.28)	(22,897.28)
	6,286.15	20,242.47
Sinking Fund		
Operating Surplus/Deficit--Sinking	(77,752.91)	(77,690.42)
Owners Equity--Sinking	668,766.13	668,766.13
	591,013.22	591,075.71
Net owners' funds	\$597,299.37	\$611,318.18
Represented by:		
Assets		
Administrative Fund		
Cash at Bank--Admin	71,731.47	96,368.51
Receivable--Levies--Admin	6,108.86	5,262.63
Receivable--Other--Admin	365.00	0.00
Receivable--Owners--Admin	95.00	244.00
	78,300.33	101,875.14
Sinking Fund		
Cash at Bank--Sinking	197,738.19	141,645.71
Investments--Sinking	414,801.97	410,416.70
Receivable - GST Refund - Defects work	0.00	54,593.86
Receivable--Levies--Sinking	2,295.58	1,977.26
	614,835.74	608,633.53
Unallocated Money	0.00	0.00
<i>Total assets</i>	693,136.07	710,508.67
Less liabilities		
Administrative Fund		
Creditor--GST--Admin	437.57	4,705.01
Deposits Received--Bond--Admin	4,000.00	6,000.00
Deposits Received--Keys--Admin	3,542.50	3,742.50
Prepaid Levies--Admin	64,034.11	67,185.16
	72,014.18	81,632.67
Sinking Fund		
Creditor--GST--Sinking	(240.38)	(7,689.21)
Prepaid Levies--Sinking	24,062.90	25,247.03
	23,822.52	17,557.82
Unallocated Money	0.00	0.00
<i>Total liabilities</i>	95,836.70	99,190.49

	Current period	Previous quarter
Net assets	\$597,299.37	\$611,318.18

Statement of Financial Performance
for the financial year-to-date
01/07/2014 to 31/03/2015

The Owners--Strata Plan 69259

Mondrian, 2-4 Powell Street, WATERLOO NSW 2017

Administrative Fund

		Current period	Annual budget	Previous year
		01/07/2014-31/03/2015	01/07/2014-30/06/2015	01/07/2013-30/06/2014
Revenue				
147500	Certificate of Currency Fees	81.81	80.00	131.81
148510	Contributions - Electricity Usage	331.82	0.00	0.00
142500	Interest on Arrears--Admin	830.88	1,500.00	2,107.19
142800	Key Purchases	1,320.00	500.00	1,116.00
143000	Levies Due--Admin	326,087.01	438,000.00	399,999.89
145000	Recoveries	0.00	0.00	1,261.36
145005	Recoveries--Owners	0.00	0.00	875.43
145002	Recovery--Legal Fees	140.00	0.00	1,099.09
146500	Status Certificate Fees - s109 - s26	214.00	1,200.00	1,300.00
147000	Strata Roll Inspection Fees - s119	62.00	200.00	225.00
	<i>Total revenue</i>	329,067.52	441,480.00	408,115.77
Less expenses				
153808	Admin - Agent Disburst - Archiving	20.91	0.00	153.64
152900	Admin - tax agent exps	0.00	200.00	205.00
150200	Admin--Accounting / BAS	784.08	900.00	909.00
153800	Admin--Agent Disbursements	4,772.95	6,500.00	6,186.49
150800	Admin--Auditors--Audit Services	1,600.00	1,300.00	1,300.00
151403	Admin--Bank Charges--Dishonoured Cheque	15.00	0.00	0.00
151407	Admin--Bank Charges--With GST	32.73	65.00	67.28
153200	Admin--Charges for Debt Collection	47.62	0.00	0.00
151600	Admin--Consultants	7,332.50	5,000.00	9,686.36
153000	Admin--Key Deposit Refunds	0.00	200.00	55.00
153210	Admin--Legal fees	2,762.15	6,000.00	7,223.88
154100	Admin--Management Fees--Schedule B	796.05	7,000.00	6,600.44
154000	Admin--Management Fees--Standard	17,786.29	25,000.00	23,054.04
151610	Admin--Occ Health & Safety Report	0.00	1,500.00	0.00
154450	Admin--On Site Office expenses	3,838.69	2,500.00	2,384.14
154400	Admin--Other Expenses--Admin	193.67	0.00	0.00
156600	Admin--Subscriptions	2,716.00	3,000.00	2,978.17
157000	Admin--Telephone Charges	3,476.81	5,500.00	4,476.95
153813	Admin-Agent Disburst -Certificate of Currency	54.54	0.00	0.00
161500	Building Manager	67,666.67	78,000.00	71,118.51
159100	Insurance--Premiums	46,835.63	60,000.00	57,407.73
159200	Insurance--Valuation	350.00	0.00	0.00
175001	Maint Bldg - Foxtel - Admin	3,550.00	1,500.00	1,500.00
171460	Maint Bldg - Oiling of Decks	0.00	0.00	10,030.00
163000	Maint Bldg--Cleaning	0.00	2,000.00	500.00

Administrative Fund

	Current period	Annual budget	Previous year	
	01/07/2014-31/03/2015	01/07/2014-30/06/2015	01/07/2013-30/06/2014	
163002	Maint Bldg--Cleaning--Contracts	32,339.24	46,000.00	46,747.59
163005	Maint Bldg--Cleaning--Windows/Glass	0.00	5,000.00	0.00
164600	Maint Bldg--Doors & Windows	0.00	0.00	3,161.82
164800	Maint Bldg--Electrical	0.00	0.00	335.00
170400	Maint Bldg--Electrical / Light Globes	1,850.25	500.00	425.50
165801	Maint Bldg--Fire Protection--Contract	10,660.00	10,500.00	6,107.50
165800	Maint Bldg--Fire Protection--Non Routine	692.50	0.00	17,304.10
167200	Maint Bldg--General Repairs	0.00	0.00	1,653.51
168600	Maint Bldg--Hire/Leasing of Equipment	261.82	0.00	0.00
170201	Maint Bldg--Lift--Maintenance Contract	15,353.61	20,000.00	19,813.62
170200	Maint Bldg--Lift--Non Routine	0.00	500.00	0.00
170203	Maint Bldg--Lift--Registration Fees	69.00	75.00	62.73
170600	Maint Bldg--Locks, Keys & Card Keys	1,027.36	3,000.00	3,930.27
172000	Maint Bldg--Pest/Vermin Control	960.00	1,250.00	1,192.73
172400	Maint Bldg--Pumps - Routine	1,254.00	750.00	0.00
177400	Maint Grounds--Gardening Materials	899.69	1,500.00	1,539.24
178400	Maint Grounds--Lawns & Gardening	8,047.50	11,000.00	11,274.89
179200	Maint Grounds--Pool	1,021.00	8,500.00	8,584.00
153818	Reimbursable Insurance Certificate	27.27	0.00	27.27
156000	Reimbursable s109-s26	214.00	1,200.00	1,300.00
156400	Reimbursable s119	62.00	200.00	225.00
190200	Utility--Electricity	28,544.11	57,000.00	70,837.74
191200	Utility--Water & Sewerage	31,968.45	42,000.00	40,090.45
	<i>Total expenses</i>	299,884.09	415,140.00	440,449.59
	Surplus/Deficit	29,183.43	26,340.00	(32,333.82)
	Opening balance	(22,897.28)	(22,897.28)	9,436.54
	Closing balance	\$6,286.15	\$3,442.72	-\$22,897.28

Sinking Fund

	Current period	Annual budget	Previous year	
	01/07/2014-31/03/2015	01/07/2014-30/06/2015	01/07/2013-30/06/2014	
Revenue				
245000	Income Tax Refund - Sinking	2,525.20	0.00	2,018.80
245100	Interest Income - ATO	12.42	0.00	0.00
242500	Interest on Arrears--Sinking	296.11	1,000.00	898.81
242600	Interest on Investments--Sinking	17,059.38	12,000.00	26,971.36
242300	Interest--Bank	441.58	400.00	502.39
243000	Levies Due--Sinking	119,944.81	162,000.00	149,564.23
	<i>Total revenue</i>	140,279.50	175,400.00	179,955.59
Less expenses				
255700	Admin--Sinking Fund Assessment	0.00	0.00	2,230.00
256310	Building Defects - Building Manager - Sinking	24,000.03	35,000.00	10,666.68
264720	Building Defects - Consultants - Sinking	1,250.00	8,000.00	3,647.50
264740	Building Defects - Fire Protection - Sinking	28,786.50	30,000.00	88,682.03
264730	Building Defects - Legal Fees - Sinking	14,756.63	8,000.00	21,546.45
264770	Building Defects - Roof - Sinking	0.00	5,000.00	0.00
264750	Building Defects - Waterproofing - Sinking	19,971.38	15,000.00	2,048.68
252800	Income Tax--Sinking	5,466.00	4,000.00	11,632.00
259100	Insurance Excess	0.00	2,000.00	500.00
261400	Maint Bldg - Building maintenance	861.50	0.00	1,799.22
268800	Maint Bldg - Hot Water Service	935.00	2,000.00	10,434.00
273400	Maint Bldg - Security - Equipment	4,337.50	10,000.00	9,760.00
260000	Maint Bldg--Airconditioning	7,800.00	0.00	0.00
264600	Maint Bldg--Doors & Windows	3,684.73	5,000.00	4,740.00
264800	Maint Bldg--Electrical	8,929.81	12,000.00	21,923.86
265800	Maint Bldg--Fire Protection	6,154.00	8,000.00	2,386.36
266600	Maint Bldg--Garage Doors	1,638.00	3,000.00	1,265.00
267500	Maint Bldg--Intercom	710.00	5,000.00	0.00
264700	Maint Bldg--Locks, Keys & Cards	370.99	0.00	0.00
271000	Maint Bldg--Mechanical Vent--Sinking	7,224.00	6,000.00	1,745.00
271600	Maint Bldg--Painting & Surface Finishes	1,621.00	4,000.00	1,000.00
272200	Maint Bldg--Plumbing & Drainage	21,397.50	10,000.00	15,838.71
272800	Maint Bldg--Roof	380.50	5,000.00	1,082.00
273100	Maint Bldg--Security upgrade	8,350.00	10,000.00	0.00
274800	Maint Bldg--Timber Flooring & Decking	0.00	10,000.00	0.00
270600	Maint Building - Locks & Keys	928.00	3,500.00	834.00
278200	Maint Grounds--Landscaping & Gardening	30,114.00	35,000.00	3,201.50
279200	Maint Grounds--Pool Renovation	24,572.84	10,000.00	0.00
264780	Major Electrical - Sinking	(6,412.50)	10,000.00	54,539.65
252900	Sinking - tax agent exps	205.00	0.00	0.00
	<i>Total expenses</i>	218,032.41	255,500.00	271,502.64
	Surplus/Deficit	(77,752.91)	(80,100.00)	(91,547.05)
	Opening balance	668,766.13	668,766.13	760,313.18

