

MANAGEMENT REPORT PACKAGE  
FOR PERIOD ENDED 3/31/13

PREPARED FOR:  
SHUHAB HDFC

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FINANCIAL STATEMENT  
COLLECTION STATUS  
STATEMENT OF DISBURSEMENTS  
STATEMENT OF UNPAID BILLS  
STATEMENT OF JOURNAL ENTRIES  
GENERAL LEDGER  
ARREARS REPORT

March 2013

PREPARED BY:  
WAVECREST MANAGEMENT CO.



--- PREPARED FOR ---  
640 RIVERSIDE DRIVE  
NEW YORK, NEW YORK

10031

SHUHAB HDFC  
STATEMENT OF RECEIPTS AND DISBURSEMENTS  
FOR PERIOD ENDED 3/31/2013

--- PREPARED BY ---  
WAVECREST MANAGEMENT CO.

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BLD ACCT: 522 CORP.NO: 0 FISCAL: 1	CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET		
	ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING	
OPERATING INCOME									
RENTAL INCOME									
5110	BASE CHARGE	82,570.17	81,883	687	250,618.97	245,649	4,970	982,600	731,981
5117	REPAIR CHARGES	40.00	0	40	120.00	0	120	0	-120
5133	SCRIE REDUCTION	-1,885.18	1,000	-2,885	-4,159.94	3,000	-7,160	12,000	16,160
5192	LAUNDRY INCOME	.00	500	-500	1,246.00	1,500	-254	6,000	4,754
5120	ADJUSTMENTS	-296.86	0	-297	-890.58	0	-891	0	891
5220	PRO RATA/(VACANCY)	-11,331.05	-9,825	-1,506	-33,993.15	-29,475	-4,518	-117,900	-83,907
6610	BAD DEBT EXPENSE	.00	-816	816	.00	-2,448	2,448	-9,800	-9,800
	TOTAL MAINTENANCE INCOME	69,097.08	72,742	-3,645	212,941.30	218,226	-5,285	872,900	659,959
OTHER INCOME									
5191	MISC. INCOME	-3,349.88	0	-3,350	-3,349.88	0	-3,350	0	3,350
5186	BANK CREDIT FEE	.00	0	0	25.00	0	25	0	-25
5199	LEGAL FEE BILLED	2,500.00	0	2,500	7,500.00	0	7,500	0	-7,500
2191	TENANT SECURITY PAYAB	47.60	0	48	1,283.40	0	1,283	0	-1,283
	TOTAL OTHER INCOME	-802.28	0	-802	5,458.52	0	5,459	0	-5,459
ACCOUNTS RECEIVABLE									
1136	OPENING ARREARS	43,920.01	0	43,920	139,663.04	0	139,663	0	-139,663
1137	OPENING PREPAYS	-1,053.45	0	-1,053	-5,778.75	0	-5,779	0	5,779
1138	CLOSING ARREARS	-46,250.66	0	-46,251	-137,658.30	0	-137,658	0	137,658
1139	CLOSING PREPAYS	1,918.27	0	1,918	5,931.53	0	5,932	0	-5,932
	TOTAL ACCOUNTS RECEIVABLE	-1,465.83	0	-1,466	2,157.52	0	2,158	0	-2,158

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BLD ACCT: 522 CORP.NO: 0 FISCAL: 1	CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
	ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
TOTAL INCOME COLLECTED	66,828.97	72,742	-5,913	220,557.34	218,226	2,331	872,900	652,343
EXPENSES								
-----								
PAYROLL & RELATED EXPENSES								
6331 MAINTENANCE PAYROLL	18,292.87	15,416	2,877	54,386.18	46,248	8,138	185,000	130,614
6710 PAYROLL TAXES	.00	1,850	-1,850	.00	5,550	-5,550	22,200	22,200
6391 EMPLOYEE BENEFITS	4,148.93	5,950	-1,801	18,235.93	17,850	386	71,400	53,164
6724 INSURANCE - WORKMENS	160.00	1,041	-881	160.00	3,123	-2,963	12,500	12,340
TOTAL PAYROLL & RELATED EXP	22,601.80	24,257	-1,655	72,782.11	72,771	11	291,100	218,318
ADMINISTRATION & MANAGEMENT								
6340 LEGAL EXPENSES	1,697.00	2,916	-1,219	7,837.00	8,748	-911	35,000	27,163
6370 AUTO EXPENSE-MANAGERS	.00	12	-12	.00	36	-36	150	150
6394 TRAVEL & ENTERTAINMEN	.00	20	-20	.00	60	-60	250	250
6395 SEMINARS & CONFERENCE	.00	20	-20	.00	60	-60	250	250
6398 CONSULTING FEES	.00	500	-500	558.61	1,500	-941	6,000	5,441
6400 ARCHITECT EXPENSE	.00	125	-125	.00	375	-375	1,500	1,500
6355 POSTAGE EXPENSE	19.20	50	-31	64.70	150	-85	600	535
6318 PETTY CASH	78.36	0	78	78.36	0	78	0	-78
6320 MANAGEMENT FEE	5,985.00	5,983	2	17,955.00	17,949	6	71,800	53,845
6360 TELEPHONE	648.40	375	273	2,057.08	1,125	932	4,500	2,443
6484 OVERNIGHT MAIL EXPENS	.00	41	-41	.00	123	-123	500	500
6312 DATA PROCESSING	83.20	291	-208	233.08	873	-640	3,500	3,267
6494 PERMITS/ INSPECTIONS	.00	625	-625	40.00	1,875	-1,835	7,500	7,460
6592 VIOLATIONS / FINES	.00	416	-416	394.00	1,248	-854	5,000	4,606
6311 OFFICE EXPENSE	.00	83	-83	.00	249	-249	1,000	1,000

