

Select Property Management SA Pty Ltd

240 Grange Road

FLINDERS PARK SA 5025

Ph: 08 8352 1155 Fax: 08 8352 1233

Email: flinderspark@ljhfp.com.au

Mr Richard Boorman
41 Brighton Parade
BLACKWOOD SA 5051

Agent ABN: 42-695-808-671
Primary Owner Statement for
Period Ending: 31/10/22
Reference: BSFCSF
TAX INVOICE

Boorman & Clapp Superannuation fund
Manager: Ralph Pacillo

Property	Tenant	Rent	Paid From	To	Periods	Paid	Credit
Shop 1/240 Main Road	Diane Wicker	2958.34	M1 01/10/22	31/10/22	1	2958.34	0.00
	Plus GST					295.83	
	Outgoings	754.91	M1 01/10/22	31/10/22	1	754.91	0.00
	Plus GST					75.49	
Shop 2/240 Main Road	Camilla K Boseley	1953.00	M1 26/10/22	25/11/22	1	1953.00	0.00
	Plus GST					195.30	
	Outgoings	688.70	M1 26/10/22	25/11/22	1	688.70	0.00
	Plus GST					68.87	
Shop 3/240 Main Road	Qizhen Shen Pty Ltd	1913.98	M1 01/10/22	30/11/22	2	3827.96	0.00
	Plus GST					382.80	
	Outgoings	571.40	M1 01/10/22	30/11/22	2	1142.80	0.00
	Plus GST					114.28	
Shop 4/240 Main Road	Avanti Italy Pty Ltd	3216.43	M1 13/10/22	13/10/22	0	0.00	0.00
	Outgoings	812.60	M1 13/10/22	13/10/22	0	0.00	0.00
	Vacating: 28/10/22						
240 Main Road	Common property						
Shop 5/240 Main Road	AVANTI ITALY PTY LTD	3750.00	M1 14/11/22	14/11/22	0	0.00	0.00

Date	Disbursements & Sundry Receipts	Debit	Credit
	Total Rent Collected From Tenants		11325.71
	Total GST Collected From Tenants		1132.57
14/10/22	Shop 4/240 Main Road (Includes 24.29 GST)	Share of Disposal of waste from (Avanti Italy Pt)	267.18
17/10/22	240 Main Road Emergency Services Levy Assessment 2022/2023	Revenue SA ESL	2514.70
17/10/22	240 Main Road Grease waste pumpout	Nitschke Liquid Waste (Includes 40.48 GST)	445.30
17/10/22	240 Main Road Cleaning Sept	Polizar Services (Includes 42.24 GST)	464.64
17/10/22	240 Main Road Property services	Herron Todd White (Includes 150.00 GST)	1650.00
18/10/22	Shop 3/240 Main Road	Share of disposal of waste - Gre (Qizhen Shen Pty)	178.12

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Date	Disbursements & Sundry Receipts			Debit	Credit
	(Includes 16.19 GST)				
31/10/22	240 Main Road	Polizar Services	Inv:22679		
	Cleaning October		(Includes 48.94 GST)	538.34	
31/10/22	Shop 1/240 Main Road	Firewatch SA	Inv:329641		
	Fire safety service		(Includes 5.64 GST)	62.04	
	*Management Fees			566.30	
	*Administration Fee			10.00	
	Plus GST on items marked *			57.64	
				6308.96	12903.58
	NETT AMOUNT TO BE PAID				6594.62

Transferred to your bank account \$6,594.62

Payment Details: Boorman & Clapp Superfund 10290943 065-132

GST SUMMARY:

GST collections reported above \$1173.05

GST payments reported above \$344.94

Tax Invoice

**Adelaide**

Herron Todd White
(South Australia) Pty Ltd
ABN 18 164 460 394

Level 4, 97 Pirie Street Adelaide SA
5000
Telephone 08 8231 6818
Email adelaide@htw.com.au
htw.com.au

Invoice No: JB3142861-1

Date: 14/09/2022

To: LJ Hooker Flinders Park
240 Grange Road
Flinders Park SA 5025

Instructed By: Ralph Pacillo
LJ Hooker

Property: Lot 4, 1-4/240 Main Road
Blackwood SA 5051

Email: rpacillo.flinderspark@ljh.com.au

Fee Comments: N/A

Your Reference:

Property Services

Subtotal: \$1,500.00

GST: \$150.00

Total (Inc. GST): \$1,650.00

Amount Due (Inc. GST): \$1,650.00



REMITTANCE ADVICE:

Terms: Payment is to be made prior to the release of the final report

Upfront Amount: \$1,650.00

Please detach and return with your remittance to:

Herron Todd White (South Australia) Pty Ltd
Level 4, 97 Pirie Street Adelaide SA 5000
Ph: 08 8231 6818
Email: adl.accounts@htw.com.au
Remittance Fax: 08 8231 3300

Alternatively pay by direct deposit to:

Westpac Banking Corporation
BSB: 035006 Account: 122295

(Note: Please quote our Invoice Number in Transfer)

Received from: Ralph Pacillo
Invoice Number: JB3142861-1
Amount: \$1,650.00

Payment Authority by Credit Card

☐ Mastercard Credit ☐ Mastercard Debit ☐ Visa Credit ☐ Visa Debit

Credit card number ____ / ____ / ____ / ____

Expiry date ____ / ____ CCV ____ Amount: \$ ____, ____, ____

Name on Card Signature

Herron Todd White reserves the right to add any costs incurred in the process of collecting unpaid monies to the outstanding amount. These recovery costs may include, but are not limited to, collection agency fees or commissions, legal fees, postage, couriers, dishonour fees, bank fees.