Sinking Fund

	Current period	Annual budget	Previous year
	<small>01/07/2014-31/03/2015</small>	<small>01/07/2014-30/06/2015</small>	<small>01/07/2013-30/06/2014</small>
Closing balance	\$591,013.22	\$588,666.13	\$668,766.13

Professional Strata Management Services



Aged Arrears List The Owners--Strata Plan 69259

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Lot	Unit	Name	Balance	Prepaid	Interest	Current	30+ days	60+ days	90+ days	120+ days	Last debt recovery
1	101	Marshall Hartwich	1,253.30	0.00	0.00	1,253.30	0.00	0.00	0.00	0.00	
2	102	Christopher Paul Seisun & Clare Monica Sowden	2,238.28	0.00	27.37	1,100.87	0.00	0.00	1,100.87	9.17	21/11/2014
5	105	Karen Wratten	1,151.68	0.00	0.00	1,151.68	0.00	0.00	0.00	0.00	
7	107	Geoffrey Stuart Parr & Cheryl Ann Parr	1,117.81	0.00	0.00	1,117.81	0.00	0.00	0.00	0.00	
8	108	Daniel McMillan & Ms SJ Lobb	0.03	0.00	0.00	0.03	0.00	0.00	0.00	0.00	
10	110	Graeme Reginald Lenagham	1,407.18	0.00	0.33	1,371.86	0.00	0.00	34.99	0.00	
13	113	Natalie-Jane Gazzo	1,151.68	0.00	0.00	1,151.68	0.00	0.00	0.00	0.00	
16	116	Nada Anna Lopes & Tony Lopes	1,185.55	0.00	0.00	1,185.55	0.00	0.00	0.00	0.00	
17	117	Jason Ashley Davis & Mark James Rodgers	1,541.22	0.00	0.00	1,541.22	0.00	0.00	0.00	0.00	
19	202	Nathaniel Mackay Stuart Jones & Emma Rose O'Dwyer	914.58	0.00	0.00	914.58	0.00	0.00	0.00	0.00	
21	204	Joyce Moulieri	1,592.03	0.00	0.00	1,592.03	0.00	0.00	0.00	0.00	
22	205	Sue Jordan	988.37	0.00	0.37	948.45	0.00	0.00	39.55	0.00	
26	209	Cosimo Angrisano & Maria Angrisano	914.82	0.00	0.00	914.58	0.00	0.00	0.24	0.00	
28	211	Robert Enzo Rigutto	1,340.20	0.00	0.01	1,337.99	0.00	0.00	2.20	0.00	
31	214	John Philip O'Connor	1,388.80	0.00	0.00	1,388.80	0.00	0.00	0.00	0.00	
34	217	Anthony Thomas Rowe & Glenn Meadley	1,321.05	0.00	0.00	1,321.05	0.00	0.00	0.00	0.00	
36	219	Vladislav Giliadov	931.77	0.00	0.00	931.51	0.00	0.00	0.26	0.00	
38	221	Benjamin Mark Prior & Katrina Eve Kelso	999.26	0.00	0.00	999.26	0.00	0.00	0.00	0.00	
39	222	Diego Mora & Roxy Smith	1,979.80	0.00	9.96	931.51	0.00	0.00	931.51	106.82	16/02/2015
40	223	Mark John Elliott Halsted	1,837.92	0.00	2.50	1,354.92	0.00	0.00	480.50	0.00	21/11/2014
41	224	Linsay Elizabeth Macdonald & Graham Edward Sturrock	922.49	0.00	0.00	922.49	0.00	0.00	0.00	0.00	
42	225	Thomas Campbell Foster	1,405.73	0.00	0.00	1,405.73	0.00	0.00	0.00	0.00	

Lot	Unit	Name	Balance	Prepaid	Interest	Current	30+ days	60+ days	90+ days	120+ days	Last debt recovery
44	227	Matthew Christopher Dunne	3,399.64	0.00	82.03	1,100.87	0.00	0.00	1,100.87	1,115.87	
45	301	Anna Mei Ling Wong & Anthony James Carter	1,151.68	0.00	0.00	1,151.68	0.00	0.00	0.00	0.00	
46	302	Dominik Bernd Maria Jasper	2,282.13	0.00	28.27	1,100.87	0.00	0.00	1,100.87	52.12	21/11/2014
47	303	Mr. Darrin Stubbing-Hill	2,234.61	0.00	27.30	1,100.87	0.00	0.00	1,100.87	5.57	21/11/2014
48	304	Dieter Krause	1,100.87	0.00	0.00	1,100.87	0.00	0.00	0.00	0.00	
49	305	Charles Allan Geddes	1,134.75	0.00	0.00	1,134.75	0.00	0.00	0.00	0.00	
50	306	Garry Dow	1,117.81	0.00	0.00	1,117.81	0.00	0.00	0.00	0.00	
52	308	Alexandra Helen Gardiner	982.32	0.00	0.00	982.32	0.00	0.00	0.00	0.00	
53	309	Mr Oliver Frank & Mrs Mimi Pham Diessel	1,083.94	0.00	0.00	1,083.94	0.00	0.00	0.00	0.00	
54	310	Sarah-Luisa McAneney	1,083.94	0.00	0.00	1,083.94	0.00	0.00	0.00	0.00	
55	311	Richard Iam McIntyre	982.32	0.00	0.00	982.32	0.00	0.00	0.00	0.00	
56	312	Adam James Bentley & Amy Haddadi	1,287.18	0.00	0.00	1,287.18	0.00	0.00	0.00	0.00	
60	316	Stanislav Giliadov	301.54	0.00	0.00	301.54	0.00	0.00	0.00	0.00	
61	317	Farnaz Zabeen Ali	931.51	0.00	0.00	931.51	0.00	0.00	0.00	0.00	
64	320	Natalie-Jane Gazzo	948.45	0.00	0.00	948.45	0.00	0.00	0.00	0.00	
65	321	Mark William McLennan	940.40	0.00	0.00	940.40	0.00	0.00	0.00	0.00	
69	325	Robert Samuel Hango-Zada	1,371.86	0.00	0.00	1,371.86	0.00	0.00	0.00	0.00	
70	326	Suzanne Mackay-Sim	1,127.32	0.00	0.00	1,127.32	0.00	0.00	0.00	0.00	
74	330	Fu Sam Vary Chan & Siu Fong Tam	1,287.18	0.00	0.00	1,287.18	0.00	0.00	0.00	0.00	
78	334	Amer Muhammad Iqbal & Sadia Ahmed	1,422.67	0.00	0.00	1,422.67	0.00	0.00	0.00	0.00	
84	340	Brian Desmond Kelly & Maree Therese Kelly	1,287.08	0.00	0.00	1,287.08	0.00	0.00	0.00	0.00	
86	342	Bruno Ghignon & Angela Maria Ghignone	1,376.05	0.00	0.00	1,321.05	55.00	0.00	0.00	0.00	
88	344	Ching Mei Tuan	1,473.48	0.00	0.00	1,473.48	0.00	0.00	0.00	0.00	
89	345	Rafael Andreas Jaron & Daniela Jaron	1,473.48	0.00	0.00	1,473.48	0.00	0.00	0.00	0.00	
90	346	Ron Wei Kang Voon	1,316.05	0.00	0.00	1,316.05	0.00	0.00	0.00	0.00	
92	348	Rona Brown	880.70	0.00	0.00	880.70	0.00	0.00	0.00	0.00	
95	351	Ludivicio Andallo & Maria Nievelyn Andallo	1,439.61	0.00	0.00	1,439.61	0.00	0.00	0.00	0.00	