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BLD ACCT: 522 CORP.NO: 0 FISCAL: 1		CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
		ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
6313	OFFICE SUPPLIES	.00	16	-16	.00	48	-48	200	200
6390	MISC. ADMINISTRATIVE	.00	83	-83	.00	249	-249	1,000	1,000
6490	MISC. OPERATING EXPEN	.00	25	-25	.00	75	-75	300	300
6290	MISC. RENTING EXPENSE	31.25	50	-19	68.75	150	-81	600	531
6392	BANK CHARGES	59.00	37	22	165.00	111	54	450	285
6397	DUES & SUBSCRIPTIONS	187.50	66	122	187.50	198	-10	800	612
	<b>TOTAL ADMIN. &amp; MGMT EXPENSE</b>	<u>8,788.91</u>	<u>11,734</u>	<u>-2,945</u>	<u>29,639.08</u>	<u>35,202</u>	<u>-5,563</u>	<u>140,900</u>	<u>111,261</u>
<b>OPERATING EXPENSES</b>									
6420	FUEL	13,065.32	29,575	-16,510	35,077.35	106,925	-71,848	227,500	192,423
6450	ELECTRICITY	4,257.58	3,325	933	14,355.67	9,975	4,381	39,900	25,544
6452	GAS	299.48	700	-401	939.56	2,100	-1,160	8,400	7,460
	<b>TOTAL OPERATING EXPENSES</b>	<u>17,622.38</u>	<u>33,600</u>	<u>-15,978</u>	<u>50,372.58</u>	<u>119,000</u>	<u>-68,627</u>	<u>275,800</u>	<u>225,427</u>
<b>REPAIRS &amp; MAINTENANCE</b>									
6385	LEAD PAINT TEST/ABATE	.00	500	-500	.00	1,500	-1,500	6,000	6,000
6544	PLUMBING REPAIRS	.00	1,250	-1,250	.00	3,750	-3,750	15,000	15,000
6547	ELECTRIC REPAIRS	.00	333	-333	.00	999	-999	4,000	4,000
6557	WINDOWS & DOORS	.00	250	-250	.00	750	-750	3,000	3,000
6549	LOCK & DOOR - REPAIRS	227.99	250	-22	227.99	750	-522	3,000	2,772
6552	ELEVATOR REPAIRS	.00	83	-83	.00	249	-249	1,000	1,000
6541	REPAIRS MATERIAL	3,149.14	2,916	233	8,827.18	8,748	79	35,000	26,173
6560	BOILER REPAIR	.00	625	-625	-2,500.00	1,875	-4,375	7,500	10,000
6548	APARTMENT REPAIRS	.00	833	-833	495.00	2,499	-2,004	10,000	9,505
6472	INTERCOM & MLEB REPAI	.00	750	-750	.00	2,250	-2,250	9,000	9,000
6471	COMPACTOR REPAIR	.00	41	-41	.00	123	-123	500	500
6539	ROOF REPAIRS	.00	250	-250	.00	750	-750	3,000	3,000
6521	SIDEWALK/DRIVEWAYS	.00	41	-41	.00	123	-123	500	500
6470	REFUSE REMOVAL	.00	125	-125	.00	375	-375	1,500	1,500

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BLD ACCT: 522 CORP.NO: 0 FISCAL: 1		CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
		ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
1442	APPLIANCES - PURCHASE	6,618.00	250	6,368	6,618.00	750	5,868	3,000	-3,618
6480	MAINTENANCE SUPPLIES	.00	83	-83	.00	249	-249	1,000	1,000
6545	REPAIRS APPLIANCES	.00	416	-416	125.00	1,248	-1,123	5,000	4,875
	<b>TOTAL REPAIRS &amp; MAINENANCE</b>	<u>9,995.13</u>	<u>8,996</u>	<u>999</u>	<u>13,793.17</u>	<u>26,988</u>	<u>-13,195</u>	<u>108,000</u>	<u>94,207</u>
<b>SERVICE CONTRACTS</b>									
6512	SECURITY CAMERAS	.00	166	-166	.00	498	-498	2,000	2,000
6550	ELEVATOR CONTRACT	2,400.00	1,208	1,192	2,400.00	3,624	-1,224	14,500	12,100
6553	BOILER CLEANING	.00	0	0	10,445.00	0	10,445	0	-10,445
6554	BOILER TREATMENT	.00	83	-83	.00	249	-249	1,000	1,000
6462	EXTERMINATOR	.00	1,083	-1,083	2,210.00	3,249	-1,039	13,000	10,790
6559	BOILER CONTRACT	70.00	125	-55	420.00	375	45	1,500	1,080
	<b>TOTAL SERVICE CONTRACTS</b>	<u>2,470.00</u>	<u>2,665</u>	<u>-195</u>	<u>15,475.00</u>	<u>7,995</u>	<u>7,480</u>	<u>32,000</u>	<u>16,525</u>
<b>MORTGAGE, TAXES &amp; INSURANCE</b>									
6711	REAL ESTATE TAXES	.00	0	0	-374.44	0	-374	0	374
6712	WATER & SEWER CHARGES	.00	9,250	-9,250	.00	27,750	-27,750	111,000	111,000
6720	INSURANCE GENERAL	19,367.69	8,766	10,602	32,780.49	26,298	6,482	105,200	72,420
	INSURANCE - BOILER	.00	100	-100	1,524.00	300	1,224	1,200	-324
	<b>TOTAL MTGE, TAXES &amp; INSURAN</b>	<u>19,367.69</u>	<u>18,116</u>	<u>1,252</u>	<u>33,930.05</u>	<u>54,348</u>	<u>-20,418</u>	<u>217,400</u>	<u>183,470</u>
<b>OTHER CASH FLOW ITEMS</b>									
1191	TENANT SECURITIES DEP	200.00	0	200	1,728.22	0	1,728	0	-1,728
	<b>TOTAL OTHER CASH FLOW ITEMS</b>	<u>200.00</u>	<u>0</u>	<u>200</u>	<u>1,728.22</u>	<u>0</u>	<u>1,728</u>	<u>0</u>	<u>-1,728</u>

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BLD ACCT: 522 CORP.NO: 0 FISCAL: 1	CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
	ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
TOTAL EXPENSES	81,045.91	99,368	-18,322	217,720.21	316,304	-98,584	1,065,200	847,480
NET CASH FLOW FROM OPERATIO	-14,216.94	-26,626	12,409	2,837.13	-98,078	100,915	-192,300	-195,137

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COLLECTION STATUS  
FOR PERIOD ENDED 3/31/2013

WAVECREST MANAGEMENT CO.

