

Albion Street Townhomes

Balance Sheet
As of 07/31/17

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Date 08/18/17 Time:10:30:11

Albion Street Townhomes

Report #0462 Page: 1

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
Ending vendor #: "Last" Ending date: 07/31/17

ASSETS		
Cash Checking - Operating	\$ 51,661.57	
Cash Savings - Reserves	5,184.43	
Special Assmts. Receiv.	(9,582.00)	
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TOTAL ASSETS	\$ 47,264.00	=====
LIABILITIES & EQUITY		
CURRENT LIABILITIES:		
Prepaid Owner Dues	\$ 180.00	
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Subtotal Current Liab.	\$ 180.00	
RESERVES:		
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Subtotal Reserves	\$.00	
EQUITY:		
Prior Year Net Inc./Loss	\$ (3,175.43)	
Current Year Net Income/(Loss)	50,259.43	
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Subtotal Equity	\$ 47,084.00	
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TOTAL LIABILITIES & EQUITY	\$ 47,264.00	=====

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	07/03/17	245 CAPITO			CAPITOL HILL MANAGEMENT CO	070117			240.00
							Account Total:		240.00
7260		Postage & Mail							
	07/03/17	245 CAPITO			CAPITOL HILL MANAGEMENT CO	070117			.47
							Account Total:		.47
7280		Insurance							
	07/18/17	257 AMFAM			AMERICAN FAMILY	061917			489.49
							Account Total:		489.49
7450		Other Taxes & Fees							
	07/14/17	251 MNG FI			MANAGER OF FINANCE	070617			364.01
							Account Total:		364.01
8905		Electricity & Gas							
	07/06/17	254 XCEL			XCEL ENERGY	070617			23.47
							Account Total:		23.47
8930		Water & Sewer							
	07/11/17	256 DENV			DENVER WATER	061917			246.40
							Account Total:		246.40
9110		Gen. Maint. & Repair							
	07/03/17	246 VALV			VALVERDE PROPERTY SERVICES	466			176.40
							Account Total:		176.40
9700		Trash Removal							
	07/06/17	255 WAST			WASTE CONNECTIONS	2958455			155.11

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Total:								155.11
Section Total:								1,695.35

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
 Ending vendor #: "Last" Ending date: 07/31/17

Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail								
3010	Accounts Payable							
	07/03/17	245	CAPITO	CAPITOL HILL MANAGEMENT CO	070117			240.47
	07/03/17	246	VALV	VALVERDE PROPERTY SERVICES	466			176.40
	07/14/17	251	MNG FI	MANAGER OF FINANCE	070617			364.01
Account Total:								780.88
Section Total:								780.88

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
A/P Checks in Detail								
1010	Cash Checking - Operating							
	07/03/17	245	CAPITO	CAPITOL HILL MANAGEMENT CO	070117		1100	240.47
	07/03/17	246	VALV	VALVERDE PROPERTY SERVICES	466		1101	176.40
	07/06/17	255	WAST	WASTE CONNECTIONS	2958455		70617	155.11
	07/06/17	254	XCEL	XCEL ENERGY	070617		70617	23.47
	07/11/17	256	DENV	DENVER WATER	061917		71117	246.40
	07/14/17	251	MNG FI	MANAGER OF FINANCE	070617		1102	364.01
	07/18/17	257	AMFAM	AMERICAN FAMILY	061917		71817	489.49

Account Total: 1,695.35

Section Total: 1,695.35

Income/Expense Statement
 Period: 07/01/17 to 07/31/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
06305	Dues	1,800.00	1,500.00	300.00	12,600.00	10,500.00	2,100.00	18,000.00
06315	Insurance Reimbursement	25,803.83	.00	25,803.83	47,459.36	.00	47,459.36	.00
06330	Special Assmt. Income	5,848.00	.00	5,848.00	5,848.00	.00	5,848.00	.00
06910	Interest Income	.20	.00	.20	1.50	.00	1.50	.00
	Subtotal Income	33,452.03	1,500.00	31,952.03	65,908.86	10,500.00	55,408.86	18,000.00
EXPENSES								
General & Administrative								
07010	Management Fees	240.00	240.00	.00	1,680.00	1,680.00	.00	2,880.00
07020	Accounting Fees	.00	12.50	12.50	220.00	87.50	(132.50)	150.00
07260	Postage & Mail	.47	2.00	1.53	20.34	14.00	(6.34)	24.00
07280	Insurance	489.49	233.33	(256.16)	3,186.95	1,633.31	(1,553.64)	2,800.00
07450	Other Taxes & Fees	364.01	3.33	(360.68)	374.01	23.31	(350.70)	40.00
	General & Administrative	1,093.97	491.16	(602.81)	5,481.30	3,438.12	(2,043.18)	5,894.00
Unit Expenses								
	Unit Expenses	.00	.00	.00	.00	.00	.00	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08905	Electricity & Gas	23.47	31.25	7.78	213.20	218.75	5.55	375.00
08930	Water & Sewer	246.40	270.00	23.60	1,175.78	1,890.00	714.22	3,240.00
	Utilities	269.87	301.25	31.38	1,388.98	2,108.75	719.77	3,615.00
Maintenance								
09010	Tree/Lawn Maint.	.00	.00	.00	1,023.00	.00	(1,023.00)	.00
09110	Gen. Maint. & Repair	176.40	25.00	(151.40)	176.40	175.00	(1.40)	300.00
09145	Ext. Bldg. Maint.	.00	.00	.00	104.98	.00	(104.98)	.00
09160	Sewer Maintenance	.00	.00	.00	364.01	.00	(364.01)	.00
	Maintenance	176.40	25.00	(151.40)	1,668.39	175.00	(1,493.39)	300.00
Contract Services								
09610	Lawn Maint. & Landscaping	.00	250.00	250.00	258.89	1,750.00	1,491.11	3,000.00
09700	Trash Removal	155.11	54.17	(100.94)	778.87	379.19	(399.68)	650.00