Lot	Unit	Name	Balance	Prepaid	Interest	Current	30+ days	60+ days	90+ days	120+ days	Last debt recovery
96	352	Kulwadee Chaitongdee	1,439.61	0.00	0.00	1,439.61	0.00	0.00	0.00	0.00	
102	358	Dieter Krause	1,456.54	0.00	0.00	1,456.54	0.00	0.00	0.00	0.00	
105	361	Stephen Mahoney	1,205.16	0.00	0.03	1,202.49	0.00	0.00	2.64	0.00	
106	401	Kenneth William Tracey & Sharon Tracey	1,083.94	0.00	0.00	1,083.94	0.00	0.00	0.00	0.00	
109	404	Arnold Huber & Karl Huber	1,507.35	0.00	0.00	1,507.35	0.00	0.00	0.00	0.00	
110	405	Wai Choong Wong & Denise Chin Khe Wong	1,507.35	0.00	0.00	1,507.35	0.00	0.00	0.00	0.00	
112	407	Bianca Ana Friscic & Troy Zvonko Friscic	1,727.53	0.00	0.00	1,727.53	0.00	0.00	0.00	0.00	
113	408	Margaret Mary Singer	1,371.86	0.00	0.00	1,371.86	0.00	0.00	0.00	0.00	
114	409	Timothy Alexander Haughee	55.00	0.00	0.00	55.00	0.00	0.00	0.00	0.00	
115	410	Grant Francis Suttor & Leyda Suttor	1,592.03	0.00	0.00	1,592.03	0.00	0.00	0.00	0.00	
116	411	Christine Dunstan Productions Pty Ltd	1,236.36	0.00	0.00	1,236.36	0.00	0.00	0.00	0.00	
119	414	Wayne Kenneth Bass & Leanne Margaret Bass	1,420.96	0.00	0.21	1,405.73	0.00	0.00	15.02	0.00	
120	415	Pierre Abadie & Edouard Kaminsky	110.00	0.00	0.00	110.00	0.00	0.00	0.00	0.00	
121	416	Kiam Peng Chia	2,493.93	0.00	30.07	1,219.43	25.00	0.00	1,219.43	0.00	17/02/2015
124	419	David Chee Wayne Chan	1,236.36	0.00	0.00	1,236.36	0.00	0.00	0.00	0.00	
125	420	Mark Alistair Coulter	1,236.43	0.00	0.00	1,236.36	0.00	0.00	0.07	0.00	
126	421	Caroline Willis	92.84	0.00	0.00	92.84	0.00	0.00	0.00	0.00	
129	424	Randal Vincent Moore & Hugh Malcolm Pape	1,422.67	0.00	0.00	1,422.67	0.00	0.00	0.00	0.00	
133	428	Christopher Michael French	1,913.82	0.00	0.00	1,913.82	0.00	0.00	0.00	0.00	
134	429	Rosita Green	1,219.43	0.00	0.00	1,219.43	0.00	0.00	0.00	0.00	
135	430	Ricardo Baltazar Samson Perez & Clarence Chia Cheng Liao	1,204.19	0.00	0.00	1,204.19	0.00	0.00	0.00	0.00	
137	432	Edward Raymond Fabbro	1,287.18	0.00	0.00	1,287.18	0.00	0.00	0.00	0.00	
140	carspace	Randal Vincent Moore & Hugh Malcolm Pape	152.42	0.00	0.00	152.42	0.00	0.00	0.00	0.00	
142	carspace	David D McElwain & Michelle R Spratt	0.02	0.00	0.00	0.02	0.00	0.00	0.00	0.00	
143	carspace	David Danciger McElwain & Michelle Roma Spratt	0.01	0.00	0.00	0.01	0.00	0.00	0.00	0.00	
			90,975.11	0.00	208.45	82,267.22	80.00	0.00	7,129.89	1,289.55	

Professional Strata Management Services



PO Box H181
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**Detailed Expenses
for the financial year
from 01/07/2014 to 31/03/2015**

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The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
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General

Administrative Fund

Admin - Agent Disburst - Archiving 153808

24/09/2014	Archiving - Setup archive box September 2014	STRATA PLUS PTY LTD	20.91	Paid	DE	002160
			\$20.91			

Admin--Accounting / BAS 150200

24/07/2014	Prepare and lodge BAS - turnover > 200k July 2014	STRATA PLUS PTY LTD	87.12	Paid	DE	002107
21/08/2014	Prepare and lodge BAS - turnover > 200k August 2014	STRATA PLUS PTY LTD	87.12	Paid	DE	002128
24/09/2014	Prepare and lodge BAS - turnover > 200k September	STRATA PLUS PTY LTD	87.12	Paid	DE	002160
27/10/2014	Prepare and lodge BAS - turnover > 200k October 2014	STRATA PLUS PTY LTD	87.12	Paid	DE	002178
24/11/2014	Prepare and lodge BAS - turnover > 200k November 2014	STRATA PLUS PTY LTD	87.12	Paid	DE	002190
17/12/2014	Prepare and lodge BAS - turnover > 200k December 2014	STRATA PLUS PTY LTD	87.12	Paid	DE	002203
27/01/2015	Prepare and lodge BAS - turnover > 200k January 2015	STRATA PLUS PTY LTD	87.12	Paid	DE	002225
23/02/2015	Prepare and lodge BAS - turnover > 200k February 2015	STRATA PLUS PTY LTD	87.12	Paid	DE	002254
24/03/2015	Prepare and lodge BAS - turnover > 200k March 2015	STRATA PLUS PTY LTD	87.12	Paid	DE	002284
			\$784.08			

Admin--Agent Disbursements 153800

24/07/2014	Agent Disbursements July 2014	STRATA PLUS PTY LTD	516.55	Paid	DE	002107
21/08/2014	Agent Disbursements August 2014	STRATA PLUS PTY LTD	532.05	Paid	DE	002128
24/09/2014	Agent Disbursements September 2014	STRATA PLUS PTY LTD	532.05	Paid	DE	002160
27/10/2014	Agent Disbursements October 2014	STRATA PLUS PTY LTD	532.05	Paid	DE	002178
24/11/2014	Agent Disbursements November 2014	STRATA PLUS PTY LTD	532.05	Paid	DE	002190
17/12/2014	Agent Disbursements December 2014	STRATA PLUS PTY LTD	532.05	Paid	DE	002203
27/01/2015	Agent Disbursements January 2015	STRATA PLUS PTY LTD	532.05	Paid	DE	002225
23/02/2015	Agent Disbursements February 2015	STRATA PLUS PTY LTD	532.05	Paid	DE	002254
24/03/2015	Agent Disbursements March 2015	STRATA PLUS PTY LTD	532.05	Paid	DE	002284
			\$4,772.95			

Admin--Agent Disburst--Mobiles/Long distance calls 153806

27/10/2014	Telephone - Local calls October 2014	STRATA PLUS PTY LTD	1.15	Paid	DE	002178
27/10/2014	Telephone - Mobile / Long distance calls October 2014	STRATA PLUS PTY LTD	4.73	Paid	DE	002178
20/01/2015	gst adj		(0.01)		Jnl	73214
20/01/2015	Reimb phone chgs Oct 2014		(5.87)		Rct	8898
			\$0.00			

Admin--Agent Disburst--Photocopying 153803

27/10/2014	Printing October 2014	STRATA PLUS PTY LTD	6.24	Paid	DE	002178
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The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
20/01/2015	Reimb printing chgs Oct 2014		(6.24)		Rct	8899
			\$0.00			
Admin--Auditors--Audit Services 150800						
02/10/2014	01/07/13 to 30/06/14 - Audit Fee	Deloitte Private Pty Ltd	1,600.00	Paid	DE	002162
			\$1,600.00			
Admin--Bank Charges--Dishonoured Cheque 151403						
03/10/2014	Lot 44 dishonoured cheque fee		15.00		Jnl	71805
07/10/2014	Lot 44: Dishonoured cheque fee		(15.00)		Ow.Inv	
06/01/2015	bank dishonour fee - lot 44		15.00		Jnl	73054
			\$15.00			
Admin--Bank Charges--With GST 151407						
31/07/2014	DEFT Process Fee		2.73	Paid	Oth	206
30/09/2014	DEFT Process Fee		8.18	Paid	Oth	207
31/10/2014	DEFT Process Fee		4.55	Paid	Oth	208
31/12/2014	DEFT Process Fee		9.09	Paid	Oth	209
30/01/2015	DEFT Process Fee		1.82	Paid	Oth	210
27/02/2015	DEFT Process Fee		0.91	Paid	Oth	211
31/03/2015	DEFT Process Fee		5.45	Paid	Oth	212
			\$32.73			
Admin--Charges for Debt Collection 153200						
18/07/2014	Lot 60: Debt recovery Stage 2		(50.00)		Ow.Inv	
24/07/2014	Debt Recovery Stage 2 July 2014	STRATA PLUS PTY LTD	50.00	Paid	DE	002107
11/08/2014	Lot 36: Debt recovery Stage 3		(30.00)		Ow.Inv	
15/08/2014	Lot 2: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 8: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 22: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 39: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 41: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 45: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 46: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 104: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 105: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 121: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 132: Debt recovery Stage 1		(22.73)		Ow.Inv	
15/08/2014	Lot 136: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/08/2014	Debt Recovery Stage 1 August 2014	STRATA PLUS PTY LTD	272.73	Paid	DE	002128
21/08/2014	Debt Recovery Stage 3 August 2014	STRATA PLUS PTY LTD	30.00	Paid	DE	002128
29/08/2014	Recode: Lot 132 credit Stage 1 Claim 312		25.00		Jnl	71359
20/11/2014	Lot 121: Debt recovery Stage 2		(50.00)		Ow.Inv	
21/11/2014	Lot 2: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 8: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 36: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 40: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 41: Debt recovery Stage 1		(22.73)		Ow.Inv	