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DAILY RECEIPTS SUMMARY FOR BUILDING 522

3/ 1/13	.00
3/ 2/13	.00
3/ 3/13	.00
3/ 4/13	-3096.37
3/ 5/13	-6813.70
3/ 6/13	-9570.75
3/ 7/13	-4869.82
3/ 8/13	-3806.16
3/ 9/13	.00
3/10/13	.00
3/11/13	-3302.59
3/12/13	-1012.16
3/13/13	-3112.16
3/14/13	-2171.84
3/15/13	-1484.65
3/16/13	.00
3/17/13	.00
3/18/13	-13271.98
3/19/13	-6368.03
3/20/13	-1668.15
3/21/13	.00
3/22/13	-1474.49
3/23/13	.00
3/24/13	.00
3/25/13	2183.86
3/26/13	-2559.38
3/27/13	-485.05
3/28/13	-2957.82
3/29/13	-987.73
3/30/13	.00
3/31/13	.00
	-66828.97



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 COLLECTION STATUS  
 FOR PERIOD ENDED 3/31/2013

WAVECREST MANAGEMENT CO.

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STATEMENT OF COLLECTIONS

FINAL STATUS FOR PERIOD ENDING: 3/31/2013

INCOME CATEGORY ----- --- CHARGE TYPE ----- -----	ACCT CODE	OPENING BALANCE	CURRENT CHARGES	PAYMENTS RECEIVED	CLOSING BALANCE
BASE CHARGE-----ARREARS-----		40,375.39			
-----PREPAYS-----		-912.29			
BASE CHARGE 100.0% 1-28	135 UNITS		85,541.72		
VACANCY LOSS 13.3% 1-29	22 UNITS		-11,331.05		
DISPOSSES 1-30			2,500.00		
ADJUSTMENT 1-41			-2,971.55		
SENIOR CITIZEN 1-69			-1,885.18		
DHCR RED 1-75			-296.86		
STOVE 1-79			21.00		
REFRIG. 1-83			44.00	-69,682.50	
-----ARREARS-----					43,177.59
-----PREPAYS-----					-1,774.91
REPAIR-CHARGE-----		.00			
REPAIR CHARGE 2-28			-25.00	25.00	.00
LEGAL-FEES-----		3,544.62		-473.75	
-----ARREARS-----					3,073.07
-----PREPAYS-----					-2.20
FUEL-----		-141.16		.00	-141.16
SECURITY-----ARREARS-----		9,000.67			
-----PREPAYS-----		-1.76			
SECURITY 21-28			100.00	-47.60	
-----ARREARS-----					9,053.07

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 COLLECTION STATUS  
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STATEMENT OF COLLECTIONS

FINAL STATUS FOR PERIOD ENDING: 3/31/2013

INCOME CATEGORY ----- --- CHARGE TYPE ----- -----	ACCT CODE -----	OPENING BALANCE -----	CURRENT CHARGES -----	PAYMENTS RECEIVED -----	CLOSING BALANCE -----
-----PREPAYS-----					-1.76
MISC.-INCOME----- MISC. INCOME	90-99	.00	-3,349.88	3,349.88	.00
TOTALS		51,865.47	68,347.20	-66,828.97	53,383.70

PAYMENTS ANALYSIS -----	DEBITS -----	CREDITS -----	TOTAL -----
PAYMENTS	.00	-69742.44	-69742.44
CORRECTIONS	355.00	-743.81	-388.81
SECURITY DEPOSITS	.00	-47.60	-47.60
MISC. INCOME		3349.88	3349.88
TOTAL RECEIPTS			-66828.97

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DATE	PAID TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	CK NO	AMOUNT	REMARKS
3/25/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	JLG	005000	D00020	43.37	47-4119-0005-0002-0
3/25/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	PAG	105000	D00044	94.46	47-4119-0105-0004-4
3/25/13	CONSOLIDATED EDISON	0018	6452	GAS	PAG	105000	D00044	22.27	47-4119-0105-0004-4
								116.73	
3/25/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	PAG	010001	D00145	3013.01	47-4119-0010-0014-5
3/25/13	CONSOLIDATED EDISON	0018	6452	GAS	PAG	010001	D00145	277.21	47-4119-0010-0014-5
								3290.22	
3/11/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	LIZ	030113	D00301	6041.66	P/R W/E 03/01/2013
3/11/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	030113	D00301	26.11	P/R W/E 03/01/2013
								6067.77	
3/11/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	135001	D00302	27.17	4B 474119013500140
3/11/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	117001	D00303	27.17	3G2 474119011700106
3/11/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	210052	D00304	79.61	5G1 474119021005264
3/11/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	LIZ	030813	D00308	3094.84	P/R W/E 03/08/2013
3/11/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	030813	D00308	16.69	P/R W/E 03/08/2013
								3111.53	
3/18/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	LIZ	031513	D00315	3571.86	P/R W/E 03/15/2013
3/18/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	031513	D00315	16.50	P/R W/E 03/15/2013
								3588.36	
3/19/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	KAZ	032213	D00322	5584.51	P/R W/E 03/22/2013
3/19/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	032213	D00322	23.90	P/R W/E 03/22/2013
								5608.41	
3/20/13	SIGNATURE BANK	S386	6392	BANK CHARGES	DYA		D00FEB	59.00	
3/23/13	AT&T	1985	6360	TELEPHONE	SFJ		D0AT&T	142.29	
3/ 5/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	KAZ	423125	D55329	-2785.71	** VOID NO: 55329 **
3/ 4/13	WAVECREST MGMT TEAM	3713	6355	POSTAGE EXPENSE	LIZ		R55354	7.20	
3/ 5/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	427120	R55355	1400.15	
3/ 5/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	427120	R55356	4004.13	
3/ 5/13	VERIZON	B998	6360	TELEPHONE	LIZ	368886	R55357	163.24	2123688869114744
3/ 5/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	423125	R55358	1392.86	
3/ 5/13	THE PREMINS CO INC	P822	6720	INSURANCE GENERAL	KAZ	027414	R55359	6706.40	F#027414
3/ 6/13	LOCAL 32BJ S.E.I.U. UN	BU32	6391	EMPLOYEE BENEFITS	TLC	372368	R55360	137.50	
3/ 6/13	VERIZON	B998	6360	TELEPHONE	LIZ	234196	R55361	42.26	2122341964445743
3/ 6/13	HERLIN GONZALEZ	HERL	6318	PETTY CASH	LIZ	030513	R55362	78.36	

