



DESTINATION MAUI INC.
Homeowner Association Management

Palms at Wailea Association
(A 150-Unit Hawaii Condominium Association)

Financial Statements
and
Supplementary Information

For the One Month and Eleven Month's Ending
August 31, 2017

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I have prepared the accompanying Statement of Assets, Liabilities and Members' Equity as of August 31, 2017, and the Statement of Revenues, Expenses, and Changes in Members' Equity and Statement of Cash Flows for the One Month and Eleven Months then ended, along with the accompanying schedules described above, in my capacity as a stockholder and officer of Destination Maui, Inc. I have not prepared the statements in my capacity as a CPA in the practice of public accounting.

Ronald A. Kawahara

Palms at Wailea Association
Statement of Assets, Liabilities, and Members' Equity
August 31, 2017 and 2016

Assets

	2017	2016
CASH		
Ckg - Mutual of Omaha	\$ 158,571.48	\$ 147,981.10
SAV - Territorial Savings	76,357.20	76,166.56
MMkt - HomeStreet Bank	<u>117,310.08</u>	<u>116,784.64</u>
Subtotal - Cash	<u>352,238.76</u>	<u>340,932.30</u>
ACCOUNTS RECEIVABLE		
A/R - Owner Delinquencies (A)	63,433.91	56,514.11
Allowance for Bad Debts	<u>(43,000.00)</u>	<u>(56,897.43)</u>
Subtotal - Accounts Receivable	<u>20,433.91</u>	<u>(383.32)</u>
OTHER CURRENT ASSETS		
Prepaid Federal Income Taxes	2,847.00	2,847.00
Prepaid State Income Taxes	437.65	887.65
Prepaid Expenses (B)	3,833.18	1,676.49
Prepaid WCA Dues	22,245.10	22,245.10
Prepaid Insurance	<u>81,273.69</u>	<u>80,338.10</u>
Subtotal - Other Current Assets	<u>110,636.62</u>	<u>107,994.34</u>
TOTAL CURRENT ASSETS	<u>483,309.29</u>	<u>448,543.32</u>
REPLACEMENT RESERVES ACCOUNTS		
Rsv ICS- Mutual of Omaha	<u>1,133,999.32</u>	<u>904,749.50</u>
Subtotal - Replacement Reserves (C)	<u>1,133,999.32</u>	<u>904,749.50</u>
TOTAL ASSETS	<u><u>\$ 1,617,308.61</u></u>	<u><u>\$ 1,353,292.82</u></u>

Palms at Wailea Association
Statement of Assets, Liabilities, and Members' Equity
August 31, 2017 and 2016

Liabilities and Fund Balances

	2017	2016
CURRENT LIABILITIES		
A/P - Trade (D)	\$ 3,896.49	\$ 25,614.76
A/P - Insurance Claims	1,329.85	1,329.85
Deferred Owner Charges (E)	50,923.55	38,315.44
Owner Deposits	12,724.00	10,824.00
N/P - Insurance	45,171.00	44,394.00
Accrued General Excise Tx	1,662.21	75.29
Child Support Withheld	0.00	73.50
Unearned Income	<u>(38.37)</u>	<u>0.00</u>
Subtotal Current Liabilities	<u>115,668.73</u>	<u>120,626.84</u>
TOTAL LIABILITIES	<u>115,668.73</u>	<u>120,626.84</u>
MEMBERS' EQUITY		
Unrestricted Members' Equity	367,640.56	327,916.48
Restricted Members' Equity (C)	<u>1,133,999.32</u>	<u>904,749.50</u>
Total Members' Equity	<u>1,501,639.88</u>	<u>1,232,665.98</u>
TOTAL LIABILITIES AND MEMBERS' EQUITY	<u>\$ 1,617,308.61</u>	<u>\$ 1,353,292.82</u>

Palms at Wailea Association
Statement of Revenues, Expenses and Changes in Members' Equity
Actual vs. Budget
For the 1 Month and 11 Months Ended August 31, 2017