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
21/11/2014	Lot 46: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 47: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 70: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 84: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 99: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 111: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 122: Debt recovery Stage 1		(22.73)		Ow.Inv	
21/11/2014	Lot 135: Debt recovery Stage 1		(22.73)		Ow.Inv	
24/11/2014	Debt Recovery Stage 1 November 2014	STRATA PLUS PTY LTD	295.45	Paid	DE	002190
24/11/2014	Debt Recovery Stage 2 November 2014	STRATA PLUS PTY LTD	50.00	Paid	DE	002190
16/02/2015	Lot 39: Debt recovery Stage 2		(50.00)		Ow.Inv	
16/02/2015	Lot 105: Debt recovery Stage 2		(50.00)		Ow.Inv	
16/02/2015	Lot 135: Debt recovery Stage 2		(50.00)		Ow.Inv	
17/02/2015	Lot 10: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 22: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 26: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 28: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 41: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 60: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 70: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 75: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 90: Debt recovery Stage 1		(22.73)	Cancel	Ow.Inv	
17/02/2015	Lot 121: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 122: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 126: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 127: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 130: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 131: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Lot 138: Debt recovery Stage 1		(22.73)		Ow.Inv	
17/02/2015	Owner invoice cancellation for lot: 90/69259		22.73	Cancel	Ow.Inv	
23/02/2015	Debt Recovery Stage 1 February 2015	STRATA PLUS PTY LTD	363.64	Paid	DE	002254
23/02/2015	Debt Recovery Stage 2 February 2015	STRATA PLUS PTY LTD	150.00	Paid	DE	002254
			\$47.62			
Admin--Consultants 151600						
11/07/2014	08/07/14 - Milestone 1 of 1 - Web Design & Develop	Code	350.00	Paid	DE	002098
08/08/2014	09/07/14 - Re: Pool Fencing Requirements	Peter Glass & Associates	3,982.50	Paid	DE	002115
16/09/2014	29/08/14 - Acoustic consulting	PKA Acoustic Consulting	3,000.00	Paid	DE	002153
			\$7,332.50			
Admin--Key Deposit Refunds 153000						
23/01/2015	Key refund - lot 137		(200.00)		Jnl	73263
02/02/2015	02/02/15 - Lot 137 - Key Refund	Eddie Fabbro	200.00	Paid	DE	002238
18/02/2015	Refund Cage 9/Lot 43 bike deposit - Glen Russell		(100.00)		Jnl	73822
23/02/2015	23/02/15 - Key Refund - Lot 43	Glen Russell	100.00	Paid	DE	002255
			\$0.00			

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
Admin--Legal fees 153210						
30/07/2014	30/07/14 - Lot 93 - Adjudication Application Fee	NSW Civil and Administration	97.00	Paid	Chq	500260
29/08/2014	19/08/14 - Outstanding Levies - Lot 36	David Le Page Solicitor	140.00	Paid	DE	002140
03/09/2014	22/06/14 to 25/06/14 - Re: Alleged Defamation Agai	Makinson & d'Apice	513.41	Paid	DE	002146
19/12/2014	10/06/14 to 06/10/14 - Re: K&S v SP69259	Makinson & d'Apice	1,431.74	Paid	DE	002212
28/01/2015	11/01/15 - Unit 354 - Legal service on A Barnett	Mercantile Consulting P/L	45.00	Paid	DE	002226
29/01/2015	14/11/14 & 19/11/14 - Re: Claim by K & S Services	Makinson & d'Apice	375.00	Paid	DE	002233
20/02/2015	20/02/15 - Lot 71 - Application for Mediation	Mediation Services Unit, Office of	78.00	Paid	Chq	500262
20/02/2015	20/02/15 - Lot 93 - Application for Mediation	Mediation Services Unit, Office of	78.00	Paid	Chq	500262
24/02/2015	20/02/15 - Lot 93 - Application for Mediation (Now	Mediation Services Unit, Office of	2.00	Paid	Chq	500263
24/02/2015	20/02/15 - Lot 71 - Application for Mediation (Now	Mediation Services Unit, Office of	2.00	Paid	Chq	500263
			\$2,762.15			
Admin--Management Fees--Schedule B 154100						
24/09/2014	Management Fees - Schedule B September 2014	STRATA PLUS PTY LTD	331.06	Paid	DE	002160
24/09/2014	Work performed by admin staff per hr September 201	STRATA PLUS PTY LTD	25.45	Paid	DE	002160
27/10/2014	Work performed by accounting staff per hr October	STRATA PLUS PTY LTD	43.18	Paid	DE	002178
24/11/2014	Management Fees - Schedule B November 2014	STRATA PLUS PTY LTD	345.45	Paid	DE	002190
24/03/2015	Management Fees - Schedule B March 2015	STRATA PLUS PTY LTD	50.91	Paid	DE	002284
			\$796.05			
Admin--Management Fees--Standard 154000						
24/07/2014	Standard Management Fee July 2014	STRATA PLUS PTY LTD	1,924.93	Paid	DE	002107
21/08/2014	Standard Management Fee August 2014	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002128
24/09/2014	Standard Management Fee September 2014	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002160
27/10/2014	Standard Management Fee October 2014	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002178
24/11/2014	Standard Management Fee November 2014	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002190
17/12/2014	Standard Management Fee December 2014	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002203
27/01/2015	Standard Management Fee January 2015	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002225
23/02/2015	Standard Management Fee February 2015	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002254
24/03/2015	Standard Management Fee March 2015	STRATA PLUS PTY LTD	1,982.67	Paid	DE	002284
			\$17,786.29			
Admin--On Site Office expenses 154450						
21/07/2014	07/07/14 - Reimbursement - Christmas Party Decorat	Michael Brindley	304.75	Paid	DE	002105
18/09/2014	04/09/14 - Plan Scanning & Indexing	Plan Express	654.50	Paid	DE	002159
29/01/2015	22/12/14 - Christmas Gratuities	John Hutchinson	164.08	Paid	DE	002231
05/02/2015	18/12/14 - Reimbursement for expenses incurred by	Australasian Building	743.36	Paid	DE	002242
25/02/2015	February 2015 to April 2015 - Building Management	MYBOS PTY LTD	822.00	Paid	DE	002263
25/02/2015	04/02/15 - Removal of Rubbish	Cheapest Load of Rubbish Pty	850.00	Paid	Chq	500264
24/03/2015	18/03/15 - Building Management Software	MYBOS PTY LTD	300.00	Paid	DE	002287
			\$3,838.69			
Admin--Other Expenses--Admin 154400						
21/07/2014	07/07/14 - Reimbursement - Christmas Party Nibbles	Michael Brindley	193.67	Paid	DE	002105

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General			\$193.67			
Admin--Subscriptions 156600						
21/07/2014	May 2014 to July 2014 - Building Management Softwa	MYBOS PTY LTD	822.00	Paid	DE	002100
21/07/2014	August 2014 to October 2014 - Building Management	MYBOS PTY LTD	822.00	Paid	DE	002100
25/07/2014	01/07/14 to 30/06/15 - Large - Owner Corp Subscrip	Owners Corporation Network of	250.00	Paid	DE	002108
04/12/2014	November 2014 to January 2015 - Building Managemen	MYBOS PTY LTD	822.00	Paid	DE	002198
			\$2,716.00			
Admin--Telephone Charges 157000						
07/07/2014	Rental 04/05/14 to 03/06/14 - a/c 2000 09066 2998	Telstra Pty Ltd - BPay 23796	205.74	Paid	BPAY	95
11/07/2014	Rental 19/06/14 to 18/07/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	360.93	Paid	BPAY	96
12/08/2014	Rental 19/07/14 to 18/08/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	397.20	Paid	BPAY	102
16/09/2014	Rental 19/08/14 to 18/09/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	332.84	Paid	BPAY	106
15/10/2014	Rental 19/09/14 to 18/10/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	360.45	Paid	BPAY	108
13/11/2014	Rental 19/10/14 to 18/11/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	364.62	Paid	BPAY	114
04/12/2014	Rental 19/11/14 to 18/12/14 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	354.39	Paid	BPAY	118
29/01/2015	Rental 19/12/14 to 18/01/15 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	375.16	Paid	BPAY	121
11/02/2015	Rental 19/01/15 to 18/02/15 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	326.92	Paid	BPAY	123
16/03/2015	Rental 19/02/15 to 18/03/15 - a/c 053 2075 020	Telstra Pty Ltd - BPay 7773	398.56	Paid	BPAY	128
			\$3,476.81			
Admin-Agent Disburst -Certificate of Currency 153813						
27/01/2015	Certificate of Currency January 2015	STRATA PLUS PTY LTD	27.27	Paid	DE	002225
24/03/2015	Certificate of Currency March 2015	STRATA PLUS PTY LTD	27.27	Paid	DE	002284
			\$54.54			
Building Manager 161500						
11/07/2014	June 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002091
12/08/2014	July 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002116
29/08/2014	August 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002139
23/10/2014	September 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002169
28/10/2014	October 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002182
28/11/2014	November 2014 - Building management services	Australasian Building	6,500.00	Paid	DE	002192
24/12/2014	December 2014 - Building Management	Australasian Building	6,500.00	Paid	DE	002219
29/01/2015	January 2015 - Building Management	Australasian Building	6,500.00	Paid	DE	002228
29/01/2015	January 2015 - Building Management	Australasian Building	2,666.67	Paid	DE	002228
25/02/2015	February 2015 - Building Management	Australasian Building	6,500.00	Paid	DE	002260
24/03/2015	March 2015 - Building Management	Australasian Building	6,500.00	Paid	DE	002285
			\$67,666.67			
Insurance--Premiums 159100						
18/02/2015	06/03/15 to 06/03/16 - Residential Strata insuranc	Bac Insurance Brokers Pty	46,835.63	Paid	DE	002251
			\$46,835.63			
Insurance--Valuation 159200						
10/02/2015	03/02/15 - Insurance Valuation	A G Thomas Valuers (Sydney)	350.00	Paid	DE	002243
			\$350.00			

