

Receiver's Monthly Interim Report

Stephen J. Donell, Receiver
 12121 Wilshire Boulevard, Suite 1120
 Los Angeles, CA 90025

Case Number: LC106595
Case Name: Tarzana Plaza Condominiums Association vs. Eugene Saal; Rubicelia Schultz; Judy Weiss; Pascal Brenninkmeijer; Aryeh Pathi; et al
Cumulative Period: May 17, 2018 - April 30, 2020

Description	Cumulative 4/30/18-3/31/20	Current Period 4/1/20-4/30/20	Cumulative 4/30/18-4/30/20
CASH RECEIPTS:			
Association Dues	864,081.48	35,185.29	899,266.77
Special Assessment	267,122.60	22,156.32	289,278.92
Parking Fees	437.58		437.58
Storage Rental	825.00		825.00
Misc Income	3,762.28	431.78	4,194.06
Receipt from outstanding checks from Old Acct	5,217.80		5,217.80
Laundry Income	6,653.64	531.38	7,185.02
Interest Income	8.58	0.93	9.51
Reserve	-		-
Total receipts	1,077,059.17	58,305.70	1,206,414.66
CASH DISBURSEMENTS:			
Accounting Fees	7,937.00		7,937.00
Bank Charges	727.75		727.75
Court Filing Fees	482.87		482.87
HOA General Expenses	768.74		768.74
Legal Fees	118,673.88	25,993.42	144,667.30
Collection Legal Fees & Costs	21,836.65		21,836.65
Office Supplies/Expenses	208.92		208.92
Delivery/Messenger/Postage Costs	9,345.41	311.94	9,657.35
On Site Phone Lines Internet Cable Services	6,566.01		6,566.01
Professional Fees	23,921.44		23,921.44
Worker's Comp Insurance	1,036.90		1,036.90
Insurance	102,656.77		102,656.77
Reserve Expense		21,654.00	21,654.00
Elevator Maintenance/Repairs	17,470.19	959.17	18,429.36
Fire Equipment	11,124.91	639.01	11,763.92
Fire Alarm Monitoring	2,960.15		2,960.15
Pest Control	6,354.00		6,354.00
Parking Lot Sweeping	2,860.00		2,860.00
Pool Maintenance/Repairs	13,854.70	1,005.00	14,859.70
Security Monitoring	190.00		190.00
Janitorial Service/Maintenance	37,449.15	1,190.00	38,639.15
Water Treatment Maintenance	910.00		910.00
Landscape Service/Maintenance	21,673.50	500.00	22,173.50
Bond	375.00		375.00
Earthquake Insurance	7,571.23		7,571.23
Fire & Liability	51,521.04		51,521.04
Directory Line	2,146.46		2,146.46
Equipment Repair	6,525.75		6,525.75
Locks & Keys	5,061.42	937.05	5,998.47
Deposit - Water Heater	19,354.00		19,354.00
Repair & Maintenance	23,384.59	2,840.92	26,225.51
Parking Lot Repair	1,939.32		1,939.32
Pool Permit	3,086.40		3,086.40
Elevator Permit	833.43		833.43
Public Health Permit	327.00		327.00
Management Fees	69,966.61	2,500.00	72,466.61
Meeting Expense	-		-
Former Receiver Fees & Costs	7,500.00		7,500.00
Receiver Fees & Costs	101,807.30	10,241.00	112,048.30
Boiler Maintenance		3,904.63	3,904.63
Electrical Repairs	2,263.66		2,263.66
General Maintenance	-		-
Plumbing Repairs	12,837.38	2,480.75	15,318.13
Roof Repairs	2,690.00	600.00	3,290.00
Security Service	8,826.55	300.00	9,126.55
Maintenance Supplies	3,538.48	53.71	3,592.19
Janitorial/Cleaning	53.48		53.48
Utilities	305,118.92	15,892.86	321,011.78
Licenses & Permits		35.00	35.00
LLC Taxes	1,010.00		1,010.00
Settlement Payments	1,250.00		1,250.00
Litigation Expense	38,041.39		38,041.39
Total disbursements	1,026,361.44	92,038.46	1,178,076.81
(Decrease)/Increase in Cash	50,697.73	(33,732.76)	28,337.85
Cash-Beginning of period		90,223.28	28,152.67
Cash-End of period	90,223.28	56,490.52	56,490.52