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DATE	PAID TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	CK NO	AMOUNT	REMARKS
3/ 6/13	ANTONIO RAMIREZ	R444	6541	REPAIRS MATERIAL	LIZ	030513	R55363	119.21	
3/ 6/13	ANTONIO RAMIREZ	R444	6541	REPAIRS MATERIAL	KAZ	030513	D55363	-119.21	** VOID NO: 55363 **
								.00	
3/ 7/13	WAVECREST MGMT TEAM	3713	6290	MISC. RENTING EXPENS	LIZ		R55364	31.25	
3/ 9/13	REALTY ADVISORY BOARD	R282	6397	DUES & SUBSCRIPTIONS	TLC	6376	R55365	187.50	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	893320	R55366	96.00	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	883009	R55366	85.00	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	890046	R55366	189.94	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	891636	R55366	407.35	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	892636	R55366	142.80	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	870766	R55366	387.14	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	883001	R55366	66.99	
3/12/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	885228	R55366	222.46	
								1597.68	
3/12/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129584	R55367	950.00	
3/12/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129729	R55367	452.00	APT 10 H
3/12/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129931	R55367	416.00	APT 5B
								1818.00	
3/14/13	VERIZON	B998	6360	TELEPHONE	LIZ	281208	R55368	122.80	2122812088986747
3/14/13	TOWER GROUP COMPANIES	T197	6724	INSURANCE - WORKMENS	LIZ	C70061	R55369	160.00	P#WCC7006180
3/18/13	HESS CORPORATION	1014	6420	FUEL	KEB	058647	R55370	13065.32	0 0 4002 3.261
3/18/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL	KEB	883003	R55371	577.07	
3/18/13	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR	CAG	487012	R55372	144.79	
3/18/13	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DCOR - REPAIR	KEB	471111	R55372	95.00	
3/21/13	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR	LIZ	487012	D55372	-144.79	** VOID NO: 55372 **
3/21/13	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR	LIZ	471111	D55372	-95.00	** VOID NO: 55372 **
								.00	
3/18/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129583	R55373	2575.00	
3/18/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129829	R55373	2025.00	
3/18/13	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS	KEB	129830	R55373	200.00	
								4800.00	
3/18/13	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES	KEB	B10027	R55374	275.00	APT 1E1
3/18/13	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES	KEB	B10081	R55374	275.00	APT 12A
3/18/13	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES	KEB	107313	R55374	225.00	12A PAUL ALLEN



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DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
11/ 5/12	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		158224	45.70		
11/ 5/12	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		158224	45.70		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27783	179.78		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27782	555.72		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27781	222.87		
3/25/13	GOLDBERG & WEINBERGER	G209	6340	LEGAL EXPENSES		9596	220.00		****
3/25/13	MANHATTAN FIRE & SAFET	7344	6568	FIRE PROTECTION		171693	99.80		****
6/ 8/12	HESS CORPORATION	1014	6420	FUEL		059399	6042.02	0 0 2001	3.016
6/ 8/12	HESS CORPORATION	1014	6420	FUEL		059399	7560.83	0 0 2504	3.016
3/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		946194	313.98		****
3/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		950977	58.93		****
3/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		944916	479.26	CEL APT REPAIRS	****
3/27/13	J.R.S. BOILER, INC.	1054	6553	BOILER CLEANING		W-2086	1630.00		****
3/27/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4996	550.00		****
3/27/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT			600.00		****
11/12/12	HESS CORPORATION	1014	6420	FUEL		344313	4864.64	0 0 1530	3.176
11/13/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4325	1200.00	OCT 2012	
2/18/11	SITE COMPLI, LLC	SITE	6512	SECURITY CAMERAS		36240-	1053.40		
11/27/12	HESS CORPORATION	1014	6420	FUEL		394171	4754.43	0 0 1502	3.162
11/27/12	HESS CORPORATION	1014	6420	FUEL		402571	6331.84	0 0 2004	3.156
11/27/12	HESS CORPORATION	1014	6420	FUEL		409051	4822.55	0 0 1507	3.197
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		897622	233.68		
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		898762	841.61		
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		898380	742.49		
7/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27167	143.18	APT 11B	
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27305	244.27		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27916	345.21		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL			762.07		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27918	700.16		
12/ 4/12	STARCO WHOLESALE SUPPL	STAR	6541	REPAIRS MATERIAL		73388	2495.00		
12/11/12	HESS CORPORATION	1014	6420	FUEL		439740	5025.64	0 0 1540	3.260
12/11/12	HESS CORPORATION	1014	6420	FUEL		437041	6408.99	0 0 2005	3.193
12/11/12	HESS CORPORATION	1014	6420	FUEL		470811	4445.49	0 0 1388	3.199
2/15/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		2562	1200.00		
7/16/12	HESS CORPORATION	1014	6420	FUEL		060284	5433.40	0 0 2000	2.713
12/13/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		903064	308.80		
12/13/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		904730	549.21		