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
Levy Refund 159550						
13/08/2014	Bond Refund - lot 30		(1,000.00)		Jnl	71160
14/08/2014	14/08/14 - Lot 30 - Bond Refund	Jesse Pittard	1,000.00	Paid	DE	002122
12/12/2014	Refund Lot 42 Hard flooring bond - Tom Foster		(1,000.00)		Jnl	72754
17/12/2014	17/12/14 - Bond Refund	Tom Foster	1,000.00	Paid	DE	002204
15/01/2015	Bond Refund - lot 69		(1,000.00)		Jnl	73127
02/02/2015	02/02/15 - Lot 69 - Bond Refund	Robert Hango-Zada	1,000.00	Paid	DE	002239
11/02/2015	Refund Lot 55 bond - Richard McIntyre		(1,000.00)		Jnl	73605
19/02/2015	DFA payment for Inv 2242		(579.74)		Rct	8927
20/02/2015	20/02/15 - Lot 55 - Bond Refund	Richard McIntyre	1,000.00	Paid	DE	002253
23/02/2015	23/02/15 - Refund - Inv 2242	STRATA PLUS PTY LTD	579.74	Paid	DE	002254
			\$0.00			
Maint Bldg - Foxtel - Admin 175001						
16/09/2014	01/07/13 to 30/06/14 - Remote monitoring of Foxtel	TVSAT - Television & Satellite	1,800.00	Paid	DE	002157
11/02/2015	28/01/15 - Foxtel TDT system	TVSAT - Television & Satellite	1,750.00	Paid	DE	002248
			\$3,550.00			
Maint Bldg--Cleaning--Contracts 163002						
07/07/2014	June 2014 - Cleaning Services	TH Building Maintenance	3,593.25	Paid	DE	002088
08/08/2014	July 2014 - Cleaning services	TH Building Maintenance	3,593.25	Paid	DE	002114
16/09/2014	August 2014 - Cleaning services	TH Building Maintenance	3,593.25	Paid	DE	002154
24/10/2014	September 2014 - Cleaning Services	TH Building Maintenance	3,593.24	Paid	DE	002177
19/12/2014	November 2014 - Cleaning Service	TH Building Maintenance	3,593.25	Paid	DE	002216
29/01/2015	December 2014 - Cleaning services	TH Building Maintenance	3,593.25	Paid	DE	002235
16/03/2015	October 2014 - Cleaning Services	TH Building Maintenance	3,593.25	Paid	DE	002282
16/03/2015	January 2015 - Cleaning Services	TH Building Maintenance	3,593.25	Paid	DE	002282
16/03/2015	February 2015 - Cleaning Services	TH Building Maintenance	3,593.25	Paid	DE	002282
			\$32,339.24			
Maint Bldg--Electrical / Light Globes 170400						
19/08/2014	23/07/14 - Light globes	Koala Wholesale Electrical	232.00	Paid	DE	002124
27/10/2014	23/07/14 - Light globes	M E Lighting Pty Ltd	472.00	Paid	DE	002179
28/11/2014	11/11/14 - Light globes	Koala Wholesale Electrical	77.50	Paid	DE	002193
29/01/2015	13/11/14 - Replace Globe / Reset Sensor Light	Crest Electrical Solutions Pty Ltd	331.75	Paid	DE	002229
25/02/2015	30/01/15 - Light globes	Koala Wholesale Electrical	390.00	Paid	DE	002261
16/03/2015	26/02/15 - Light Globes	Koala Wholesale Electrical	215.00	Paid	DE	002277
16/03/2015	10/02/15 - Light Globes	Koala Wholesale Electrical	132.00	Paid	DE	002277
			\$1,850.25			
Maint Bldg--Fire Protection--Contract 165801						
29/08/2014	April 2014 to March 2015 - 1st half - Inspection	AFT Australia Pty Ltd	4,307.50	Paid	DE	002138
04/12/2014	April 2014 to March 2015 - 2nd half - Inspection	AFT Australia Pty Ltd	4,307.50	Paid	DE	002197
12/01/2015	29/10/14 - Annual Fire Inspection	Retro Air Pty Ltd	245.00	Paid	DE	002222
24/03/2015	21/03/15 to 20/03/16 - Fire Alarm monitoring	Romteck Grid Pty Limited	1,800.00	Paid	DE	002289
			\$10,660.00			
Maint Bldg--Fire Protection--Non Routine 165800						
05/02/2015	22/07/14 Requested to relocate hydrant building .	AFT Australia Pty Ltd	692.50	Paid	DE	002241

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
			\$692.50			
Maint Bldg--Hire/Leasing of Equipment 168600						
22/07/2014	24/07/14 - Hiring of 35 x Chairs	Walkers Party Hire Pty Ltd	261.82	Paid	DE	002106
			\$261.82			
Maint Bldg--Lift--Maintenance Contract 170201						
03/07/2014	01/07/14 to 30/09/14 - Lift maintenance	KONE Elevators Pty Limited	5,050.53	Paid	DE	002086
24/10/2014	01/10/14 to 31/12/14 - Lift Maintenance	KONE Elevators Pty Limited	5,050.53	Paid	DE	002175
29/01/2015	01/01/15 to 31/03/15 - Lift maintenance	KONE Elevators Pty Limited	5,252.55	Paid	DE	002232
			\$15,353.61			
Maint Bldg--Lift--Registration Fees 170203						
01/07/2014	2014 - Lift Registration - L 6-51772/03	Work Cover NSW	69.00	Paid	Chq	500259
			\$69.00			
Maint Bldg--Locks, Keys & Card Keys 170600						
21/07/2014	30/06/14 - Locksmith services	PRV Locksmiths - In House	390.00	Paid	DE	002101
21/07/2014	19/06/14 - Supply restricted keys	PRV Locksmiths - In House	53.00	Paid	DE	002101
29/08/2014	20/08/14 - Supply restricted key	PRV Locksmiths - In House	23.00	Paid	DE	002144
23/10/2014	18/07/14 - Access fobs	Abbco Security Pty Ltd	561.36	Paid	DE	002168
			\$1,027.36			
Maint Bldg--Pest/Vermin Control 172000						
19/08/2014	11/08/14 - Pest Control Services	Proguard Pest Management	320.00	Paid	DE	002126
04/12/2014	15/11/14 - Pest Control Services	Proguard Pest Management	320.00	Paid	DE	002199
16/03/2015	20/02/15 - Pest Control Services	Proguard Pest Management	320.00	Paid	DE	002279
			\$960.00			
Maint Bldg--Pumps - Routine 172400						
16/03/2015	03/03/15 - Clean separator unit	Chlorocheck Pty Ltd -	692.00	Paid	DE	002275
26/03/2015	20/03/15 - Supplied float switches & clamps	New World Pumps	562.00	Paid	DE	002290
			\$1,254.00			
Maint Grounds--Gardening Materials 177400						
21/07/2014	06/07/14 - Reimbursement - Succulents for breezewa	Chris French	657.27	Paid	DE	002104
05/02/2015	18/12/14 - Reimbursement for expenses incurred by	Australasian Building	242.42	Paid	DE	002242
			\$899.69			
Maint Grounds--Lawns & Gardening 178400						
25/07/2014	13/06/14 to 27/06/14 - Garden Maintenance	Syd's Maintenance	750.00	Paid	DE	002109
12/08/2014	July 2014 - Garden maintenance	Syd's Maintenance	750.00	Paid	DE	002120
29/08/2014	August 2014 - Garden Maintenance	Syd's Maintenance	750.00	Paid	DE	002145
02/10/2014	September 2014 - Garden maintenance	Syd's Maintenance	830.00	Paid	DE	002164
13/11/2014	October 2014 - Garden Maintenance	Syd's Maintenance	937.50	Paid	DE	002188
19/12/2014	December 2014 - Garden Maintenance	Syd's Maintenance	937.50	Paid	DE	002215
24/12/2014	November 2014 - Garden Maintenance	Syd's Maintenance	1,217.50	Paid	DE	002221
11/02/2015	January 2015 - Garden Maintenance	Syd's Maintenance	937.50	Paid	DE	002247
16/03/2015	February 2015 - Garden Maintenance	Syd's Maintenance	937.50	Paid	DE	002281
			\$8,047.50			
Maint Grounds--Pool 179200						