** An additional payment processing fee of up to 2% applies to all Mastercard and Visa card payments. **

Liability limited by a scheme approved under Professional Standards Legislation. The scheme does not apply within Tasmania.

PO Box 546, Prospect East SA 5082
admin@polizarservices.com.au
T: (08) 7222 3721

GROUP FOUR PTY LTD
ABN 46 155 897 966

POLIZAR
services

Tax Invoice

Invoice No.: **22612**

Date: 04/10/22

Invoice to:

LJ Hooker Flinders Park
240 Grange Road
Flinders Park SA 5025

Order No.:
Job No.:
Attention: Ralf Pacillo

Email: rpacillo.flinderspark@ljh.com.au

Site: 240 Main Road, Blackwood - Cleaning Services

Description	Amount
Cleaning of toilets carried out:	
Wed 31 August.	\$68.00
Tue 6 September.	\$68.00
Wed 14 September.	\$68.00
Wed 21 September.	\$68.00
Tue 27 September.	\$68.00
Maintain Sanitary Unit x 1	\$82.40

Payment Terms 14 days via EFT:

Total: \$422.40

Account Name: Group Four Pty Ltd

Plus 10% GST: \$42.24

BSB: 085-458

Amount Payable: \$464.64

Account No.: 84685 3883

Remittance to: admin@polizarservices.com.au

**Billing Address:**

Boorman & Clapp Superannuation Fund
C/- Select Property Management SA Pty Ltd (LJ Ho
240 Grange Road
Flinders Park SA 5025

Tax Invoice 86961
Account Number 6270.001
Billing Period 01/09/22 to 30/09/22
Invoice Date 10/10/22
Total **\$445.30**

Services / Site: 6270.001 Select Property Management SA Pty Ltd - Sushi Park / The Gourmet on Main - Shop 3 & 4, 240 Main Rd Blackwood SA 5051

Services

Date	Ref No	Description	PO	Qty	Price	Total
13/09/22	265605.1	On Call Pumpout Grease Arrestor Waste Type: Grease Waste UCJ3KS4P		1	\$88.02	\$88.02
13/09/22	265605.1	Disposal Charge 2400 Lt		2400	\$0.1320	\$316.80
Total:						\$404.82

Totals

Total (Excl.GST): **\$404.82**
GST: **\$40.48**
Total (Inc.GST): **\$445.30**

Receipts for current period: 0.00

120+ Days	90 Days	60 Days	30 Days	Current	TOTAL
0.00	0.00	0.00	0.00	445.30	445.30

Remittance Advice

Nitschke Liquid Waste
11 Newfield Road
Para Hills West SA 5096
ABN: 22 168 891 889
Account Contact Phone: 08 8260 7660

Terms:

EFT Payments - Please use your ACCOUNT NUMBER as a reference
BSB: 015 142 Account No: 213 338 347

PLEASE NOTE: There may be an adjustment in rates effective from
1st July 2022 to keep in line with increases in fuel, transport,
disposal facility and other operational costs.

[Click Here to PAY NOW via eWAY \(Visa / Mastercard\)](#)



ABN 19 040 349 865
Emergency Services Funding Act 1998

FINAL NOTICE REASSESSMENT OF EMERGENCY SERVICES LEVY

The Emergency Services Levy working for all South Australians

DATE OF ISSUE
09/10/2022

ASSESSMENT PERIOD
01/07/2022 to 30/06/2023

FOR LAND OWNED AS AT
01/07/2022

OWNERSHIP NUMBER
16293792

DUE DATE
03/11/2022

TOTAL AMOUNT DUE
\$2,514.70

J H CLAPP & ORS
240 GRANGE ROAD
FLINDERS PARK SA 5025

To avoid penalty of 25% and
interest please ensure payment is
made by the due date.
(turn over for more information)

To sign up to email billing or change your postal address, visit www.revenuesa.sa.gov.au/updatedetails

ASSESSMENT NUMBER	LOCATION	CAPITAL VALUE	ARREARS/ PAYMENTS	PENALTY/ INTEREST	BALANCE
0822406376	1-4 / 240 MAIN RD / BLACKWOOD SA 5051	\$1,800,000	\$2,394.95 DR	\$119.75	\$2,514.70