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DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
12/27/12	HESS CORPORATION	1014	6420	FUEL		519887	6271.60	0 0 2000	3.132
12/27/12	HESS CORPORATION	1014	6420	FUEL		503798	4688.40	0 0 1500	3.122
12/27/12	HESS CORPORATION	1014	6420	FUEL		491638	4659.92	0 0 1517	3.068
12/27/12	HESS CORPORATION	1014	6420	FUEL		483787	4643.37	0 0 1507	3.078
12/27/12	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR		487529	45.00		
12/31/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		908736	150.88		
12/31/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		908708	109.99		
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		28101	73.45		
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		281402	583.74		
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		28103	212.95		
1/ 4/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		159564	91.40		
1/ 4/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		160836	45.70		
8/ 6/12	HESS CORPORATION	1014	6420	FUEL		060965	5740.08	0 0 1940	2.955
1/ 7/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		917678	155.10		
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES		43676	13200.00		
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES			170.00		
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES		43667	175.00		
1/ 9/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4454	1200.00		
1/10/13	HESS CORPORATION	1014	6420	FUEL		533587	6319.80	0 0 2000	3.157
1/10/13	HESS CORPORATION	1014	6420	FUEL		553354	6351.60	0 0 2000	3.172
1/10/13	HESS CORPORATION	1014	6420	FUEL		560441	6340.00	0 0 2000	3.167
1/21/13	HESS CORPORATION	1014	6420	FUEL		065943	4764.60	0 0 1500	3.173
1/21/13	HESS CORPORATION	1014	6420	FUEL		065782	6281.40	0 0 2000	3.137
8/23/12	HESS CORPORATION	1014	6420	FUEL		061559	5944.61	0 0 1850	3.210
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		156911	45.70		
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		149157	45.70		
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		142424	43.70		
1/25/13	J.R.S. BOILER, INC.	1054	6553	BOILER CLEANING		W2053	400.00		
1/25/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4596	1200.00		
1/28/13	HESS CORPORATION	1014	6420	FUEL		066032	6268.06	0 0 2002	3.128
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		918757	355.67		
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		919611	36.38		
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		923095	1008.30		
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		925358	861.14		
8/30/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		1443	995.00	APT 5H	
8/31/12	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS		403405	6538.92		
2/11/13	HESS CORPORATION	1014	6420	FUEL		066498	9060.80	0 0 2800	3.233

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 STATEMENT OF UNPAID BILLS  
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DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
2/11/13	HESS CORPORATION	1014	6420	FUEL		066453	6459.20	0 0 2000	3.226
2/11/13	HESS CORPORATION	1014	6420	FUEL		066290	4772.25	0 0 1500	3.178
2/11/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES		43606	170.00		
9/13/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27451	244.27	APT 1B	
4/19/12	HESS CORPORATION	1014	6450	ELECTRICITY		125163	493.05		
9/13/12	HEAT-TIMER CORPORATION	HTCS	6312	DATA PROCESSING		155819	45.70		
2/14/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		930458	159.95		
2/14/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		927571	541.41		
4/24/12	CITY VIEW CONSTRUCTION	C440	6539	ROOF REPAIRS		41912	1500.00	REPLACE ONE SKY LIGHT	
2/20/13	HESS CORPORATION	1014	6420	FUEL		066970	10340.70	0 0 3000	3.444
2/20/13	DIAL-A-BUG PEST CONTRO	D253	6462	EXTERMINATOR		181684	490.00		
2/20/13	HESS CORPORATION	1014	6420	FUEL		066762	10197.60	0 0 3000	3.396
2/21/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL			62.70		
12/ 2/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		37604-	687.00		
2/25/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4751	1200.00		
2/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		937010	554.17		
2/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		917068	364.16		
2/26/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		932780	284.25		
9/28/12	HESS CORPORATION	1014	6420	FUEL		062442	3280.73	0 0 1025	3.197
3/ 4/13	BOCHY & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		8846	695.00		****
3/ 4/13	BUILDING NET LLC	BN02	6541	REPAIRS MATERIAL			104.52		****
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		362404	1053.40		
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		366654	687.00		
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		366684	687.00		
5/15/12	HESS CORPORATION	1014	6420	FUEL		058868	4705.65	0 0 1500	3.134
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7532	695.00	APT 10C	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7531	395.00	APT 1A1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7527	695.00	APT 7E1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7503	595.00	APT 9C	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7502	1200.00	BASEMENT	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7501	450.00	APT 6E1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7545	895.00	APT 3A	
10/15/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4195	1200.00		
5/23/12	HESS CORPORATION	1014	6450	ELECTRICITY		125339	548.01		
3/15/13	HESS CORPORATION	1014	6420	FUEL		067163	10577.00	0 0 3005	3.516
3/15/13	HESS CORPORATION	1014	6420	FUEL		067392	10143.90	0 0 3000	3.378
3/15/13	HESS CORPORATION	1014	6420	FUEL		067653	9753.60	0 0 3000	3.248





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STATEMENT OF JOURNAL ENTRIES  
FOR PERIOD ENDED 3/31/2013

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DATE	DESCRIPTION	G/L ACCOUNT CLASS	J/E NO.	AMOUNT	REMARKS
	0 ITEMS	DISBURSEMENTS		.00	

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 640 RIVERSIDE DRIVE  
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SHUHAB HDFC  
 GENERAL LEDGER  
 FOR PERIOD ENDING 03/31/2013

WAVECREST MANAGEMENT CO.