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
11/07/2014	01/05/14 to 29/05/14 - Pool service / Chemicals	Pool Boy	608.00	Paid	DE	002095
11/07/2014	02/06/14 to 26/06/14 - Pool service / Chemicals	Pool Boy	353.00	Paid	DE	002095
29/08/2014	05/08/14 - Pool Services	Pool Boy	60.00	Paid	DE	002142
			\$1,021.00			
Reimbursable Insurance Certificate 153818						
24/07/2014	Provision of Insurance Certificate to Owners July	STRATA PLUS PTY LTD	27.27	Paid	DE	002107
			\$27.27			
Reimbursable s109-s26 156000						
27/01/2015	Status Certificate Fee January 2015	STRATA PLUS PTY LTD	214.00	Paid	DE	002225
			\$214.00			
Reimbursable s119 156400						
17/12/2014	Strata Roll Inspection Fee December 2014	STRATA PLUS PTY LTD	31.00	Paid	DE	002203
24/03/2015	Strata Roll Inspection Fee March 2015	STRATA PLUS PTY LTD	31.00	Paid	DE	002284
			\$62.00			
Suspense - ready for coding 999999						
19/02/2015			937.50	Cancel	Inv	00000065 2
19/02/2015	Cancelled:		(937.50)	Cancel	Inv	00000065 2
25/03/2015			3,987.50	Cancel	Inv	20874.1
25/03/2015	Cancelled:		(3,987.50)	Cancel	Inv	20874.1
			\$0.00			
Utility--Electricity 190200						
16/07/2014	Cancelled: 15/12/13 to 15/01/14 - a/c 7002 233 505		(0.54)	Cancel	Inv	70022335 05 1/14
16/07/2014	Cancelled: 15/12/13 to 15/01/14 - a/c 7002 233 505		(1.85)	Cancel	Inv	70022335 05 1/14
21/07/2014	13/05/14 to 17/06/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	235.26	Paid	BPAY	97
21/07/2014	13/05/14 to 17/06/14 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	1,688.82	Paid	BPAY	98
21/07/2014	01/06/14 to 30/06/14 - a/c 342991	Energy Australia Pty Ltd -	2,282.81	Paid	BPAY	99
07/08/2014	18/06/14 to 15/07/14 - a/c 7002 233 605	AGL Sales Pty Ltd - BPay	740.06	Paid	BPAY	100
07/08/2014	18/06/14 to 15/07/14 - 7002 233 513	AGL Sales Pty Ltd - BPay	2,920.82	Paid	BPAY	101
19/08/2014	01/07/14 to 31/07/14 - a/c 342991	Energy Australia Pty Ltd -	2,108.79	Paid	BPAY	103
16/09/2014	01/05/14 to 31/05/14 - a/c 342 991	Energy Australia Pty Ltd -	2,427.52	Paid	BPAY	105
16/09/2014	16/07/14 to 17/08/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	790.14	Paid	BPAY	104
16/09/2014	01/08/14 to 31/08/14 - a/c 342991	Energy Australia Pty Ltd -	2,303.98	Paid	BPAY	107
24/10/2014	18/08/14 to 15/09/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	561.05	Paid	BPAY	109
24/10/2014	18/08/14 to 15/09/14 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	316.13	Paid	BPAY	110
24/10/2014	01/09/14 to 30/09/14 - a/c 342991	Energy Australia Pty Ltd -	2,033.83	Paid	BPAY	111
13/11/2014	14/09/14 to 16/10/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	646.70	Paid	BPAY	112
13/11/2014	14/09/14 to 06/10/14 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	713.55	Paid	BPAY	113
28/11/2014	01/10/14 to 31/10/14 - a/c 342991	Energy Australia Pty Ltd -	2,006.58	Paid	BPAY	115
04/12/2014	17/10/14 to 13/11/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	452.91	Paid	BPAY	116
04/12/2014	07/10/14 to 05/11/14 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	1,080.05	Paid	BPAY	117
22/12/2014	06/11/14 to 10/12/14 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	1,165.75	Paid	BPAY	119
22/12/2014	14/11/14 to 10/12/14 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	510.87	Paid	BPAY	120
10/02/2015	11/12/14 to 15/01/15 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	669.34	Paid	BPAY	122

The Owners--Strata Plan 69259**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
17/02/2015	11/12/14 to 15/01/15 -- a/c 7002 233 513	AGL Sales Pty Ltd - BPay	1,194.87	Paid	BPAY	124
11/03/2015	16/01/15 to 16/02/15 - a/c 7002 233 513	AGL Sales Pty Ltd - BPay	1,078.27	Paid	BPAY	125
11/03/2015	16/01/15 to 16/02/15 - a/c 7002 233 505	AGL Sales Pty Ltd - BPay	618.40	Paid	BPAY	126
			\$28,544.11			
Utility--Water & Sewerage 191200						
19/08/2014	12/05/14 to 05/08/14 - Water a/c 5074 368	Sydney Water	9,212.80	Paid	DE	002127
04/12/2014	05/08/14 to 04/11/14 - Water a/c 5074368	Sydney Water	10,084.15	Paid	DE	002200
25/02/2015	04/11/14 to 09/02/15 - Water a/c 5074 368	Sydney Water	12,671.50	Paid	DE	002257
			\$31,968.45			
		Total expenses	\$299,884.09			

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
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General**Sinking Fund****Building Defects - Building Manager - Sinking 256310**

11/07/2014	June 2014 - Building Defects - Building Management	Australasian Building	2,666.67	Paid	DE	002091
12/08/2014	July 2014 - Building Management - Defects	Australasian Building	2,666.67	Paid	DE	002116
29/08/2014	August 2014 - Building Management Defects	Australasian Building	2,666.67	Paid	DE	002139
23/10/2014	September 2014 - Building Management	Australasian Building	2,666.67	Paid	DE	002169
30/10/2014	October 2014 - Building Management - Defects	Australasian Building	2,666.67	Paid	DE	002184
28/11/2014	November 2014 - Building management defects	Australasian Building	2,666.67	Paid	DE	002192
24/12/2014	December 2014 - Building Management Defects	Australasian Building	2,666.67	Paid	DE	002219
25/02/2015	February 2015 - Building Management - Defects	Australasian Building	2,666.67	Paid	DE	002260
24/03/2015	March 2015 - Building Management Defects	Australasian Building	2,666.67	Paid	DE	002285

\$24,000.03**Building Defects - Consultants - Sinking 264720**

05/02/2015	21/01/15 preparation & issue of fire Brief.	AE&D Fire Pty Ltd	1,250.00	Paid	DE	002240
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\$1,250.00**Building Defects - Fire Protection - Sinking 264740**

11/07/2014	08/05/14 & 12/06/14 - Install Smoke Seals on Fire	AFT Australia Pty Ltd	1,350.00	Paid	DE	002090
29/08/2014	30/05/14 - Fire trip for certification	AFT Australia Pty Ltd	1,320.00	Paid	DE	002138
23/10/2014	29/08/14 - Re: Amended Tender for item 4.11	Biltbeta Constructions Pty Ltd	20,366.50	Paid	DE	002170
25/02/2015	10/02/15 - Consultancy / Prepare Fire Engineering	AE&D Fire Pty Ltd	5,750.00	Paid	DE	002258

\$28,786.50**Building Defects - Legal Fees - Sinking 264730**

03/07/2014	01/05/14 to 25/05/14 - Re: Building Defects	Makinson & d'Apice	1,668.87	Paid	DE	002087
28/10/2014	10/06/14 to 05/08/14 - Re: Building Defects	Makinson & d'Apice	4,102.74	Paid	DE	002181
08/12/2014	15/09/14 to 25/09/14 - Re: Building Defects	Makinson & d'Apice	2,910.75	Paid	DE	002202
19/12/2014	07/10/14 to 29/10/14 - Re: Defects Claim with Alli	Makinson & d'Apice	2,249.73	Paid	DE	002212
29/01/2015	14/11/14 to 02/12/15 - Re: Building Defects	Makinson & d'Apice	1,402.62	Paid	DE	002233
17/02/2015	05/12/14 to 15/01/15 - Re: Advice on Building Defe	Makinson & d'Apice	1,131.80	Paid	DE	002250
11/03/2015	13/01/15 to 04/02/15 - Re: Building Defects Claim	Makinson & d'Apice	1,290.12	Paid	DE	002266

\$14,756.63**Building Defects - Waterproofing - Sinking 264750**

12/08/2014	23/07/14 - Re-Wiring of Light / CCTV Allowance	Crest Electrical Solutions Pty Ltd	950.00	Paid	DE	002117
03/09/2014	28/08/14 - Progress Claim 1 -	Biltbeta Constructions Pty Ltd	10,968.13	Paid	DE	002147
16/09/2014	15/07/14 - Awning Works - Light circuit relocation	Megger Electrical Services	290.00	Paid	DE	002149
16/09/2014	03/09/14 - Investigate water leaking	MRC Plumbing	480.00	Paid	DE	002151
15/10/2014	29/08/14 - New facade works	Crest Electrical Solutions Pty Ltd	675.00	Paid	DE	002167
23/10/2014	12/10/14 - Flood testing effects	MRC Plumbing	2,435.00	Paid	DE	002172
30/10/2014	recode: 29/06/14 - Progress Claim 3 - GST paid		(19,879.15)		Jnl	72317
30/10/2014	recode: 28/08/14 - Progress Claim 4 -GST component		(15,134.13)		Jnl	72318
30/10/2014	29/06/14 - Progress Claim 3 - GST paid	Biltbeta Constructions Pty Ltd	19,879.15	Paid	DE	002185
30/10/2014	28/08/14 - Progress Claim 4 - GST component	Biltbeta Constructions Pty Ltd	15,134.13	Paid	DE	002185
18/12/2014	Recode: Biltbeta invoice 00002433 (GST only)		(16,079.25)		Jnl	72893
19/12/2014	31/10/14 - Building 3 - Repair silicon joint	INO8 Access Pty Ltd	1,670.00	Paid	DE	002205

