

**Albion Street Townhomes**

Balance Sheet  
As of 08/31/17

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**Albion Street Townhomes**

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**A/P DISTRIBUTION TO G/L REPORT**

Starting vendor #: "First" Starting date: 08/01/17  
Ending vendor #: "Last" Ending date: 08/31/17

ASSETS		
Cash Checking - Operating	\$ 12,509.95	
Cash Savings - Reserves	5,184.66	
Special Assmts. Receiv.	(9,947.25)	
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<b>TOTAL ASSETS</b>	<b>\$ 7,747.36</b>	=====
LIABILITIES & EQUITY		
<b>CURRENT LIABILITIES:</b>		
Prepaid Owner Dues	\$ 180.00	
<hr/>		
Subtotal Current Liab.	\$ 180.00	
<b>RESERVES:</b>		
<hr/>		
Subtotal Reserves	\$ .00	
<b>EQUITY:</b>		
Prior Year Net Inc./Loss	\$ (3,175.43)	
Current Year Net Income/(Loss)	10,742.79	
<hr/>		
Subtotal Equity	\$ 7,567.36	
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>\$ 7,747.36</b>	=====

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	08/01/17	252 CAPITO			CAPITOL HILL MANAGEMENT CO	080117			240.00
							Account Total:		240.00
7260		Postage & Mail							
	08/01/17	252 CAPITO			CAPITOL HILL MANAGEMENT CO	080117			.94
							Account Total:		.94
7280		Insurance							
	08/16/17	266 AMFAM			AMERICAN FAMILY	081617			489.49
							Account Total:		489.49
7450		Other Taxes & Fees							
	08/01/17	252 CAPITO			CAPITOL HILL MANAGEMENT CO	080117			35.00
							Account Total:		35.00
8905		Electricity & Gas							
	08/07/17	263 XCEL			XCEL ENERGY	080717			21.72
							Account Total:		21.72
8930		Water & Sewer							
	08/10/17	265 DENV			DENVER WATER	071917			319.51
							Account Total:		319.51
9140		Roof Repairs							
	08/15/17	258 ABOVEA			ABOVE & BEYOND RESTORATION	225195463			40,000.00
							Account Total:		40,000.00
9610		Lawn Maint. & Landscaping							
	08/01/17	253 METMCM			METRO MCM INC	4918			106.25

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
						Account Total:		106.25
9700				Trash Removal				
	08/08/17	264	WAST	WASTE CONNECTIONS	2979345			103.96
						Account Total:		103.96
						Section Total:		41,316.87

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail								
3010				Accounts Payable				
	08/01/17	252	CAPITO	CAPITOL HILL MANAGEMENT CO	080117			275.94
	08/01/17	253	METMCM	METRO MCM INC	4918			106.25
	08/15/17	258	ABOVEA	ABOVE & BEYOND RESTORATION	225195463			40,000.00
						Account Total:		40,382.19
						Section Total:		40,382.19

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
A/P Checks in Detail								
1010	Cash Checking - Operating							
	08/01/17	252	CAPITO	CAPITOL HILL MANAGEMENT CO	080117		1103	275.94
	08/01/17	253	METMCM	METRO MCM INC	4918		1104	106.25
	08/07/17	263	XCEL	XCEL ENERGY	080717		80717	21.72
	08/08/17	264	WAST	WASTE CONNECTIONS	2979345		80817	103.96
	08/10/17	265	DENV	DENVER WATER	071917		81017	319.51
	08/15/17	258	ABOVEA	ABOVE & BEYOND RESTORATION	225195463		1105	40,000.00
	08/16/17	266	AMFAM	AMERICAN FAMILY	081617		81617	489.49
				Account Total:				41,316.87
				Section Total:				41,316.87

Income/Expense Statement  
 Period: 08/01/17 to 08/31/17

Account	Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME:								
06305	Dues	1,800.00	1,500.00	300.00	14,400.00	12,000.00	2,400.00	18,000.00
06315	Insurance Reimbursement	.00	.00	.00	47,459.36	.00	47,459.36	.00
06910	Interest Income	.23	.00	.23	1.73	.00	1.73	.00
	Subtotal Income	1,800.23	1,500.00	300.23	61,861.09	12,000.00	49,861.09	18,000.00
EXPENSES								
General & Administrative								
07010	Management Fees	240.00	240.00	.00	1,920.00	1,920.00	.00	2,880.00
07020	Accounting Fees	.00	12.50	12.50	220.00	100.00	(120.00)	150.00
07260	Postage & Mail	.94	2.00	1.06	21.28	16.00	(5.28)	24.00
07280	Insurance	489.49	233.33	(256.16)	3,676.44	1,866.64	(1,809.80)	2,800.00
07450	Other Taxes & Fees	35.00	3.33	(31.67)	409.01	26.64	(382.37)	40.00
	General & Administrative	765.43	491.16	(274.27)	6,246.73	3,929.28	(2,317.45)	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	21.72	31.25	9.53	234.92	250.00	15.08	375.00
08930	Water & Sewer	319.51	270.00	(49.51)	1,495.29	2,160.00	664.71	3,240.00
	Utilities	341.23	301.25	(39.98)	1,730.21	2,410.00	679.79	3,615.00
Maintenance								
09010	Tree/Lawn Maint.	.00	.00	.00	1,023.00	.00	(1,023.00)	.00
09110	Gen. Maint. & Repair	.00	25.00	25.00	176.40	200.00	23.60	300.00
09140	Roof Repairs	40,000.00	.00	(40,000.00)	40,000.00	.00	(40,000.00)	.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	40,000.00	25.00	(39,975.00)	41,668.39	200.00	(41,468.39)	300.00
Contract Services								
09610	Lawn Maint. & Landscaping	106.25	250.00	143.75	365.14	2,000.00	1,634.86	3,000.00
09700	Trash Removal	103.96	54.17	(49.79)	882.83	433.36	(449.47)	650.00