Government
of South Australia

DETACH AND RETURN THE PAYMENT REMITTANCE ADVICE WITH YOUR PAYMENT

FINAL NOTICE - REASSESSMENT OF EMERGENCY SERVICES LEVY

PREFERRED PAYMENT METHOD

See over for more payment options



*599 505740541600004

J H CLAPP & ORS

PAYMENT REMITTANCE ADVICE

OWNERSHIP NUMBER
16293792

DUE DATE
03/11/2022

TOTAL AMOUNT DUE
\$2,514.70

	Biller Code: 24257
	Ref: 5057405416

Telephone & Internet Banking - BPAY®
Contact your bank or financial institution to make this
payment from your cheque, savings, debit, credit card
or transaction account. More info: www.bpay.com.au

© Registered to BPAY Pty Ltd ABN 69 079 137 518

+50574054160021> +001571+ <0550574054> <0000251470> +444+

FURTHER ENQUIRIES

More detailed information regarding the Emergency Services Levy (ESL) can be found at www.revenuesa.sa.gov.au/esl.

Enquiries can be directed to:

Email: revsaesl@sa.gov.au

Mail: RevenueSA
GPO Box 1647
ADELAIDE SA 5001

Phone: (08) 8226 3750 between 8.30am and 5.00pm (on South Australian business days)

CHANGE OF ADDRESS

Change of address details can be advised online at www.revenuesa.sa.gov.au/updatedetails or via the enquiry methods mentioned above.

CHANGE OF OWNERSHIP

RevenueSA does not apportion the ESL between the vendor and the purchaser. Please refer any concerns regarding property settlement payments to your land conveyancer.

INSTALMENT OPTION

If the instalment option was chosen, failure to meet any instalment payment by the due date on the most recent unpaid Instalment Payment Remittance Advice has resulted in the unpaid remainder of the full ESL being immediately due and payable, with penalty levy and interest (if applicable) charged on the full amount unpaid.

HAVING TROUBLE PAYING?

If you are having difficulty meeting your levy obligations, please contact us as soon as possible to discuss your options. Email RevenueSA on revsaesl@sa.gov.au.

PENALTIES AND INTEREST FOR LATE PAYMENT

The *Emergency Services Funding Act 1998* (the "Act") allows for a penalty levy of 75% of the unpaid levy to be imposed in instances of the deliberate non-payment of levy, or 25% for any other situation. The Commissioner of State Taxation has exercised discretion to reduce the 25% penalty to the rate of 5% of the levy outstanding, provided the Final Notice is paid in full by the due date. The Act also allows for interest to be imposed on the unpaid levy (and on any unpaid penalty levy) on a daily basis from the relevant Due Date until the date paid.

GST: The ESL is not subject to GST.

OFFICIAL: Sensitive

PAYMENT OPTIONS: Please use the biller code and reference number shown on this Notice.



Biller Code: 24257
Ref: 5057405416

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account.

More info: www.bpay.com.au
© Registered to BPAY Pty Ltd
ABN 69 079 137 518



To pay via the internet go to:
www.bpoint.com.au/pay/revsaesl
Have this Notice and your **Visa** or **Mastercard** ready.

Reference No. 5057405416



TELEPHONE
1300 669 344

To pay via the telephone:
Have this Notice and your **Visa** or **Mastercard** ready.
Operates 24 hours a day, 7 days a week. Simply follow the directions.

Biller Code: 24257
Reference No. 5057405416



Pay in person with this Payment Remittance Advice at any Australia Post or Service SA outlet.
Cash, cheque, money order or credit card (**Visa** or **Mastercard**) accepted.



Send your cheque or money order, made payable to the **Community Emergency Services Fund**, along with this **Payment Remittance Advice** to:

RevenueSA
Locked Bag 555
ADELAIDE SA 5001

PO Box 546, Prospect East SA 5082
admin@polizarservices.com.au
T: (08) 7222 3721

GROUP FOUR PTY LTD
ABN 46 155 897 966



Tax Invoice

Invoice No.: **22679**

Date: 26/10/22

Invoice to:

LJ Hooker Flinders Park
240 Grange Road
Flinders Park SA 5025

Order No.:
Job No.:
Attention: Ralf Pacillo

Email: Pat Pacillo - pat@ljhfp.com.au

Site: 240 Main Road, Blackwood - Cleaning Services

Description	Amount
Cleaning of toilets carried out:	
Tue 4 October	\$68.00
Tue 11 October.	\$68.00
Tue 18 October.	\$68.00
Wed 26 October.	\$68.00
Maintain Sanitary Unit x 1	\$82.40
Supplies:	
04/10/22: Regal toilet paper x 1 bundle.	\$51.00
04/10/22: Regal intersleeve paper towels x 1 carton.	\$57.00
04/10/22: Hygiderm liquid hand soap 5L x 1.	\$27.00

Payment Terms 14 days via EFT:

Total: \$489.40

Account Name: Group Four Pty Ltd

Plus 10% GST: \$48.94

BSB: 085-458

Amount Payable: \$538.34

Account No.: 84685 3883

Remittance to: admin@polizarservices.com.au