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
19/12/2014	28/11/14 - Progress Claim 6 - NB09-3529	Biltbeta Constructions Pty Ltd	14,617.50	Paid	DE	002206
15/01/2015	Recode: Biltbeta invoice 00002465 (GST only)		(4,292.56)		Jnl	73128
15/01/2015	Recode: Biltbeta invoice 00002395 (GST only)		(21,960.58)		Jnl	73129
16/01/2015	20/10/14 - Progress Claim 5 - GST component	Biltbeta Constructions Pty Ltd	21,960.58	Paid	DE	002223
16/01/2015	18/12/14 - Progress Claim 7 - Claim no 55018138	Biltbeta Constructions Pty Ltd	4,292.56	Paid	DE	002223
11/02/2015	27/01/15 - Cleaned gravel drain	MRC Plumbing	340.00	Paid	DE	002245
24/03/2015	21/08/14 to 02/12/14 - Re: Inspection of Balconies	Paul Evans Consulting / PA	3,625.00	Paid	DE	002288
			\$19,971.38			
Income Tax--Sinking 252800						
14/07/2014	June 2014 PAYG		1,498.00		Jnl	70578
21/10/2014	Sept 2014 PAYG	Deputy Commissioner of	2,564.00	Paid	Chq	500261
13/02/2015	Dec 2014 PAYG		1,404.00		Jnl	73756
			\$5,466.00			
Maint Bldg - Building maintenance 261400						
11/07/2014	11/06/14 - Lift 3 - Replace Basement Landing Butto	KONE Elevators Pty Limited	656.50	Paid	DE	002092
07/08/2014	23/05/14 - Apt 312 - Repairs to Expansion Joint	MRC Plumbing	205.00	Paid	DE	002111
			\$861.50			
Maint Bldg - Hot Water Service 268800						
11/07/2014	24/06/14 - Repair to Burst Hot Water Service	MRC Plumbing	935.00	Paid	DE	002093
			\$935.00			
Maint Bldg - Security - Equipment 273400						
11/07/2014	20/06/14 - Repairs to Faulty intercom	National Technical Services	270.00	Paid	DE	002094
15/08/2014	30/05/14 - Investigate 2 x Faulty Card Readers	National Technical Services	270.00	Paid	DE	002123
15/08/2014	20/06/14 - Carpark - Investigate Faulty Card Reade	National Technical Services	700.00	Paid	DE	002123
15/08/2014	30/06/14 - Disconnect Cameras for New Glazing	National Technical Services	1,590.00	Paid	DE	002123
24/10/2014	30/09/14 - Clean up cabling	Crest Electrical Solutions Pty Ltd	144.50	Paid	DE	002173
24/10/2014	30/09/14 - General Maintenance works	Crest Electrical Solutions Pty Ltd	373.00	Paid	DE	002173
25/02/2015	11/02/15 - 6 Monthly maintenance of CCTV system	National Technical Services	800.00	Paid	DE	002264
23/03/2015	27/02/15 - Apt 204 - Service call to door group	National Technical Services	190.00	Paid	DE	002283
			\$4,337.50			
Maint Bldg--Airconditioning 260000						
08/07/2014	23/06/14 - Installation of Carpark CO Monitoring s	EcoService Enviromental	7,800.00	Paid	DE	002089
			\$7,800.00			
Maint Bldg--Doors & Windows 264600						
11/07/2014	30/06/14 - Unit 401 / Entrance Door - Repairs	St Peter Engineering	370.00	Paid	DE	002096
21/07/2014	10/06/14 - Supply and install external commercial	St Peter Engineering	600.00	Paid	DE	002103
08/10/2014	25/09/14 - service to adjust bottom rollers on sli	Metro Locksmiths (N.S.W) Pty	90.00	Paid	DE	002165
08/10/2014	25/09/14 - Service to re-align door	Metro Locksmiths (N.S.W) Pty	15.00	Paid	DE	002165
08/10/2014	25/09/14 -Service call to re-align front door labo	Metro Locksmiths (N.S.W) Pty	90.00	Paid	DE	002165
28/11/2014	11/11/14 - Install x2 door/flat bar/hinges	St Peter Engineering	1,209.09	Paid	DE	002195
19/12/2014	10/12/14 - Unit 304 - Service call/Install letter	Metro Locksmiths (N.S.W) Pty	96.00	Paid	DE	002213
19/12/2014	12/12/14 - Supply/install satin anodized aluminium	Coral Signs & Creations	213.64	Paid	DE	002207

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
23/02/2015	01/02/15 - Re: Main gate building 3	St Peter Engineering	1,001.00	Paid	DE	002256
			\$3,684.73			
Maint Bldg--Electrical 264800						
12/08/2014	11/06/14 - General maintenance	Megger Electrical Services	2,185.31	Paid	DE	002118
15/08/2014	30/06/14 - Replace V9 Control Panel	National Technical Services	3,480.00	Paid	DE	002123
15/10/2014	11/08/14 - call to attend site to fault find wall	Crest Electrical Solutions Pty Ltd	122.00	Paid	DE	002167
19/12/2014	30/09/14 - Reconnect lighting circuit on building	Crest Electrical Solutions Pty Ltd	175.00	Paid	DE	002208
19/12/2014	31/10/14 - Service call for blocked filter	Crest Electrical Solutions Pty Ltd	529.50	Paid	DE	002208
19/12/2014	31/10/14 - Re: Wire works	Crest Electrical Solutions Pty Ltd	1,190.00	Paid	DE	002208
19/12/2014	10/12/14 - Reconnect existing garden spike lights	Electrastyle	450.00	Paid	DE	002209
19/12/2014	10/12/14 - Remount outside wall lights	Electrastyle	37.50	Paid	DE	002209
30/01/2015	19/01/15 - Install LED globes / Flourescent globes	Mr Electrix - Mr Group and Mr	100.00	Paid	DE	002236
16/03/2015	25/02/15 - Replace weatherproof LED	Kim Kong Electrical Pty Ltd	660.50	Paid	DE	002276
			\$8,929.81			
Maint Bldg--Fire Protection 265800						
18/11/2014	31/07/14 - Replace batteries of FIP	AFT Australia Pty Ltd	320.00	Paid	DE	002189
28/11/2014	24/10/14 - Service call/Conducted fire trip	AFT Australia Pty Ltd	265.00	Paid	DE	002191
28/11/2014	15/10/14 - Investigate & remove faulty dectector	AFT Australia Pty Ltd	315.00	Paid	DE	002191
19/12/2014	31/10/14 - Replace emergency lighting	Crest Electrical Solutions Pty Ltd	3,750.00	Paid	DE	002208
29/01/2015	22/12/14 - Install Smoke Alarm / Break Glass	AFT Australia Pty Ltd	485.00	Paid	DE	002227
25/02/2015	10/11/14 - Unit 355 - Repairs to 2 x Locks	Metro Locksmiths (N.S.W) Pty	95.00	Paid	DE	002262
25/02/2015	11/11/14 - Unit 350 - Repairs to Door Hinges	Metro Locksmiths (N.S.W) Pty	186.00	Paid	DE	002262
25/02/2015	28/01/15 - Units 113 & 211 - Install Smoke Detecto	AFT Australia Pty Ltd	552.00	Paid	DE	002259
03/03/2015	05/11/14 - Unit 421 - Replace Front Unit Door	Metro Locksmiths (N.S.W) Pty	186.00	Paid	DE	002265
			\$6,154.00			
Maint Bldg--Garage Doors 266600						
11/07/2014	27/05/14 - Repairs to Main Entry Roller Shutter	Thompsons Roller Shutters Pty	260.00	Paid	DE	002099
21/08/2014	16/05/14 - Service call to carpark fire shutter	Thompsons Roller Shutters Pty	1,378.00	Paid	DE	002129
			\$1,638.00			
Maint Bldg--Intercom 267500						
15/08/2014	30/06/14 - Service call to Intercom	National Technical Services	180.00	Paid	DE	002123
29/08/2014	15/08/14 - repair intercom shutdown	Knightsbridge Alarm System Pty	350.00	Paid	DE	002141
16/09/2014	29/08/14 - Apt 319 - Investigate faulty handset	National Technical Services	180.00	Paid	DE	002152
			\$710.00			
Maint Bldg--Locks, Keys & Cards 264700						
11/07/2014	25/06/14 - Installation of bins and general maint	IPM Services	370.99	Paid	DE	002097
			\$370.99			
Maint Bldg--Mechanical Vent--Sinking 271000						
21/07/2014	23/06/14 - Car Park Exhaust Fan	Retro Air Pty Ltd	305.00	Paid	DE	002102
07/08/2014	27/06/14 - Carpark - Replace Exhaust Fan Belts	Retro Air Pty Ltd	805.00	Paid	DE	002113
16/09/2014	17/07/14 - removal of old fan not running due to f	Retro Air Pty Ltd	308.00	Paid	DE	002156
15/10/2014	24/09/14 - Checked operation of exhaust fan	Retro Air Pty Ltd	245.00	Paid	DE	002166
15/10/2014	24/09/14 - Boiler room exhaust fan	Retro Air Pty Ltd	3,080.00	Paid	DE	002166
30/10/2014	16/09/14 & 29/09/14 - Apt 355 - Install Exhaust Fa	Retro Air Pty Ltd	828.00	Paid	DE	002187