	CURRENT MONTH				YEAR TO DATE				BUDGET	
	Actual	%	Budget	Variance	Actual	%	Budget	Variance	Annual	Unexpended
Revenues										
Membership Income										
405 - Maintenance Fees	107,726.17	76.	107,726	0	1,184,999.03	76.2	1,184,988	11	1,292,714	107,715
406 - Statutory Reserve	24,641.91	17.	24,642	(0)	271,061.01	17.4	271,061	0	295,703	24,642
410 - Phone & Internet Collected	5,949.00	4.2	5,949	0	65,439.00	4.2	65,439	0	71,388	5,949
415 - Delinquent Fees	275.00	0.2	170	105	3,650.00	0.2	1,870	1,780	2,040	(1,610)
Total Member Income	<u>138,592.08</u>	<u>98.</u>	<u>138,487</u>	<u>105</u>	<u>1,525,149.04</u>	<u>98.1</u>	<u>1,523,358</u>	<u>1,791</u>	<u>1,661,845</u>	<u>136,696</u>
Non-Membership Income										
425 - House Rule Violations	300.00	0.2	0	300	900.00	0.1	0	900	0	(900)
430 - Interest Income	55.17	0.0	65	(10)	745.94	0.0	715	31	780	34
431 - Reserves Interest Income	118.02	0.1	209	(91)	1,140.58	0.1	2,299	(1,158)	2,508	1,367
440 - Storage Closet Rental	0.00	0.0	680	(680)	8,740.00	0.6	7,480	1,260	8,160	(580)
445 - Rental Income	1,577.49	1.1	1,580	(3)	17,352.39	1.1	17,380	(28)	18,960	1,608
460 - Vending Machine Income	0.00	0.0	30	(30)	155.23	0.0	330	(175)	360	205
499 - Other	71.94	0.1	0	72	186.33	0.0	0	186	0	(186)
Total Non-Member Income	<u>2,122.62</u>	<u>1.5</u>	<u>2,564</u>	<u>(441)</u>	<u>29,220.47</u>	<u>1.9</u>	<u>28,204</u>	<u>1,016</u>	<u>30,768</u>	<u>1,548</u>
Total Revenues	<u>140,714.70</u>	<u>100</u>	<u>141,051</u>	<u>(336)</u>	<u>1,554,369.51</u>	<u>100.</u>	<u>1,551,562</u>	<u>2,808</u>	<u>1,692,613</u>	<u>138,243</u>
Operating Expenses										
Administration Expenses										
645 - Dues & Subscriptions	0.00	0.0	165	(165)	2,541.20	0.2	1,815	726	1,980	(561)
645.5 - WCA Dues	5,561.28	4.0	5,770	(209)	61,174.08	3.9	63,470	(2,296)	69,240	8,066
710 - Meetings	260.00	0.2	355	(95)	2,866.19	0.2	3,905	(1,039)	4,260	1,394
715 - Office/Administration ***	673.56	0.5	295	379	3,082.73	0.2	3,245	(162)	3,540	457
716 - Office Exp. - Site Office	83.28	0.1	45	38	836.97	0.1	495	342	540	(297)
917 - Maintenance Fees (NR2)	50.21	0.0	51	(1)	552.31	0.0	561	(9)	612	60
Total Administration Exp	<u>6,628.33</u>	<u>4.7</u>	<u>6,681</u>	<u>(53)</u>	<u>71,053.48</u>	<u>4.6</u>	<u>73,491</u>	<u>(2,438)</u>	<u>80,172</u>	<u>9,119</u>
Employee Costs										
610 - Auto Allowance	0.00	0.0	125	(125)	1,250.00	0.1	1,375	(125)	1,500	250
651 - Emp/Ben.- Bonuses	0.00	0.0	250	(250)	2,200.00	0.1	2,750	(550)	3,000	800
653 - Emp/Ben.-Medical ***	2,419.61	1.7	1,620	800	19,752.57	1.3	17,820	1,933	19,440	(313)
780 - Salaries & Wages ***	14,190.04	10.	13,931	259	151,596.06	9.8	153,241	(1,645)	167,172	15,576
801 - P/R Ins - TDI & W/C	524.61	0.4	520	5	6,082.66	0.4	5,720	363	6,240	157
802 - Taxes - Payroll	1,085.53	0.8	1,105	(19)	12,341.60	0.8	12,155	187	13,260	918
Total Employee Costs	<u>18,219.79</u>	<u>12.</u>	<u>17,551</u>	<u>669</u>	<u>193,222.89</u>	<u>12.4</u>	<u>193,061</u>	<u>162</u>	<u>210,612</u>	<u>17,389</u>
Insurance Expense										
675 - Insurance Claims	0.00	0.0	835	(835)	0.00	0.0	9,185	(9,185)	10,020	10,020
677 - Ins. - Bond	38.25	0.0	40	(2)	420.75	0.0	440	(19)	480	59
679 - Ins. - Dir./Officers	168.99	0.1	255	(86)	1,858.89	0.1	2,805	(946)	3,060	1,201
680 - Ins. - Property	6,717.43	4.8	6,680	37	72,661.73	4.7	73,480	(818)	80,160	7,498
683 - Ins. - Liability	481.73	0.3	460	22	4,995.73	0.3	5,060	(64)	5,520	524
684 - Ins. - Umbrella	253.91	0.2	255	(1)	2,793.01	0.2	2,805	(12)	3,060	267
Total Insurance Expenses	<u>7,660.31</u>	<u>5.4</u>	<u>8,525</u>	<u>(865)</u>	<u>82,730.11</u>	<u>5.3</u>	<u>93,775</u>	<u>(11,045)</u>	<u>102,300</u>	<u>19,570</u>
Professional Services										
705 - Management Fee	4,395.00	3.1	4,395	0	48,345.00	3.1	48,345	0	52,740	4,395
725 - Outside Svc - Security	0.00	0.0	7,000	(7,000)	71,887.58	4.6	77,000	(5,112)	84,000	12,112
731 - Prof.Svc.- Audit	0.00	0.0	410	(410)	5,015.62	0.3	4,510	506	4,920	(96)
732 - Prof.Svc.- Legal	54.17	0.0	1,667	(1,613)	11,532.75	0.7	18,337	(6,804)	20,004	8,471
734 - Prof.Svc.- Y/E Acctng.	0.00	0.0	80	(80)	960.00	0.1	880	80	960	0

Palms at Wailea Association
Statement of Revenues, Expenses and Changes in Members' Equity
Actual vs. Budget
For the 1 Month and 11 Months Ended August 31, 2017