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
522-0000	DUMMY - MISSING ACCT		-283.25	-283.25			
			TOTAL CASH RECEIPTS		.00		
			TOTAL CASH DISBURSEMENTS			.00	
						.00	-283.25
522-1000	OPERATING ACCOUNT		3668.59	20722.66			
	CASH RECEIPTS	522					
	3/13 INC522 L01 T22	BASE CHG		PAYMENT	69742.44		-3349.88
	3/13 INC522 L01 T25	BASE CHG		CORRECTION		-355.00	
	3/13 INC522 L01 T25	BASE CHG		CORRECTION	743.81		
	3/13 INC522 L01 T26	BASE CHG		SEC.DEP.	47.60		
			TOTAL CASH RECEIPTS		66828.97		
	CASH ACCOUNT CREDIT	3/22/13	16 C 2374				-9952.10
	CASH ACCOUNT CREDIT	3/22/13	16 C 2375				-2709.19
	CASH ACCOUNT CREDIT	3/23/13	16 C22299				-1115.08
	CASH ACCOUNT CREDIT	3/25/13	16 C22308				-3450.32
	CASH ACCOUNT CREDIT	3/28/13	16 C22321				-134.67
	CASH ACCOUNT CREDIT	3/ 4/13	16 C 2354				-7.20
	CASH ACCOUNT CREDIT	3/ 5/13	16 C 2355				-1400.15
	CASH ACCOUNT CREDIT	3/ 5/13	16 C 2356				-4004.13
	CASH ACCOUNT CREDIT	3/ 5/13	16 C 2357				-163.24
	CASH ACCOUNT CREDIT	3/ 5/13	16 C 2358				-1392.86
	CASH ACCOUNT CREDIT	3/ 5/13	16 C 2359				-6706.40
	CASH ACCOUNT CREDIT	3/ 6/13	16 C22203	2785.71			
	CASH ACCOUNT CREDIT	3/ 6/13	16 C 2360				-137.50
	CASH ACCOUNT CREDIT	3/ 6/13	16 C 2361				-239.83
	CASH ACCOUNT CREDIT	3/ 7/13	16 C22218	119.21			
	CASH ACCOUNT CREDIT	3/ 7/13	16 C 2362				-31.25
	CASH ACCOUNT CREDIT	3/ 9/13	16 C 2363				-187.50
	CASH ACCOUNT CREDIT	3/11/13	16 C22239				-9313.25
	CASH ACCOUNT CREDIT	3/12/13	16 C 2364				-3415.68
	CASH ACCOUNT CREDIT	3/14/13	16 C 2365				-282.80
	CASH ACCOUNT CREDIT	3/18/13	16 C 2366				-20362.18
	CASH ACCOUNT CREDIT	3/18/13	16 C 2367				-3374.39
	CASH ACCOUNT CREDIT	3/19/13	16 C 2368				-5985.00
	CASH ACCOUNT CREDIT	3/19/13	16 C22275				-3588.36
	CASH ACCOUNT CREDIT	3/19/13	16 C 2369				-200.00
	CASH ACCOUNT CREDIT	3/20/13	16 C 2370				-43.14
	CASH ACCOUNT CREDIT	3/21/13	16 C 2371				-12.00
	CASH ACCOUNT CREDIT	3/21/13	16 C 2372				-227.99
	CASH ACCOUNT CREDIT	3/21/13	16 C 2373				-87.00
	CASH ACCOUNT CREDIT	3/21/13	16 C22289				-5427.62
			TOTAL CASH DISBURSEMENTS				-81045.91
						-14216.94	6505.72
522-1136	OPENING ARREARS		-13996022.97	-14091766.00			
	3/13 INC522 L01 T21	BASE CHG	OPN.ARREARS			-40375.39	

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SHUHAB HDFC  
 GENERAL LEDGER  
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WAVECREST MANAGEMENT CO.

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	3/13 INC522 L08 T21 LEGAL FEES		OPN.ARREARS		-3544.62	-43920.01	-14135686.01
522-1137	OPENING PREPAYS	1031815.49	1036540.79				
	3/13 INC522 L01 T21 BASE CHG		OPN.PREPAIDS	912.29			
	3/13 INC522 L14 T21 FUEL		OPN.PREPAIDS	141.16		1053.45	1037594.24
522-1138	CLOSING ARREARS	14092262.53	14183670.17				
	3/13 INC522 L01 T21 BASE CHG		CLS.ARREARS	43177.59			
	3/13 INC522 L08 T21 LEGAL FEES		CLS.ARREARS	3073.07		46250.66	14229920.83
522-1139	CLOSING PREPAYS	-1035672.27	-1039685.53				
	3/13 INC522 L01 T21 BASE CHG		CLS.PREPAIDS		-1774.91		
	3/13 INC522 L08 T21 LEGAL FEES		CLS.PREPAIDS		-2.20		
	3/13 INC522 L14 T21 FUEL		CLS.PREPAIDS		-141.16	-1918.27	-1041603.80
522-1140	LOANS AND EXCHANGES	261181.07	261181.07			.00	261181.07
522-1149	DUE TO/FROM OWNER	-483353.23	-483353.23			.00	-483353.23
522-1158	ACCOUNTS REC - FORMER TEN	-301.00	-301.00			.00	-301.00
522-1189	UTILITY DEPOSITS	785.00	785.00			.00	785.00
522-1191	TENANT SECURITIES DEPOSIT	3057.93	4586.15				
	SIGNATURE BANK 3/19/13 11 R55379			40.00			
	SIGNATURE BANK 3/19/13 11 R55380			40.00			
	SIGNATURE BANK 3/19/13 11 R55381			40.00			
	SIGNATURE BANK 3/19/13 11 R55382			40.00			
	SIGNATURE BANK 3/19/13 11 R55383			40.00		200.00	4786.15
522-1422	BUILDING IMPROVEMENTS	1200.00	1200.00			.00	1200.00
522-1442	APPLIANCES - PURCHASES	47824.16	47824.16				
	POLAR DISTRIBUTORS 3/18/13 11 R55373			2575.00			
	POLAR DISTRIBUTORS 3/12/13 11 R55367			950.00			
	POLAR DISTRIBUTORS 3/12/13 11 R55367			452.00			
	POLAR DISTRIBUTORS 3/12/13 11 R55367			416.00			
	POLAR DISTRIBUTORS 3/18/13 11 R55373			2025.00			
	POLAR DISTRIBUTORS 3/18/13 11 R55373			200.00		6618.00	54442.16
522-1513	SECURITY DEPOSITS - UTILI	12998.30	12998.30			.00	12998.30
522-2118	BONUSES	200.00	200.00			.00	200.00
522-2129	UNION DUES PAYABLE	3290.10	3290.10			.00	3290.10
522-2140	SALES TAX PAYABLE	-226.11	-226.11			.00	-226.11
522-2147	GARNISHEE - CHILD SUP	59.31	59.31			.00	59.31
522-2191	TENANT SECURITY PAYABLE	-8965.74	-10201.54				
	3/13 INC522 L21 T21 SECURITY		OPN.ARREARS		-9000.67		
	3/13 INC522 L21 T21 SECURITY		OPN.PREPAIDS	1.76			