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
29/01/2015	January 2015 -Carpark CO Monitoring System Service	EcoService Enviromental	310.00	Paid	DE	002230
30/01/2015	24/09/14 Supplied & installed new contactor.	Retro Air Pty Ltd	598.00	Paid	DE	002237
11/02/2015	27/01/15 - Apt 219 - Exhaust Fan	Retro Air Pty Ltd	745.00	Paid	DE	002246
			\$7,224.00			
Maint Bldg--Painting & Surface Finishes 271600						
19/12/2014	28/11/14 - External painting	Excellence In Painting Solutions	1,621.00	Paid	DE	002210
			\$1,621.00			
Maint Bldg--Plumbing & Drainage 272200						
11/07/2014	28/06/14 - Apt 426 - Clear Blocked Taps	MRC Plumbing	140.00	Paid	DE	002093
07/08/2014	20/07/14 - B1 Toilet - Repairs to Water Leak	MRC Plumbing	1,392.00	Paid	DE	002111
07/08/2014	20/07/14 - Aot 223 - Repairs to Water Pipes / Rest	MRC Plumbing	1,300.00	Paid	DE	002111
12/08/2014	31/07/14 - Replace failed section of instaflex hot	MRC Plumbing	935.00	Paid	DE	002119
19/08/2014	08/08/14 - Replace failed gaskets on hot water met	MRC Plumbing	1,046.00	Paid	DE	002125
16/09/2014	03/09/14 - Repaired fractured instaflex hot water	MRC Plumbing	935.00	Paid	DE	002155
16/09/2014	26/06/14 - call out to install temporary clamp on	MRC Plumbing	312.00	Paid	DE	002155
16/09/2014	28/08/14 - Repair burst hot water services	MRC Plumbing	935.00	Paid	DE	002155
16/09/2014	27/08/14 - Cleared blocked sewer pump	MRC Plumbing	395.00	Paid	DE	002151
16/09/2014	28/08/14 - Install temporary clamp on burst hot wa	MRC Plumbing	205.00	Paid	DE	002151
16/09/2014	03/09/14 - Supply restock of instaflex fittings	MRC Plumbing	472.00	Paid	DE	002151
02/10/2014	23/09/14 - Emergency call out to clamp burst hot w	MRC Plumbing	204.00	Paid	DE	002163
24/10/2014	06/10/14 - Car Space 68 - Repaired burst section o	MRC Plumbing	850.00	Paid	DE	002176
30/10/2014	21/10/14 - Apts 207 & 208 - Repairs to Downpipes	MRC Plumbing	419.00	Paid	DE	002186
30/10/2014	21/10/14 - Car Wash - Investigate Blocked drain	MRC Plumbing	178.00	Paid	DE	002186
30/10/2014	21/10/14 - Apt 207 & 208 - Clear Blocked Drains	MRC Plumbing	273.00	Paid	DE	002186
28/11/2014	22/10/14 - Annual service	MRC Plumbing	1,075.00	Paid	DE	002194
28/11/2014	31/10/14 - Supplied instaflex couplings	MRC Plumbing	318.00	Paid	DE	002194
16/12/2014	26/11/14 - Credit Note - Repair tool	Howard Plumbing Pty Ltd	(135.00)	Paid	DE	002211
19/12/2014	30/07/14 - Investigate hot water leaking in car pa	Howard Plumbing Pty Ltd	970.00	Paid	DE	002211
19/12/2014	17/11/14 - Car Lot 87 - Installed clamp	MRC Plumbing	200.00	Paid	DE	002214
19/12/2014	23/09/14 - Repaired leaking stack	MRC Plumbing	90.00	Paid	DE	002214
19/12/2014	21/11/14 - Apt 340 - Cleared blocked valves	MRC Plumbing	140.00	Paid	DE	002214
22/12/2014	24/10/14 - Lot 70 - Fit Temporary Clamp	MRC Plumbing	400.00	Paid	DE	002218
24/12/2014	18/12/14 - Car lot 84 - Burst hot water	MRC Plumbing	207.00	Paid	DE	002220
24/12/2014	18/12/14 - Car lot 84 - Hot Water Service	MRC Plumbing	915.00	Paid	DE	002220
11/02/2015	17/11/14 - Car Lot 87 - Repaired fractured instaf	MRC Plumbing	850.00	Paid	DE	002245
11/02/2015	20/01/15 - Instaflex Welding Unit	George Fischer Pty Limited	900.00	Paid	DE	002249
11/02/2015	12/12/14 - Testing hot water tempretures	MRC Plumbing	860.00	Paid	DE	002245
11/02/2015	20/10/14 - Car Lot 70 - Repair hot water instaflex	MRC Plumbing	850.00	Paid	DE	002245
11/02/2015	02/02/15 - Service to Stormwater pumps	Kelair Pumps Australia Pty	285.00	Paid	DE	002244
11/02/2015	23/01/15 - Car Lot 128 - Replaced fractured instaf	MRC Plumbing	420.00	Paid	DE	002245
11/02/2015	17/11/14 - Supplied instaflex couplings	MRC Plumbing	702.00	Paid	DE	002245
11/02/2015	23/01/15 - Car Lot128 - Reapir hot water pipe	MRC Plumbing	142.00	Paid	DE	002245

The Owners--Strata Plan 69259

**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount (GST exclusive)	Status	Type	Ref.No.
General						
24/03/2015	03/02/15 - Service Call to Burst Hot Water Pipe	MRC Plumbing	207.00	Paid	DE	002286
24/03/2015	09/02/15 - Cleaning of Drain of Pebbles / Tree Roo	MRC Plumbing	663.00	Paid	DE	002286
24/03/2015	09/02/15 - Apt 115 - Clear Blocked Hot Water Syste	MRC Plumbing	140.00	Paid	DE	002286
24/03/2015	04/03/15 - Apt 352 - Investigate leaking Bath Bree	MRC Plumbing	770.00	Paid	DE	002286
24/03/2015	04/03/15 - Pool - Clearing of Blocked Drain	MRC Plumbing	437.50	Paid	DE	002286
25/03/2015	09/02/15 - Pool - Clear storm water drain		729.30	Cancel	Inv	00005288 8
25/03/2015	Cancelled: 09/02/15 - Pool - Clear storm water dra		(729.30)	Cancel	Inv	00005288 8
			\$21,397.50			
Maint Bldg--Roof 272800						
24/03/2015	28/01/15 - Bldg 3 Roof - Repairs to Leaks	MRC Plumbing	380.50	Paid	DE	002286
			\$380.50			
Maint Bldg--Security upgrade 273100						
15/08/2014	30/04/14 - Installation of CCTV Equipment	National Technical Services	8,350.00	Paid	DE	002123
			\$8,350.00			
Maint Building - Locks & Keys 270600						
21/07/2014	20/06/14 - Supply restricted keys	PRV Locksmiths - In House	323.00	Paid	DE	002101
07/08/2014	18/07/14 - Supply Restricted Keys	PRV Locksmiths - In House	98.00	Paid	DE	002112
07/08/2014	20/07/14 - Unit 113 - Replace Letterbox Lock	Metro Locksmiths (N.S.W) Pty	96.00	Paid	DE	002110
16/09/2014	27/08/14 - Unit 309 - Supply and install new rolle	Metro Locksmiths (N.S.W) Pty	201.00	Paid	DE	002150
23/10/2014	09/10/14 - service call to remove sliding door str	Metro Locksmiths (N.S.W) Pty	120.00	Paid	DE	002171
16/03/2015	23/02/15 - Letter Box 304 - Service to open letter	Metro Locksmiths	90.00	Paid	DE	002278
			\$928.00			
Maint Grounds--Landscaping & Gardening 278200						
29/08/2014	18/08/14 - Tree Services	Prompt Tree Services	2,500.00	Paid	DE	002143
16/09/2014	07/04/14 - Installation of Driplines for Trees / L	Irrigation Dynamics Pty Ltd	423.00	Paid	DE	002148
28/10/2014	25/09/14 - Common property gardens	Helen J Young	3,728.00	Paid	DE	002180
30/10/2014	21/10/14 - Repairs to Irrigation System	MRC Plumbing	700.00	Paid	DE	002186
03/12/2014	03/10/14 - Stage 3 - Irrigation supply and install	Central Oak Landscapes	4,515.00	Paid	DE	002196
03/12/2014	03/10/14 - Stage 2 - Irrigation supply and install	Central Oak Landscapes	4,940.00	Paid	DE	002196
22/12/2014	11/12/14 - Common property gardens	Helen J Young	5,135.00	Paid	DE	002217
21/01/2015	15/12/14 - Irrigation supply and install	Central Oak Landscapes	7,470.00	Paid	DE	002224
11/02/2015	23/01/15 - Repairs to Irrigation System	MRC Plumbing	703.00	Paid	DE	002245
			\$30,114.00			
Maint Grounds--Pool Renovation 279200						
07/08/2014	20/07/14 - Repairs to Pool Plumbing	MRC Plumbing	1,947.00	Paid	DE	002111
14/08/2014	12/08/14 - 5% Deposit - Refurbish Swimming pool	Bluewater Pools (Aust) Pty Ltd	1,298.18	Paid	DE	002121
18/09/2014	22/07/14 - Pool renovation	Belcastro Designs	400.00	Paid	DE	002158
02/10/2014	15/09/14 - Payment 2 - Installation of new skimmer	Bluewater Pools (Aust) Pty Ltd	5,272.73	Paid	DE	002161
28/10/2014	03/07/14 to 14/08/14 - Pool Fencing requirements p	Peter Glass & Associates	1,770.00	Paid	DE	002183
08/12/2014	25/11/14 - Payment 2 - Install of new skimmer box	Bluewater Pools (Aust) Pty Ltd	9,818.18	Paid	DE	002201
19/12/2014	10/12/14 - Replace existing transformers	Electrastyle	510.00	Paid	DE	002209

The Owners--Strata Plan 69259**Mondrian, 2-4 Powell Street, WATERLOO NSW
2017**

Date	Details	Payee	Amount	Status	Type	Ref.No.
			(GST exclusive)			
General						
29/01/2015	12/09/14 to 15/12/14 -Pool Fencing / Enhancement	Peter Glass & Associates	3,287.50	Paid	DE	002234
16/03/2015	25/01/15 - Swimming pool testing	SESL Australia Pty Limited	269.25	Paid	DE	002280
			\$24,572.84			
Major Electrical - Sinking 264780						
03/09/2014	Demand Manager - Energy Credits \$6412.50 plus GST		(6,412.50)		Jnl	71367
			-\$6,412.50			
Sinking - tax agent exps 252900						
24/10/2014	01/07/13 to 30/06/14 - Prepare / Lodge Tax Return	Deloitte Private Pty Ltd	205.00	Paid	DE	002174
			\$205.00			
			Total expenses	\$218,032.41		