

**JAYA ONE MANAGEMENT CORPORATION**

**SUMMARY OF ACTUAL COST VS BUDGET YEAR 2016**

**ITEM (1) ELECTRICITY**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
Actual compare variance	2,913,831	2,592,000	(321,831)
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			-
Total	2,913,831	2,592,000	(321,831)

**ITEM (2) CONTRACT MAINTENANCE**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
Cleaning	625,390	580,000	(45,390)
Landscaping	115,224	90,000	(25,224)
Lift & escalator	423,267	270,000	(153,267)
Garbage collection	91,770	75,000	(16,770)
Water Features	22,950	20,000	(2,950)
Others	145,327	36,200	(109,127)
Total	1,423,928	1,071,200	(352,728)

**Explanation**

**Contract Lifts Maintenance**

- Kone Elevator increase RM2k per mth from May 2016 (RM16k)
  - Mitsubishi Elevator - maint from Oct 2015 - Dec 2016 (RM136k)
- } RM153K

**Others**

- Megatek Engineering - standby & visiting charginan from May - Dec 2016 (RM17.5k)
- Scan Plus - automatic parking devices (RM23k) (residence only)
- Prestamaju - grease Interceptor maintenance increase from RM 5480 since May 2016 (RM43,840K)
- Honeywell - perform monthly since August 2016 to Dec 2016 non comprehensive maintenance (RM20,500.00)

**ITEM (3) CONSUMABLES**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
Lightings	48,961	27,000	(21,961)
Tissue & toilet roll	33,418	18,000	(15,418)
Car sticker	2,000	-	(2,000)
Hardware/electrical & mechanical	86,836	49,000	(37,836)
Coagulant/caustic/polymer	38,705	24,800	(13,905)
Total	209,920	118,800	(91,120)

**Explanation**

- MSE Electrical/CCL Electric/HF Technologies -fluorescent light & fittings (RM49k)
- Macoin/An Shin Jaya/Perfect Vision/Marckkem - tissue & paper roll (RM33k)
- Jhydro Environ - coagulant/caustic/polymer (RM39k)
- Sang Hup Hardware/CCL Electric/Vinfaat/Others - hardware, electrical & mechanical (RM87k)
- Sign Plus - car sticker (RM2k)

**ITEM (4) REPAIR & MAINTENANCE**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
O & G	131,000	59,000	(72,000)
Slab leaking	133,470	100,000	(33,470)
Others repair	84,084	141,000	56,916
Total	348,554	300,000	(48,554)

**Explanation**

- Impian Sewerage Konsortium - sum cleaning at pump sump ocbc (RM8k)
- Tsurumi Pump - servicing contract for oil & grease (O&G) removal facility (RM64k)
- Asia Seal - ceiling leaking at P1 (RM20k)

**ITEM (5) ADMIN EXPENSES**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
GST Expenses	42,978	-	(42,978)
Computer maintenance	41,060	12,000	(29,060)
Printing & Stationery	37,141	20,000	(17,141)
Postage	14,095	12,000	(2,095)
Others	62,646	69,000	6,354
Total	197,919	113,000	(84,919)

**Explanation**

- GST expenses (RM43k)
- Swisspac - mcafee protection & webroot secure anywhere (RM3k)
- Tetap Tiara - IFCA user license (RM11k)
- Swisspac - IT maintenance from Jan - Dec 2016 (RM15k)
- Coe Mktg/Konica Minolta - photocopy (RM13k)

**ITEM (6) SALARY COST**

DESCRIPTION	ACTUAL	BUDGET	VARIANCE
Refer Appendix I	1,051,331	777,600	(273,731)
Total	1,051,331	777,600	(273,731)