

Brookbank Condominiums

Balance Sheet
As of 07/31/17

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Brookbank Condominiums

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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	\$ 17,324.03
Cash Savings - Reserves	13,183.56
Dues Receivable	1,062.06
Misc. Owner Receivables	30.00
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TOTAL ASSETS	\$ 31,599.65
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LIABILITIES & EQUITY	
CURRENT LIABILITIES:	
Prepaid Owner Dues	\$ 1,193.65
<hr/>	
Subtotal Current Liab.	\$ 1,193.65
RESERVES:	
<hr/>	
Subtotal Reserves	\$.00
EQUITY:	
Prior Year Net Inc./Loss	\$ 36,293.34
Current Year Net Income/(Loss)	(5,887.34)
<hr/>	
Subtotal Equity	\$ 30,406.00
TOTAL LIABILITIES & EQUITY	\$ 31,599.65
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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	07/03/17	433 CAPITO	CAPITOL HILL MANAGEMENT CO		070117				480.00
							Account Total:		480.00
7260		Postage & Mail							
	07/03/17	433 CAPITO	CAPITOL HILL MANAGEMENT CO		070117				3.29
							Account Total:		3.29
7280		Insurance							
	07/03/17	436 ST. PA	ST. PAUL TRAVELERS		061217				750.83
							Account Total:		750.83
8910		Electricity							
	07/14/17	440 XCEL	XCEL ENERGY		552885109				174.11
							Account Total:		174.11
8930		Water & Sewer							
	07/03/17	435 DENV	DENVER WATER		062017				300.74
							Account Total:		300.74
8950		Gas							
	07/14/17	440 XCEL	XCEL ENERGY		552885109				167.78
							Account Total:		167.78
8990		Telephone							
	07/14/17	437 CENT	CENTURYLINK		070117				125.10
							Account Total:		125.10
9155		Heating Maintenance							
	07/03/17	434 CHOICE	CHOICE MECHANICAL		19551				213.38

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
						Account Total:		213.38
9650				Security Services				
	07/14/17	438	STANLE	STANLEY SECURITY SOLUTIONS	14708692			462.50
						Account Total:		462.50
9700				Trash Removal				
	07/14/17	439	WASMAN	WASTE MANAGEMENT	5087220-2514-7			316.83
						Account Total:		316.83
9850				Janitorial Services				
	07/03/17	432	BRYANT	ED BRYANT	070117			160.00
						Account Total:		160.00
						Section Total:		3,154.56

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
						Account Payable in Detail		
3010				Accounts Payable				
	07/03/17	432	BRYANT	ED BRYANT	070117			160.00
	07/03/17	433	CAPITO	CAPITOL HILL MANAGEMENT CO	070117			483.29
	07/03/17	434	CHOICE	CHOICE MECHANICAL	19551			213.38
	07/03/17	435	DENV	DENVER WATER	062017			300.74
	07/03/17	436	ST. PA	ST. PAUL TRAVELERS	061217			750.83
	07/14/17	437	CENT	CENTURYLINK	070117			125.10
	07/14/17	438	STANLE	STANLEY SECURITY SOLUTIONS	14708692			462.50
	07/14/17	439	WASMAN	WASTE MANAGEMENT	5087220-2514-7			316.83
	07/14/17	440	XCEL	XCEL ENERGY	552885109			341.89
						Account Total:		3,154.56
						Section Total:		3,154.56

A/P DISTRIBUTION TO G/L REPORT

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Account #	Description		Invoice #	Reference	Chk #	Amount
	Date	Vchr-# Vend-#	Name			
A/P Checks in Detail						
1010	Cash Checking - Operating					
	07/03/17	432 BRYANT	ED BRYANT	070117	1407	160.00
	07/03/17	433 CAPITO	CAPITOL HILL MANAGEMENT CO	070117	1408	483.29
	07/03/17	434 CHOICE	CHOICE MECHANICAL	19551	1409	213.38
	07/03/17	435 DENV	DENVER WATER	062017	1410	300.74
	07/03/17	436 ST. PA	ST. PAUL TRAVELERS	061217	1411	750.83
	07/14/17	437 CENT	CENTURYLINK	070117	1412	125.10
	07/14/17	438 STANLE	STANLEY SECURITY SOLUTIONS	14708692	1413	462.50
	07/14/17	439 WASMAN	WASTE MANAGEMENT	5087220-2514-7	1414	316.83
	07/14/17	440 XCEL	XCEL ENERGY	552885109	1415	341.89
			Account Total:			3,154.56
			Section Total:			3,154.56