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	3/13 INC522 L21 T21 SECURITY		CLS.ARREARS	9053.07			
	3/13 INC522 L21 T21 SECURITY		CLS.PREPAIDS		-1.76		
	3/13 INC522 L21 T28 SECURITY		BASE CHARG		-100.00	-47.60	-10249.14
522-5110	BASE CHARGE	.00	-168048.80				
	3/13 INC522 L01 T28 BASE CHG		GROSS POTENTIAL		-85541.72		
	3/13 INC522 L01 T41 BASE CHG		ADJUSTMENT	2971.55		-82570.17	-250618.97
522-5117	REPAIR CHARGES	.00	-80.00				
	3/13 INC522 L01 T79 BASE CHG		STOVE		-21.00		
	3/13 INC522 L01 T83 BASE CHG		REFRIG.		-44.00		
	3/13 INC522 L02 T28 REPAIR CHA		BASE CHARG	25.00		-40.00	-120.00
522-5120	ADJUSTMENTS	.00	593.72				
	3/13 INC522 L01 T75 BASE CHG		DHCR RED	296.86		296.86	890.58
522-5133	SCRIE REDUCTION	.00	2274.76				
	3/13 INC522 L01 T69 BASE CHG		SENIOR CIT	1885.18		1885.18	4159.94
522-5186	BANK CREDIT FEE	.00	-25.00			.00	-25.00
522-5191	MISC. INCOME	.00	.00				
	CASH RECEIPTS 522			407.19			
	CASH RECEIPTS 522			1129.37			
	CASH RECEIPTS 522			138.38			
	CASH RECEIPTS 522			407.19			
	CASH RECEIPTS 522			1129.37			
	CASH RECEIPTS 522			138.38		3349.88	3349.88
522-5192	LAUNDRY INCOME	.00	-1246.00			.00	-1246.00
522-5199	LEGAL FEE BILLED	.00	-5000.00				
	3/13 INC522 L01 T30 BASE CHG		DISPOSSES		-2500.00	-2500.00	-7500.00
522-5220	PRO RATA/(VACANCY)	.00	22662.10				
	3/13 INC522 L01 T29 BASE CHG		VAC.LOSS	11331.05		11331.05	33993.15
522-6290	MISC. RENTING EXPENSES	.00	37.50				
	WAVECREST MGMT TEAM 3/ 7/13 11 R55364			31.25		31.25	68.75
522-6312	DATA PROCESSING	.00	149.88				
	SHUHAB HDFC 3/11/13 14 D00301			26.11			
	SHUHAB HDFC 3/11/13 14 D00308			16.69			
	SHUHAB HDFC 3/18/13 14 D00315			16.50			
	SHUHAB HDFC 3/19/13 14 D00322			23.90		83.20	233.08
522-6318	PETTY CASH	.00	.00				
	HERLIN GONZALEZ 3/ 6/13 11 R55362			78.36		78.36	78.36
522-6320	MANAGEMENT FEE	.00	11970.00				
	THE WAVECREST 3/19/13 11 R55378			5985.00		5985.00	17955.00
522-6331	MAINTENANCE PAYROLL	.00	36093.31				

