



DRAFT

A new dimension on Property Management reporting



Marcol Management implements a solution to solve reporting issues

The client

City & General, part of the Marcol Group manages and develops some 30 properties throughout the UK, each property is operated as a separate legal entity.

The challenge

The main purpose for considering additional software within the business was to improve the quality and ease of producing management and cash flow reporting from their integrated Property system “Propman” by Grosvenor Systems.

The solution should reduce the time to produce the reports and deliver more flexibility to the reporting process.

It wasn't possible to use a standard report writer because of data structures in Propman and the financial data is not in an easily convertible format. The Propman reports produce data in an Excel format and data is then manipulated manually.

Three key issues were:

- 1) the need to be able to apply journal amendments to the trial balance numbers and the cashflow.
- 2) the need to calculate the cash movements for any pre-defined period and for any version.
- 3) to be able to present a Current Version of the cashflow with n number of months actual data and any number of months rolling forecast data depending on the current month selected.

The approach

Grosvenor systems updated their report layouts to provide easy to use datafiles for import into the Alea datacubes.

Separate models were built for Management and Cash Flow reporting.

A number of balance sheet account lines needed to be converted to assign them to different lines within the trial balance and

as all of the signs in Propman are natural, the data was cleaned and converted as it was loaded into the MIS database

The Journal was implemented using a separate journal database (cube) which allowed data to be imported at the account level and allow it to be adjusted at a consolidated level.

The cashflow controls were implemented using MIS Alea's extremely powerful logic engine.

The solution allows actuals and forecasts/budgets to be entered and then a current forecast determined by the current date calculates the correct number of actual and forecast months to be included. All of the cashflow numbers in the current forecast are calculated using the combination of actual and forecast numbers.

The Conclusion

MIS Alea has delivered the benefits of having a database in a spreadsheet. Marcol have made time savings in producing their monthly reports. They now have a system which will deliver key cash forecasting at a level which was not achievable in their own spreadsheet solution.

They can now look forward to making use of the data they have collected in creating a business intelligence solution for the company.

Implemented Software

MIS Alea 3 user server

Server Platform

Window NT 766 mhz PIII Processor
512mb RAM

Source Systems

Propman from Grosvenor Systems

Applications

Management Reporting

P&L
Balance Sheet

CashFlow

Budgeting
Forecasting

