

Westsea Construction Ltd.
Orchard House
Schedule of Operating Costs

For the year ended December 31	2016	2015
Operating expenses recoverable	\$ 806,940	\$ 818,250
Special assessment (Note 2)	1,850,487	-
	<u>2,657,427</u>	<u>818,250</u>
Expenses		
Accounting and administrative costs	60,000	58,869
Audit	4,284	2,939
Electricity	30,780	26,608
Elevator maintenance	29,806	33,073
Heat	71,950	83,368
Insurance	84,106	69,460
Legal	6,980	-
License	1,791	2,205
Operating supplies	6,495	1,732
Pool and sauna	2,992	2,202
Property taxes	216,356	227,631
Repairs and maintenance	71,372	71,720
Salaries and employee benefits	77,293	75,720
Scavenging	30,606	31,280
Telephone and enterphone	3,719	3,156
Water	76,333	58,664
	<u>774,863</u>	<u>748,627</u>
Expenses before extraordinary expenses		
Extraordinary expenses		
Swimming pool repairs	-	37,464
Roof leak damage repairs	-	33,833
Roof renewal and fall protection	-	584,772
Window remediation - planning & assessments (Note 2)	56,468	-
Window remediation project (Note 2)	2,332,771	-
	<u>2,389,239</u>	<u>656,069</u>
Total extraordinary expenses		
	<u>3,164,102</u>	<u>1,404,696</u>
Total expenses		
	<u>\$ (506,675)</u>	<u>\$ (586,446)</u>
Deficiency of collections over expenses		
Represented by		
Normal operating	\$ 32,077	\$ (586,446)
Special assessment - window remediation project	(538,752)	-
	<u>\$ (506,675)</u>	<u>\$ (586,446)</u>