	CURRENT MONTH				YEAR TO DATE				BUDGET	
	Actual	%	Budget	Variance	Actual	%	Budget	Variance	Annual	Unexpended
Total Professional Exp	4,449.17	3.2	13,552	(9,103)	137,740.95	8.9	149,072	(11,331)	162,624	24,883
Repairs & Maint Expenses										
746 - R/M - Buildings	22.43	0.0	750	(728)	6,033.99	0.4	8,250	(2,216)	9,000	2,966
747 - R/M - Air Cond.	0.00	0.0	500	(500)	5,109.35	0.3	5,500	(391)	6,000	891
750 - R/M - Equip. & Supplies	55.41	0.0	250	(195)	3,708.78	0.2	2,750	959	3,000	(709)
752 - R/M - Fire Equipment	0.00	0.0	200	(200)	2,651.86	0.2	2,200	452	2,400	(252)
754 - R/M - Grounds	102.90	0.1	1,250	(1,147)	6,649.02	0.4	13,750	(7,101)	15,000	8,351
755 - R/M - Grounds Contractor	25,172.00	17.	25,080	92	275,404.00	17.7	275,880	(476)	300,960	25,556
760 - R/M - Pest Control	505.20	0.4	550	(45)	6,596.77	0.4	6,050	547	6,600	3
762 - R/M - Pool/Water Ftre Rpr.	0.00	0.0	500	(500)	9,321.88	0.6	5,500	3,822	6,000	(3,322)
763 - R/M - Pool/Water Ftre Supp	689.57	0.5	670	20	6,911.95	0.4	7,370	(458)	8,040	1,128
764 - R/M - Refuse Collection ***	6,959.16	4.9	3,225	3,734	37,971.67	2.4	35,475	2,497	38,700	728
766 - R/M - Plumbing ***	625.00	0.4	0	625	2,694.52	0.2	0	2,695	0	(2,695)
Total Repairs & Maint Exp	<u>34,131.67</u>	<u>24.</u>	<u>32,975</u>	<u>1,157</u>	<u>363,053.79</u>	<u>23.4</u>	<u>362,725</u>	<u>329</u>	<u>395,700</u>	<u>32,646</u>
Tax Expenses										
796 - Taxes - Gen. Excise ***	1,529.25	1.1	112	1,417	2,763.56	0.2	1,232	1,532	1,344	(1,420)
940 - Federal Income Taxes	0.00	0.0	0	0	(2,847.00)	(0.2)	0	(2,847)	0	2,847
945 - State Income Taxes	0.00	0.0	75	(75)	(15,734.86)	(1.0)	825	(16,560)	900	16,635
Total Tax Expenses	<u>1,529.25</u>	<u>1.1</u>	<u>187</u>	<u>1,342</u>	<u>(15,818.30)</u>	<u>(1.0)</u>	<u>2,057</u>	<u>(17,875)</u>	<u>2,244</u>	<u>18,062</u>
Utility Expense										
826 - Utilities - Cable TV	10,986.07	7.8	11,118	(132)	120,645.05	7.8	122,298	(1,653)	133,416	12,771
828 - Utilities - Electric	3,019.39	2.1	2,975	44	34,024.68	2.2	32,725	1,300	35,700	1,675
832 - Utilities - Sewer	7,404.32	5.3	7,451	(47)	77,231.45	5.0	81,961	(4,730)	89,412	12,181
834 - Utilities - Telephone	218.32	0.2	215	3	1,892.37	0.1	2,365	(473)	2,580	688
838 - Utilities - Water ***	18,433.10	13.	16,009	2,424	167,037.55	10.7	176,099	(9,061)	192,108	25,070
Total Utility Expenses	<u>40,061.20</u>	<u>28.</u>	<u>37,768</u>	<u>2,293</u>	<u>400,831.10</u>	<u>25.8</u>	<u>415,448</u>	<u>(14,617)</u>	<u>453,216</u>	<u>52,385</u>
Reserves & Other Exp										
915 - Statutory Reserves	24,641.91	17.	24,642	(0)	271,061.01	17.4	271,062	(1)	295,704	24,643
916 - Reserves Interest	118.02	0.1	209	(91)	1,140.58	0.1	2,299	(1,158)	2,508	1,367
960 - Operating Contingency	0.00	0.0	2,500	(2,500)	0.00	0.0	27,500	(27,500)	30,000	30,000
Total Reserve & Other Exp	<u>24,759.93</u>	<u>17.</u>	<u>27,351</u>	<u>(2,591)</u>	<u>272,201.59</u>	<u>17.5</u>	<u>300,861</u>	<u>(28,659)</u>	<u>328,212</u>	<u>56,010</u>
Total Operating Expenses and Reserve Allocation	<u>137,439.65</u>	<u>97.</u>	<u>144,590</u>	<u>(7,150)</u>	<u>1,505,015.61</u>	<u>96.8</u>	<u>1,590,490</u>	<u>(85,474)</u>	<u>1,735,080</u>	<u>230,064</u>
Total Revenue Over Exp	<u>\$ 3,275.05</u>	<u>2.3</u>	<u>\$ (3,539)</u>	<u>\$ 6,814</u>	<u>49,353.90</u>	<u>3.2</u>	<u>\$ (38,928)</u>	<u>\$8,282</u>	<u>\$ (42,467)</u>	<u>\$ (91,821)</u>
Beginning Members' Equity					<u>318,286.66</u>					
Ending Members' Equity					<u>\$ 367,640.56</u>					

* see Schedule VI for explanation of variances

Palms at Wailea Association
Statement of Cash Flows
Indirect Method
For the 1 Month and 11 Months Ended August 31, 2017

	Current	Year to Date
CASH FLOWS FROM OPERATING ACTIVITIES		
Adjustments to reconcile Net Income (Loss) to net Cash provided by (used in) operating activities:		
Net Income (Loss)	\$ 3,275.05	\$ 49,353.90
Losses (Gains) on sales of Fixed Assets	0.00	0.00
Decrease (Increase) in Operating Assets:		
Accounts Receivable	(280,181.09)	(288,546.53)
Prepaid Expenses	8,945.67	(16,611.65)
Increase (Decrease) in Operating Liabilities:		
Accounts Payable	(35,343.66)	(79,397.33)
Accrued Liabilities	271,362.83	294,917.07
Total Adjustments	(35,216.25)	(89,638.44)
Net Cash Provided By (Used In) Operating Activities	(31,941.20)	(40,284.54)
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS	(31,941.20)	(40,284.54)
CASH AND CASH EQUIVALENTS AT BEGINNING OF PERIOD	384,179.96	392,523.30
CASH AND CASH EQUIVALENTS AT END OF PERIOD	\$ 352,238.76	\$ 352,238.76

Palms at Wailea Association
Supplementary Schedule I
Comparative Statement of Revenues and Expenses
For the 1 Month and 11 Months ended August 31, 2017 and 2016

