

Parkway Gardens South

Balance Sheet
As of 07/31/17

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Parkway Gardens South

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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	\$ 1,975.48
Cash Savings - Reserves	4,204.90
Dues Receivable	2,087.74
Misc. Owner Receivables	91.27
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TOTAL ASSETS	\$ 8,359.39
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LIABILITIES & EQUITY	
CURRENT LIABILITIES:	
Prepaid Owner Dues	\$ 302.07
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Subtotal Current Liab.	\$ 302.07
RESERVES:	
Reserves - Unallocated	\$ 6,000.00
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Subtotal Reserves	\$ 6,000.00
EQUITY:	
Prior Year Net Inc./Loss	\$ 2,608.18
Current Year Net Income/(Loss)	(550.86)
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Subtotal Equity	\$ 2,057.32
TOTAL LIABILITIES & EQUITY	\$ 8,359.39
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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	07/03/17	875 CAPITO		CAPITOL HILL MANAGEMENT CO		070117			200.00
							Account Total:		200.00
7250		Bank Charges							
	07/05/17	887 CITYWI		CITYWIDE BANKS		070517			26.81
							Account Total:		26.81
7260		Postage & Mail							
	07/03/17	875 CAPITO		CAPITOL HILL MANAGEMENT CO		070117			3.29
							Account Total:		3.29
7450		Other Taxes & Fees							
	07/14/17	882 MNG FI		MANAGER OF FINANCE		070617			255.49
							Account Total:		255.49
8910		Electricity							
	07/03/17	879 XCEL		XCEL ENERGY		551274844			25.80
							Account Total:		25.80
8930		Water & Sewer							
	07/03/17	876 DENV		DENVER WATER		061917			179.28
							Account Total:		179.28
8950		Gas							
	07/03/17	879 XCEL		XCEL ENERGY		551274844			123.31
							Account Total:		123.31
9025		Sprinkler Maintenance							
	07/03/17	878 MILEHI		MILE-HI SPRINKLER LLC		4292			340.00

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		340.00
9700		Trash Removal							
	07/06/17		888	WASMAN WASTE MANAGEMENT		070117			176.54
							Account Total:		176.54
							Section Total:		1,330.52

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	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		340.00
		Account Payable in Detail							
3010		Accounts Payable							
	07/03/17	875 CAPITO		CAPITOL HILL MANAGEMENT CO		070117			203.29
	07/03/17	876 DENV		DENVER WATER		061917			179.28
	07/03/17	878 MILEHI		MILE-HI SPRINKLER LLC		4292			340.00
	07/03/17	879 XCEL		XCEL ENERGY		551274844			149.11
	07/14/17	882 MNG FI		MANAGER OF FINANCE		070617			255.49
							Account Total:		1,127.17
							Section Total:		1,127.17

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	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
A/P Checks in Detail									
1010		Cash Checking - Operating							
	07/03/17	875 CAPITO			CAPITOL HILL MANAGEMENT CO	070117		1630	203.29
	07/03/17	876 DENV			DENVER WATER	061917		1631	179.28
	07/03/17	878 MILEHI			MILE-HI SPRINKLER LLC	4292		1632	340.00
	07/03/17	879 XCEL			XCEL ENERGY	551274844		1633	149.11
	07/05/17	887 CITYWI			CITYWIDE BANKS	070517		70517	26.81
	07/06/17	888 WASMAN			WASTE MANAGEMENT	070117		70617	176.54
	07/14/17	882 MNG FI			MANAGER OF FINANCE	070617		1634	255.49

Account Total: 1,330.52

Section Total: 1,330.52

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
06305	Dues	2,096.00	2,096.00	.00	14,672.00	14,672.00	.00	25,152.00
06315	Insurance Reimbursement	.00	.00	.00	290.77	.00	290.77	.00
06360	Misc. Owner Income	.00	.00	.00	18.64	.00	18.64	.00
06470	Gas Reimbursement	80.34	.00	80.34	347.26	.00	347.26	.00
06910	Interest Income	.17	.00	.17	1.30	.00	1.30	.00
	Subtotal Income	2,176.51	2,096.00	80.51	15,329.97	14,672.00	657.97	25,152.00
EXPENSES								
General & Administrative								
07010	Management Fees	200.00	200.00	.00	1,400.00	1,400.00	.00	2,400.00
07011	Administrative Expense	.00	19.17	19.17	.00	134.19	134.19	230.00
07020	Accounting Fees	.00	18.33	18.33	220.00	128.31	(91.69)	220.00
07160	Legal Fees	.00	83.33	83.33	.00	583.31	583.31	1,000.00
07250	Bank Charges	26.81	29.17	2.36	189.94	204.19	14.25	350.00
07260	Postage & Mail	3.29	.00	(3.29)	45.38	.00	(45.38)	.00
07280	Insurance	.00	431.75	431.75	4,619.76	3,022.25	(1,597.51)	5,181.00
07400	Printing & Reproduction	.00	.00	.00	.45	.00	(.45)	.00
07420	Property Taxes	.00	.83	.83	.00	5.81	5.81	10.00
07450	Other Taxes & Fees	255.49	27.17	(228.32)	305.49	190.19	(115.30)	326.00
	General & Administrative	485.59	809.75	324.16	6,781.02	5,668.25	(1,112.77)	9,717.00
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	.00	.00	.00	(1,519.17)	.00	1,519.17	.00
08910	Electricity	25.80	31.17	5.37	188.74	218.19	29.45	374.00
08930	Water & Sewer	179.28	291.67	112.39	1,272.85	2,041.69	768.84	3,500.00
08950	Gas	123.31	.00	(123.31)	2,210.26	.00	(2,210.26)	.00
	Utilities	328.39	322.84	(5.55)	2,152.68	2,259.88	107.20	3,874.00
Maintenance								
09010	Tree/Lawn Maint.	.00	.00	.00	970.00	.00	(970.00)	.00
09025	Sprinkler Maintenance	340.00	.00	(340.00)	340.00	.00	(340.00)	.00

Parkway Gardens South

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

Account	Description	Actual	Current Period		Year-To-Date			Yearly Budget
			Budget	Variance	Actual	Budget	Variance	
09110	Gen. Maint. & Repair	.00	66.67	66.67	.00	466.69	466.69	800.00
09140	Roof Repairs	.00	66.67	66.67	1,390.00	466.69	(923.31)	800.00
09145	Ext. Bldg. Maint.	.00	66.67	66.67	.00	466.69	466.69	800.00
09160	Sewer Maintenance	.00	31.42	31.42	2,755.49	219.94	(2,535.55)	377.00
	Maintenance	340.00	231.43	(108.57)	5,455.49	1,620.01	(3,835.48)	2,777.00
Contract Services								
09610	Lawn Maint. & Landscaping	.00	133.33	133.33	.00	933.31	933.31	1,600.00
09700	Trash Removal	176.54	182.00	5.46	1,241.64	1,274.00	32.36	2,184.00
09800	Snow Removal	.00	83.33	83.33	250.00	583.31	333.31	1,000.00
	Contract Services	176.54	398.66	222.12	1,491.64	2,790.62	1,298.98	4,784.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	1,330.52	1,762.68	432.16	15,880.83	12,338.76	(3,542.07)	21,152.00
	Current Year Net Income/(loss)	845.99	333.32	512.67	(550.86)	2,333.24	(2,884.10)	4,000.00