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		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	SHUHAB HDFC	3/11/13	14 D00301	6041.66			
	SHUHAB HDFC	3/11/13	14 D00308	3094.84			
	SHUHAB HDFC	3/18/13	14 D00315	3571.86			
	SHUHAB HDFC	3/19/13	14 D00322	5584.51		18292.87	54386.18
522-6340	LEGAL EXPENSES		.00	6140.00			
	SLOCHOWSKY & SLOCHOWSK	3/18/13	11 R55374	275.00			
	SLOCHOWSKY & SLOCHOWSK	3/18/13	11 R55374	275.00			
	SLOCHOWSKY & SLOCHOWSK	3/18/13	11 R55374	225.00			
	SLOCHOWSKY & SLOCHOWSK	3/18/13	11 R55374	375.00			
	SLOCHOWSKY & SLOCHOWSK	3/18/13	11 R55374	460.00			
	OFFER WAIDE, ESQ.	3/21/13	11 R55387	87.00		1697.00	7837.00
522-6355	POSTAGE EXPENSE		.00	45.50			
	WAVECREST MGMT TEAM	3/ 4/13	11 R55354	7.20			
	WAVECREST MGMT TEAM	3/21/13	11 R55385	12.00		19.20	64.70
522-6360	TELEPHONE		.00	1408.68			
	AT&T	3/23/13	14 D0AT&T	142.29			
	AT&T MOBILITY	3/27/13	14 D65589	134.67			
	VERIZON	3/ 5/13	11 R55357	163.24			
	VERIZON	3/ 6/13	11 R55361	42.26			
	VERIZON	3/14/13	11 R55368	122.80			
	VERIZON	3/20/13	11 R55384	43.14		648.40	2057.08
522-6391	EMPLOYEE BENEFITS		.00	14087.00			
	BUILDING SERVICE 32BJ	3/ 5/13	11 R55355	1400.15			
	BUILDING SERVICE 32BJ	3/ 5/13	11 R55356	4004.13			
	BUILDING SERVICE 32BJ	3/ 5/13	11 R55358	1392.86			
	BUILDING SERVICE 32BJ	3/ 5/13	14 D55329			-2785.71	
	LOCAL 32BJ S.E.I.U. UN	3/ 6/13	11 R55360	137.50		4148.93	18235.93
522-6392	BANK CHARGES		.00	106.00			
	SIGNATURE BANK	3/20/13	14 D00FEB	59.00		59.00	165.00
522-6397	DUES & SUBSCRIPTIONS		.00	.00			
	REALTY ADVISORY BOARD	3/ 9/13	11 R55365	187.50		187.50	187.50
522-6398	CONSULTING FEES		.00	558.61		.00	558.61
522-6420	FUEL		.00	22012.03			
	HESS CORPORATION	3/18/13	11 R55370	13065.32		13065.32	35077.35
522-6450	ELECTRICITY		.00	10098.09			
	CONSOLIDATED EDISON	3/23/13	14 DCONE	972.79			
	CONSOLIDATED EDISON	3/25/13	14 D00145	3013.01			
	CONSOLIDATED EDISON	3/25/13	14 D00020	43.37			
	CONSOLIDATED EDISON	3/25/13	14 D00044	94.46			
	CONSOLIDATED EDISON	3/11/13	14 D00302	27.17			
	CONSOLIDATED EDISON	3/11/13	14 D00303	27.17			
	CONSOLIDATED EDISON	3/11/13	14 D00304	79.61		4257.58	14355.67
522-6452	GAS		.00	640.08			

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		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	CONSOLIDATED EDISON	3/25/13	14 D00145		277.21		
	CONSOLIDATED EDISON	3/25/13	14 D00044		22.27	299.48	939.56
522-6462	EXTERMINATOR			.00	2210.00	.00	2210.00
522-6494	PERMITS/ INSPECTIONS			.00	40.00	.00	40.00
522-6541	REPAIRS MATERIAL			.00	5678.04		
	J ALPERIN CO INC	3/12/13	11 R55366		96.00		
	J ALPERIN CO INC	3/12/13	11 R55366		85.00		
	J ALPERIN CO INC	3/12/13	11 R55366		189.94		
	J ALPERIN CO INC	3/12/13	11 R55366		407.35		
	J ALPERIN CO INC	3/12/13	11 R55366		142.80		
	J ALPERIN CO INC	3/18/13	11 R55371		577.07		
	L.J. CORELLI PLUMBING	3/18/13	11 R55377		187.53		
	L.J. CORELLI PLUMBING	3/18/13	11 R55377		316.10		
	L.J. CORELLI PLUMBING	3/18/13	11 R55377		283.67		
	L.J. CORELLI PLUMBING	3/18/13	11 R55377		187.09		
	J ALPERIN CO INC	3/12/13	11 R55366		387.14		
	ANTONIO RAMIREZ	3/ 6/13	11 R55363		119.21		
	ANTONIO RAMIREZ	3/ 6/13	14 D55363			-119.21	
	J ALPERIN CO INC	3/12/13	11 R55366		66.99		
	J ALPERIN CO INC	3/12/13	11 R55366		222.46	3149.14	8827.18
522-6545	REPAIRS APPLIANCES			.00	125.00	.00	125.00
522-6548	APARTMENT REPAIRS			.00	495.00	.00	495.00
522-6549	LOCK & DOOR - REPAIRS			.00	.00		
	WEBSTER LOCK & HARDWAR	3/18/13	11 R55372		144.79		
	WEBSTER LOCK & HARDWAR	3/18/13	11 R55372		95.00		
	WEBSTER LOCK & HARDWAR	3/21/13	11 R55386		132.99		
	WEBSTER LOCK & HARDWAR	3/21/13	14 D55372			-144.79	
	WEBSTER LOCK & HARDWAR	3/21/13	11 R55386		95.00		
	WEBSTER LOCK & HARDWAR	3/21/13	14 D55372			-95.00	
						227.99	227.99
522-6550	ELEVATOR CONTRACT			.00	.00		
	ARCTEC ELEVATOR	3/18/13	11 R55376		1200.00		
	ARCTEC ELEVATOR	3/18/13	11 R55376		1200.00	2400.00	2400.00
522-6553	BOILER CLEANING			.00	10445.00	.00	10445.00
522-6559	BOILER CONTRACT			.00	350.00		
	ROMEO HEATING ENTERPRI	3/18/13	11 R55375		70.00	70.00	420.00
522-6560	BOILER REPAIR			.00	-2500.00	.00	-2500.00
522-6592	VIOLATIONS / FINES			.00	394.00	.00	394.00
522-6711	REAL ESTATE TAXES			.00	-374.44	.00	-374.44
522-6720	INSURANCE GENERAL			.00	13412.80		
	J.J. FARBER-LOTTMAN CO	3/22/13	11 R55388		2709.19		