	CURRENT PERIOD			YEAR TO DATE		
	This Year	Last Year	Variance	This Year	Last Year	Variance
Revenues						
Maintenance Fees	107,726	105,126	2,600	1,184,999	1,156,388	28,611
Statutory Reserve	24,642	23,372	1,270	271,061	257,096	13,965
Delinquent Fees	275	150	125	3,650	2,075	1,575
House Rule Violations	300	0	300	900	0	900
Interest Income	55	54	1	746	775	(29)
Reserves Interest Income	118	100	18	1,141	1,312	(171)
Storage Closet Rental	0	0	0	8,740	8,620	120
Rental Income	1,577	1,577	0	17,352	17,352	0
Vending Machine Income	0	0	0	155	284	(129)
Other	72	0	72	186	100	86
Total Revenue	<u>134,765</u>	<u>130,379</u>	<u>4,386</u>	<u>1,488,930</u>	<u>1,444,002</u>	<u>44,928</u>
Operating Expenses						
Auto Allowance	0	125	(125)	1,250	1,411	(161)
Bad Debts	0	0	0	0	553	(553)
Dues & Subscriptions	0	0	0	2,541	203	2,338
WCA Dues	5,561	5,561	0	61,174	61,174	0
Emp/Ben.- Bonuses	0	0	0	2,200	3,000	(800)
Emp/Ben.-Medical ***	2,420	1,784	636	19,753	17,792	1,961
Ins. - Bond	38	38	0	421	421	0
Ins. - Dir./Officers	169	169	0	1,859	1,862	(3)
Ins. - Property	6,717	6,594	123	72,662	71,379	1,283
Ins. - Liability	482	451	31	4,996	4,896	100
Ins. - Umbrella	254	254	0	2,793	2,806	(13)
Management Fee	4,395	4,265	130	48,345	46,915	1,430
Meetings	260	851	(591)	2,866	4,327	(1,461)
Office/Administration ***	674	333	341	3,083	2,992	91
Office Exp. - Site Office	83	0	83	837	751	86
Outside Svc - Security	0	7,311	(7,311)	71,888	79,175	(7,287)
Prof.Svc.- Audit	0	0	0	5,016	4,427	589
Prof.Svc.- Legal	54	(1,649)	1,703	11,533	20,173	(8,640)
Prof.Svc.- Y/E Acctng.	0	0	0	960	960	0
R/M - Buildings	22	589	(567)	6,034	5,209	825
R/M - Air Cond.	0	0	0	5,109	5,409	(300)
R/M - Equip. & Supplies	55	850	(795)	3,709	2,865	844
R/M - Fire Equipment	0	161	(161)	2,652	4,134	(1,482)
R/M - Grounds	103	53	50	6,649	10,951	(4,302)
R/M - Grounds Contractor	25,172	24,800	372	275,404	271,025	4,379
R/M - Pest Control	505	0	505	6,597	6,531	66
R/M - Pool/Water Ftre Rpr.	0	6,798	(6,798)	9,322	9,561	(239)
R/M - Pool/Water Ftre Supp.	690	588	102	6,912	7,606	(694)
R/M - Refuse Collection ***	6,959	3,000	3,959	37,972	32,693	5,279
R/M - Plumbing ***	625	810	(185)	2,695	6,522	(3,827)
Salaries & Wages ***	14,190	13,559	631	151,596	148,062	3,534
Taxes - Gen. Excise ***	1,529	75	1,454	2,764	1,380	1,384
P/R Ins - TDI & W/C	525	525	0	6,083	5,890	193
Taxes - Payroll	1,086	1,204	(118)	12,342	12,037	305
Utilities - Cable TV	10,986	10,756	230	120,645	124,874	(4,229)
Utilities - Electric	3,019	3,113	(94)	34,025	37,256	(3,231)
Utilities - Sewer	7,404	7,237	167	77,231	75,184	2,047
Utilities - Telephone	218	159	59	1,892	2,193	(301)
Utilities - Water ***	18,433	18,581	(148)	167,038	172,383	(5,345)
Statutory Reserves	24,642	23,372	1,270	271,061	257,096	13,965
Reserves Interest	118	100	18	1,141	1,312	(171)
Maintenance Fees (NR2)	50	49	1	552	536	16

Palms at Wailea Association
Supplementary Schedule I
Comparative Statement of Revenues and Expenses
For the 1 Month and 11 Months ended August 31, 2017 and 2016

	CURRENT PERIOD			YEAR TO DATE		
	This Year	Last Year	Variance	This Year	Last Year	Variance
Federal Income Taxes	0	0	0	(2,847)	0	(2,847)
State Income Taxes	0	0	0	(15,735)	(450)	(15,285)
Operating Contingency	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>196</u>	<u>(196)</u>
Total Operating Expenses and Reserve Allocation	<u>137,438</u>	<u>142,466</u>	<u>(5,028)</u>	<u>1,505,020</u>	<u>1,525,672</u>	<u>(20,652)</u>
Total Revenue over Expense Before Other Expenses	<u>(2,673)</u>	<u>(12,087)</u>	<u>9,414</u>	<u>(16,090)</u>	<u>(81,670)</u>	<u>65,580</u>
Other Income (Expenses)						
Phone & Internet Collected	<u>\$ 5,949</u>	<u>\$ 6,573</u>	<u>\$ (624)</u>	<u>\$ 65,439</u>	<u>\$ 72,303</u>	<u>\$ (6,864)</u>
Total Other Income (Expenses)	<u>5,949</u>	<u>6,573</u>	<u>(624)</u>	<u>65,439</u>	<u>72,303</u>	<u>(6,864)</u>
Total Revenue Over Exp	<u>3,276</u>	<u>(5,514)</u>	<u>8,790</u>	<u>49,349</u>	<u>(9,367)</u>	<u>58,716</u>
Net Revenue (Exp)	<u>\$ 3,276</u>	<u>\$ (5,514)</u>	<u>\$ 8,790</u>	<u>\$ 49,349</u>	<u>\$ (9,367)</u>	<u>\$ 58,716</u>

Palms at Wailea Association
Schedule II
Statement of Revenues and Expenses
12 Month Comparison for the Fiscal Year 2017