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	3,676.15	3,676.15	.00	25,733.05	25,733.05	.00	44,113.80
06360	Misc. Owner Income	.00	.00	.00	.64	.00	.64	.00
06365	Parking Income	246.00	.00	246.00	1,786.54	.00	1,786.54	.00
06810	Laundry Income	155.38	.00	155.38	486.51	.00	486.51	.00
06910	Interest Income	.34	.00	.34	2.23	.00	2.23	.00
	Subtotal Income	4,077.87	3,676.15	401.72	28,008.97	25,733.05	2,275.92	44,113.80
EXPENSES								
General & Administrative								
07010	Management Fees	480.00	480.00	.00	3,360.00	3,360.00	.00	5,760.00
07020	Accounting Fees	.00	18.33	18.33	220.00	128.31	(91.69)	220.00
07260	Postage & Mail	3.29	6.67	3.38	134.35	46.69	(87.66)	80.00
07270	Inspections	.00	25.00	25.00	412.89	175.00	(237.89)	300.00
07280	Insurance	750.83	641.67	(109.16)	6,739.48	4,491.69	(2,247.79)	7,700.00
07320	Office Supplies	.00	18.33	18.33	.00	128.31	128.31	220.00
07400	Printing & Reproduction	.00	.00	.00	7.65	.00	(7.65)	.00
07450	Other Taxes & Fees	.00	30.00	30.00	255.33	210.00	(45.33)	360.00
	General & Administrative	1,234.12	1,220.00	(14.12)	11,129.70	8,540.00	(2,589.70)	14,640.00
Unit Expenses								
08070	Plumbing Repairs - Units	.00	.00	.00	6,640.08	.00	(6,640.08)	.00
08090	Repairs - Units	.00	.00	.00	1,308.94	.00	(1,308.94)	.00
	Unit Expenses	.00	.00	.00	7,949.02	.00	(7,949.02)	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08905	Electricity & Gas	.00	700.00	700.00	.00	4,900.00	4,900.00	8,400.00
08910	Electricity	174.11	.00	(174.11)	1,052.01	.00	(1,052.01)	.00
08930	Water & Sewer	300.74	302.50	1.76	2,038.70	2,117.50	78.80	3,630.00
08950	Gas	167.78	.00	(167.78)	2,862.96	.00	(2,862.96)	.00
08990	Telephone	125.10	110.83	(14.27)	876.86	775.81	(101.05)	1,330.00
	Utilities	767.73	1,113.33	345.60	6,830.53	7,793.31	962.78	13,360.00
Maintenance								
09090	Light Repair	.00	.00	.00	27.39	.00	(27.39)	.00

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Account	Description	Actual	Current Period		Year-To-Date			Yearly Budget
			Budget	Variance	Actual	Budget	Variance	
09110	Gen. Maint. & Repair	.00	366.67	366.67	.00	2,566.69	2,566.69	4,400.00
09145	Ext. Bldg. Maint.	.00	.00	.00	427.08	.00	(427.08)	.00
09155	Heating Maintenance	213.38	.00	(213.38)	2,165.77	.00	(2,165.77)	.00
09190	Electrical Repairs	.00	.00	.00	215.00	.00	(215.00)	.00
	Maintenance	213.38	366.67	153.29	2,835.24	2,566.69	(268.55)	4,400.00
Contract Services								
09650	Security Services	462.50	.00	(462.50)	1,668.00	.00	(1,668.00)	.00
09700	Trash Removal	316.83	200.00	(116.83)	2,227.82	1,400.00	(827.82)	2,400.00
09800	Snow Removal	.00	58.33	58.33	136.00	408.31	272.31	700.00
09850	Janitorial Services	160.00	160.00	.00	1,120.00	1,120.00	.00	1,920.00
	Contract Services	939.33	418.33	(521.00)	5,151.82	2,928.31	(2,223.51)	5,020.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	3,154.56	3,118.33	(36.23)	33,896.31	21,828.31	(12,068.00)	37,420.00
	Current Year Net Income/(loss)	923.31	557.82	365.49	(5,887.34)	3,904.74	(9,792.08)	6,693.80