	10/31/16	11/30/16	12/31/16	1/31/17	2/28/17	3/31/17	4/30/17	5/31/17	6/30/17	7/31/17	8/31/17	9/30/17	YTD Total
Revenue													
Maintenance Fees	107,726.17	107,726.17	107,726.17	107,737.33	107,726.17	107,726.17	107,726.17	107,726.17	107,726.17	107,726.17	107,726.17	0.00	1,184,999.03
Statutory Reserve	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	0.00	271,061.01
Delinquent Fees	175.00	225.00	300.00	625.00	250.00	450.00	225.00	550.00	350.00	225.00	275.00	0.00	3,650.00
House Rule Violations	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	350.00	300.00	0.00	900.00
Interest Income	12.43	12.09	102.67	132.32	50.84	104.14	97.28	55.77	59.30	63.93	55.17	0.00	745.94
Reserves Interest Income	137.89	90.67	58.64	103.18	93.22	103.23	99.89	103.70	114.17	117.97	118.02	0.00	1,140.58
Storage Closet Rental	0.00	0.00	0.00	8,740.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,740.00
Rental Income	0.00	3,154.98	1,577.49	1,577.49	1,577.49	1,577.49	1,577.49	1,577.49	1,577.49	1,577.49	1,577.49	0.00	17,352.39
Vending Machine Income	0.00	0.00	0.00	0.00	82.10	0.00	0.00	73.13	0.00	0.00	0.00	0.00	155.23
Other	0.00	104.39	0.00	0.00	10.00	0.00	0.00	0.00	0.00	0.00	71.94	0.00	186.33
Total Revenue	132,943.40	135,955.21	134,406.88	143,557.23	134,431.73	134,602.94	134,367.74	134,728.17	134,469.04	134,702.47	134,765.70	0.00	1,488,930.51
Operating Expenses													
Auto Allowance	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	0.00	0.00	1,250.00
Dues & Subscriptions	180.00	55.00	387.50	59.70	175.00	0.00	0.00	1,684.00	0.00	0.00	0.00	0.00	2,541.20
WCA Dues	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	5,561.28	0.00	61,174.08
Emp/Ben.- Bonuses	0.00	0.00	2,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,200.00
Emp/Ben.-Medical ***	3,460.26	107.28	1,783.77	1,783.77	1,783.77	1,972.21	1,595.33	1,783.77	1,783.77	1,279.03	2,419.61	0.00	19,752.57
Ins. - Bond	38.25	38.25	38.25	38.25	38.25	38.25	38.25	38.25	38.25	38.25	38.25	0.00	420.75
Ins. - Dir./Officers	168.99	168.99	168.99	168.99	168.99	168.99	168.99	168.99	168.99	168.99	168.99	0.00	1,858.89
Ins. - Property	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,594.43	6,717.43	0.00	72,661.73
Ins. - Liability	451.40	451.40	451.40	451.40	451.40	451.40	451.40	451.40	451.40	451.40	481.73	0.00	4,995.73
Ins. - Umbrella	253.91	253.91	253.91	253.91	253.91	253.91	253.91	253.91	253.91	253.91	253.91	0.00	2,793.01
Management Fee	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	4,395.00	0.00	48,345.00
Meetings	0.00	430.21	272.91	0.00	685.00	717.24	0.00	0.00	500.83	0.00	260.00	0.00	2,866.19
Office/Administration ***	362.85	129.87	203.54	749.73	(2.82)	584.19	156.93	(317.09)	439.96	102.01	673.56	0.00	3,082.73
Office Exp. - Site Office	5.78	328.13	0.00	6.47	59.35	0.00	75.83	129.14	65.71	83.28	83.28	0.00	836.97
Outside Svc - Security	7,346.35	7,300.00	0.00	14,455.72	7,346.35	6,611.71	7,108.32	7,346.35	7,000.00	7,372.78	0.00	0.00	71,887.58
Prof.Svc.- Audit	0.00	0.00	468.75	4,546.87	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,015.62
Prof.Svc.- Legal	0.00	695.83	391.67	1,764.57	0.00	3,365.11	0.00	2,772.39	1,550.93	938.08	54.17	0.00	11,532.75
Prof.Svc.- Y/E Acctng.	0.00	0.00	0.00	0.00	0.00	960.00	0.00	0.00	0.00	0.00	0.00	0.00	960.00
R/M - Buildings	397.94	213.35	55.31	1,070.57	239.84	208.91	718.52	1,040.25	1,391.87	675.00	22.43	0.00	6,033.99
R/M - Air Cond.	0.00	0.00	2,520.82	0.00	0.00	0.00	0.00	0.00	2,588.53	0.00	0.00	0.00	5,109.35
R/M - Equip. & Supplies	882.73	67.47	271.53	241.11	238.79	316.44	85.16	288.63	941.33	320.18	55.41	0.00	3,708.78
R/M - Fire Equipment	1,871.86	0.00	0.00	0.00	346.50	169.50	0.00	0.00	0.00	264.00	0.00	0.00	2,651.86
R/M - Grounds	441.31	2,500.47	55.83	919.15	302.96	60.69	1,265.56	453.84	75.00	471.31	102.90	0.00	6,649.02
R/M - Grounds Contracto	24,800.00	24,800.00	24,800.00	24,800.00	25,172.00	25,172.00	25,172.00	25,172.00	25,172.00	25,172.00	25,172.00	0.00	275,404.00
R/M - Pest Control	0.00	0.00	505.20	505.20	505.20	505.20	505.20	1,026.03	505.20	2,034.34	505.20	0.00	6,596.77

**Palms at Wailea Association
Schedule II
Statement of Revenues and Expenses
12 Month Comparison for the Fiscal Year 2017**

	10/31/16	11/30/16	12/31/16	1/31/17	2/28/17	3/31/17	4/30/17	5/31/17	6/30/17	7/31/17	8/31/17	9/30/17	YTD Total
R/M - Pool/Water Ftre Rp	541.66	1,918.84	615.47	307.09	1,648.47	12.29	100.00	0.00	297.88	3,880.18	0.00	0.00	9,321.88
R/M - Pool/Water Ftre Su	512.88	716.23	775.18	506.42	325.83	519.79	1,194.52	815.59	0.00	855.94	689.57	0.00	6,911.95
R/M - Refuse Collection	3,081.39	3,081.39	3,094.41	3,081.39	3,139.98	3,081.39	3,133.47	2,738.59	3,081.39	3,499.11	6,959.16	0.00	37,971.67
R/M - Plumbing ***	361.72	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,707.80	625.00	0.00	2,694.52
Salaries & Wages ***	13,387.30	13,731.14	13,784.38	13,457.86	14,249.60	13,312.28	13,979.55	13,654.05	14,347.37	13,502.49	14,190.04	0.00	151,596.06
Taxes - Gen. Excise ***	23.01	143.48	79.63	443.61	82.55	89.39	100.81	94.41	84.04	93.38	1,529.25	0.00	2,763.56
P/R Ins - TDI & W/C	524.61	524.61	680.38	524.61	524.61	680.79	524.61	524.61	524.61	524.61	524.61	0.00	6,082.66
Taxes - Payroll	1,033.70	1,060.00	1,232.37	1,284.68	854.04	1,027.95	1,079.03	1,138.32	1,486.57	1,059.41	1,085.53	0.00	12,341.60
Utilities - Cable TV	10,756.49	10,753.67	10,753.66	11,073.98	11,065.51	11,065.51	11,065.51	11,076.60	11,062.02	10,986.03	10,986.07	0.00	120,645.05
Utilities - Electric	3,071.26	3,432.58	3,567.69	3,073.08	3,095.60	3,018.71	2,891.77	2,743.97	3,155.37	2,955.26	3,019.39	0.00	34,024.68
Utilities - Sewer	3,571.55	7,607.20	7,221.10	7,275.70	7,279.60	7,267.90	7,287.40	7,225.00	7,685.20	7,406.48	7,404.32	0.00	77,231.45
Utilities - Telephone	178.56	158.55	170.87	246.42	155.25	153.59	212.58	137.18	162.51	98.54	218.32	0.00	1,892.37
Utilities - Water ***	7,666.85	17,424.20	11,097.20	13,992.80	16,791.50	11,724.20	18,074.00	12,727.40	19,453.40	19,652.90	18,433.10	0.00	167,037.55
Statutory Reserves	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	24,641.91	0.00	271,061.01
Reserves Interest	93.34	90.67	103.19	103.18	93.22	103.23	99.89	103.70	114.17	117.97	118.02	0.00	1,140.58
Maintenance Fees (NR2)	50.21	50.21	50.21	50.21	50.21	50.21	50.21	50.21	50.21	50.21	50.21	0.00	552.31
Federal Income Taxes	0.00	0.00	0.00	0.00	0.00	(2,847.00)	0.00	0.00	0.00	0.00	0.00	0.00	(2,847.00)
State Income Taxes	0.00	0.00	0.00	0.00	0.00	0.00	(15,734.86)	0.00	0.00	0.00	0.00	0.00	(15,734.86)
Total Operating and Reserve Allocati	<u>126,833.78</u>	<u>139,550.55</u>	<u>129,372.74</u>	<u>148,554.06</u>	<u>138,438.08</u>	<u>132,133.60</u>	<u>122,971.51</u>	<u>136,639.11</u>	<u>145,750.04</u>	<u>147,332.49</u>	<u>137,439.65</u>	<u>0.00</u>	<u>1,505,015.61</u>
Operating Revenue (<u>6,109.62</u>	<u>(3,595.34)</u>	<u>5,034.14</u>	<u>(4,996.83)</u>	<u>(4,006.35)</u>	<u>2,469.34</u>	<u>11,396.23</u>	<u>(1,910.94)</u>	<u>(11,281.00)</u>	<u>(12,630.02)</u>	<u>(2,673.95)</u>	<u>0.00</u>	<u>(16,085.10)</u>
Other Revenue													
Phone & Internet Collecte	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	5,949.00	0.00	65,439.00
Total Other Revenue	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>5,949.00</u>	<u>0.00</u>	<u>65,439.00</u>
Net Revenue (Expe	<u>\$2,058.62</u>	<u>\$ 2,353.66</u>	<u>\$0,983.14</u>	<u>\$ 952.17</u>	<u>\$ 1,942.65</u>	<u>\$ 8,418.34</u>	<u>\$7,345.23</u>	<u>\$ 4,038.06</u>	<u>\$(5,332.00)</u>	<u>\$(6,681.02)</u>	<u>\$ 3,275.05</u>	<u>\$ 0.00</u>	<u>\$ 49,353.90</u>

Palms at Wailea AOA
Supplementary Schedule III
Accounts Receivable
August 31, 2017

Delinquent Accounts:

Account #	Name	Unit #	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
11577	Kirschner (d,l,f,b,t)	2105	0.00	1,506.85	1,026.85	36,499.75	39,033.45
23450	US Bank, NA tte (d,l)	0602	0.00	2,131.08	940.84	13,214.51	16,286.43
11484	Grensky	0702	0.00	821.32	821.32	1,715.20	3,357.84
26169	Stock-Will Capital, LLC	1904	0.00	920.65	920.65	75.00	1,916.30
11548	Williamson, tte	1604	0.00	850.22	164.78	0.00	1,015.00
11531	Bell, III	1403	0.00	672.21	0.00	0.00	672.21
23809	ABA Management LLC	0404	0.00	328.75	0.00	0.00	328.75
11535	Boaz	1501	0.00	188.15	0.00	0.00	188.15
11489	Kessler, Trustees	0801	0.00	149.60	0.00	0.00	149.60
11480	Travis	0608	0.00	100.78	0.00	0.00	100.78
11569	Dowell	1905	0.00	100.00	0.00	0.00	100.00
11476	HOA Hana, LLC	0604	0.00	50.00	0.00	0.00	50.00
26048	Petrilla Family Trust	0307	0.00	50.00	0.00	0.00	50.00
11450	Nakayama	0204	0.00	50.00	0.00	0.00	50.00
30077	Kohler	1803	0.00	49.99	0.00	0.00	49.99
11514	Garvin	1202	0.00	40.00	0.00	0.00	40.00
11516	Leis	1204	0.00	25.09	0.00	0.00	25.09
21924	Daluz	0610	0.00	17.96	0.00	0.00	17.96
11561	McNary Maui LLC	1803	0.00	0.00	0.00	2.36	2.36

Total **\$ 63,433.91 A**

Act 196 and Collections:

Account #	Resident Contact	Unit #	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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Total Act 196 & Collections **0.00 B**

Prepaid Accounts:

Account #	Resident Contact	Unit #	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
11595	Wailea Community Association	WCA	-67.00	0.00	0.00	0.00	-67.00
11446	Simmons	0104	-68.82	0.00	0.00	0.00	-68.82
33022	Russel &	1801	-75.00	0.00	0.00	0.00	-75.00
11565	Chan	1901	-76.20	0.00	0.00	0.00	-76.20
11472	Alfriend	0504	-110.10	0.00	0.00	0.00	-110.10
11522	Littlejohn	1210	-175.66	0.00	0.00	0.00	-175.66
24480	Ackemann &	0207	-480.00	0.00	0.00	0.00	-480.00
18031	544456 BC, Ltd.	1201	-569.72	0.00	0.00	0.00	-569.72
11555	Yamada	1705	-639.21	0.00	0.00	0.00	-639.21
11552	Iinuma	1702	-796.32	0.00	0.00	0.00	-796.32
11570	Vogeler	1906	-796.32	0.00	0.00	0.00	-796.32
11490	Newport	0802	-796.32	0.00	0.00	0.00	-796.32
11510	Yugengaiasha Legal Office Mgmt.	1104	-825.22	0.00	0.00	0.00	-825.22
22939	Haddad	1802	-845.65	0.00	0.00	0.00	-845.65
21528	Royal Palm Investments, LLC	0206	-890.84	0.00	0.00	0.00	-890.84
11444	Fredrick	0102	-895.65	0.00	0.00	0.00	-895.65
11470	Peterson	0502	-895.65	0.00	0.00	0.00	-895.65
22993	Turnlund, ttees	0704	-895.65	0.00	0.00	0.00	-895.65
11492	Shimada	0804	-895.65	0.00	0.00	0.00	-895.65
24382	Weintraub	1602	-895.65	0.00	0.00	0.00	-895.65
21363	Ferrall	1506	-895.65	0.00	0.00	0.00	-895.65
24655	Walton & Kraus, ttees	2302	-895.65	0.00	0.00	0.00	-895.65
17977	Quealy	2102	-901.32	0.00	0.00	0.00	-901.32
11579	Shigeoka	2107	-902.56	0.00	0.00	0.00	-902.56
11557	Isozaki	1707	-902.56	0.00	0.00	0.00	-902.56

Palms at Wailea AOA
Supplementary Schedule III
Accounts Receivable
August 31, 2017

Delinquent Accounts:

Account #	Name	Unit #	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
11529	Yoshida	1401	-902.56	0.00	0.00	0.00	-902.56
23678	1Lehua2, LLC	0701	-902.56	0.00	0.00	0.00	-902.56
11458	Rochna, ttes	0304	-914.17	0.00	0.00	0.00	-914.17
11538	Ferrall, Jr.	1504	-914.47	0.00	0.00	0.00	-914.47
11532	KJJR Wailea Limited	1404	-915.84	0.00	0.00	0.00	-915.84
11590	Christensen, PhD	2304	-915.84	0.00	0.00	0.00	-915.84
25855	Royal Palm Investments, LLC	2103	-934.72	0.00	0.00	0.00	-934.72
22774	Royal Palm Investments LLC	0403	-934.72	0.00	0.00	0.00	-934.72
11550	Bennett	1606	-935.84	0.00	0.00	0.00	-935.84
11575	Hayashi (estate)	2103	-936.98	0.00	0.00	0.00	-936.98
11528	Ikeda	1306	-939.47	0.00	0.00	0.00	-939.47
11543	Woolsey	1509	-959.72	0.00	0.00	0.00	-959.72
11511	Mayer, Jr.	1105	-959.72	0.00	0.00	0.00	-959.72
22601	Greenberg Family Trust	1703	-959.72	0.00	0.00	0.00	-959.72
20553	Royal Palm Investments, LLC	0303	-976.85	0.00	0.00	0.00	-976.85
11449	Horie	0203	-1,001.85	0.00	0.00	0.00	-1,001.85
11479	Kabushiki Kaisha Progress	0607	-1,001.85	0.00	0.00	0.00	-1,001.85
11487	Davidson	0705	-1,001.85	0.00	0.00	0.00	-1,001.85
11507	Cunneff	1101	-1,001.85	0.00	0.00	0.00	-1,001.85
11517	Kowa Kosan Co. Inc.	1205	-1,001.85	0.00	0.00	0.00	-1,001.85
11497	Mullens	0903	-1,001.85	0.00	0.00	0.00	-1,001.85
21837	Henry Wilensky Real Estate LLC	1801	-1,001.85	0.00	0.00	0.00	-1,001.85
11519	Carrasco	1207	-1,001.95	0.00	0.00	0.00	-1,001.95
11571	Hawksworth	2001	-1,185.67	0.00	0.00	0.00	-1,185.67
17937	544456 B.C. LTD.	1203	-1,260.67	0.00	0.00	0.00	-1,260.67
11593	OUTRIGGER HOTELS	NR1	-1,414.35	0.00	0.00	0.00	-1,414.35
11502	Gray	1002	-1,788.55	0.00	0.00	0.00	-1,788.55
20552	Lemons	0603	-1,953.70	0.00	0.00	0.00	-1,953.70
24494	Lau	0905	-1,980.76	0.00	0.00	0.00	-1,980.76
11534	Jordan (d,l)	1406	-3,133.40	0.00	0.00	0.00	-3,133.40

Total

-50,923.55 E

Palms at Wailea Association
Supplementary Schedule IV
Accounts Payable
August 31, 2017

Vendor	Date	Invoice #	Description	Balance
Jeff Marsh - Petty Cash	8/18/2017	Kihei Post Office	Unit #601: postage for Indemn. Agreements	6.65
Jeff Marsh - Petty Cash	8/25/2017	Amazon.com	42: ComplianceSigns: Baby Changing sign	32.00
Jeff Marsh - Petty Cash	8/30/2017	Kihei Post Office	Unit #'s 1302/04: postage for Tile Agreements	12.75
Jeff Marsh - Petty Cash	8/25/2017	Amazon.com	42: Amazon & Simply Prime: Baby Changing station, dispensers	455.57
Hawaiian Telcom	8/28/2017	76615017	875-7330;08/28-09/27/17;	55.96
MECO	8/28/2017	664392858	07/28-08/28/17;484 KWH;HM-3	166.32
MECO	8/28/2017	625996495	07/28-08/28/17;315 KWH;17-HM	117.74
MECO	8/28/2017	653901672	07/28-08/28/17;4684 KWH,7.950 KW; DR MAINT	1,373.21
MECO	8/28/2017	653901673	07/28-08/28/17;223 KWH;HM-21	91.29
MECO	8/28/2017	664392856	07/28-08/28/17;3147 KWH,19.563 KW;DR REC	1,105.39
MECO	8/28/2017	664392857	07/28-08/28/17;481 KWH;HM2	165.44
Anderson, Lahne &	8/1/2017	425263	Covenant Violation-Encroachment	54.17
Louise Simmons-Rockett	8/22/2017	8/22/2017	Board Meeting Minutes-August11	260.00
Total				<u>\$ 3,896.49</u> D

Prepaid Expenses:

Vendor	Date	Invoice #	Description	Balance
Kaiser Permanente	9/1/2017		September medical	2317.54
Terminex			Semi-annual Pest Control	1515.64
Total				<u>\$ 3,833.18</u> B

**Palms at Wailea Association
Supplementary Schedule V
Replacement Reserve Fund
Component Breakdown
August 31, 2017**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Current Year</u>	
			<u>Budget</u>	<u>Unexpended</u>
Beginning Balance	\$ 1,109,726.96	\$ 919,874.11		
Plus: Monthly Reserves	24,641.91	271,061.01		
Interest Earned	118.02	1,140.58		
Total Additions	<u>\$ 1,134,486.89</u>	<u>\$ 1,192,075.70</u>		
Less:				
<u>Rsv #</u> <u>Reserve Components:</u>				
1 AC Slip System (6 units per year)		2,600.00	10,108.00	(7,508.00)
4 Asphalt Slurry Seal		42,820.00	100,910.00	(58,090.00)
16 Golf Cart (used)		2,165.34	1,350.00	815.34
26 Landscape upgrades		9,617.85	15,000.00	(5,382.15)
28 Carpentry Repairs		-	2,500.00	(2,500.00)
42 Recreation Bldg bathrooms	487.57	487.57	6,239.00	(5,751.43)
52 Unscheduled reserves		-	10,000.00	(10,000.00)
Unscheduled Reserves				
19 Kitchen - employee		385.62		
Total Deductions	<u>\$ 487.57</u>	<u>\$ 58,076.38</u>		
Ending Reserve Balance	<u><u>\$ 1,133,999.32</u></u>	<u><u>\$ 1,133,999.32</u></u>	C	<u><u>\$ 146,107.00</u></u>
				<u><u>\$ (88,416.24)</u></u>

**Palms at Wailea AOA
Supplementary Schedule VI
Schedule of Over Budget Expense Items
August 31, 2017**

Name	Note	Debit	Credit
653 Empl./Ben. Medical			
8/1/2017	Vendor: Kaiser Permanente Memo: August 2017 Medical Invoice #: 0007274560 Due: 07/31/17	2,799.81	
8/1/2017	Vendor: Hawaii Dental Service Memo: August 2017 Medical Invoice #: 27321036201708 Due: 08/03/17	243.12	
8/7/2017	Vendor: ADP Voucher: 08/07/17		372.34
8/22/2017	Vendor: ADP Voucher: 08/22/17		250.98
	Net Change:	2,419.61	623.32
		3,042.93	
715 Office & Administration			
8/1/2017	Vendor: Destination Maui, Inc. Voucher: 08/21/17 Memo: Jul: supplies, photocopies, postage, bank fees,	107.02	
8/15/2017	Vendor: Bureau of Conveyances Memo: Unit 601: A/C document : Indemnificatin Agreement	36.00	
8/18/2017	Vendor: Jeff Marsh - Petty Cash Voucher: 09/05/17 Memo: Unit #601: postage for Indemn. Agreements	6.65	
8/25/2017	Vendor: Optimal Outsource Memo: PWP1 2017-18 Budget Invoice #: OPT0159434 Due: 09/24/17	343.83	
8/25/2017	Vendor: Optimal Outsource Memo: PWP1 2018-19 Budget ACH Invoice #: OPT0159480 Due: 09/24/17	167.31	
8/30/2017	Vendor: Jeff Marsh - Petty Cash Voucher: 09/05/17 Memo: Unit #'s 1302/04: postage for Tile	12.75	
	Net Change:	673.56	673.56
764 R/M Refuse Collection			
8/1/2017	Vendor: Maui Disposal Company Inc Memo: June Extra Yardage Invoice #: 460026 Due: 08/01/17	13.02	
8/1/2017	Vendor: Maui Disposal Company Inc Memo: August Refuse Collect Invoice #: 460026 Due: 08/01/17	3,466.56	
8/31/2017	Maui Disposal	3,479.58	
	Net Change:	6,959.16	6,959.16
766 R/M Plumbing			
8/9/2017	Vendor: Pural Water Specialty Co., Inc Memo: Performed annual backflow prevention testing at Palms of	625.00	
	Net Change:	625.00	625.00
780 Salaries & Wages			
8/7/2017	Vendor: ADP Voucher: 08/07/17	6,995.20	
8/22/2017	Vendor: ADP Voucher: 08/22/17	7,194.84	
	Net Change:	14,190.04	14,190.04
796 Taxes - Gen Excise			
8/31/2017	GET Accrual	1,529.25	
	Net Change:	1,529.25	1,529.25
838 Utilities Water			
8/11/2017	Vendor: Dept. of Water Supply Memo: 07/15-08/11/17,1506 Kgals,-2/5 Invoice #: 08/11/2017-3562 Due:	8,683.70	
8/11/2017	Vendor: Dept. of Water Supply Memo: 07/15-08/11/17,1641 Kgals, AFO 1/5 Invoice #: 08/11/2017-4803	9,453.20	
8/11/2017	Vendor: Dept. of Water Supply Memo: 07/15-08/11/17,21 Kgals,-4/5 Invoice #: 08/11/2017-4874 Due:	170.20	
8/11/2017	Vendor: Dept. of Water Supply Memo: 07/15-08/11/17,25 Kgals-5/5 Invoice #: 08/11/2017-1632 Due:	193.00	
8/31/2017	WCA Water Payment		67.00
	Net Change:	18,433.10	67.00
		18,500.10	