

Audrey Point

Balance Sheet
As of 08/31/17

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Audrey Point

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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			
1010	Cash Checking - Operating	\$	59,750.47
1070	Cash Savings - Reserves		13,044.06
1305	Dues Receivable		2,899.00
1315	R & R Violation Receivable		26.00
1330	Special Assmts. Receiv.		49,859.00
1340	Late Fees Receivable		50.00
1460	Work Order Receivable		301.09
TOTAL ASSETS		\$	125,929.62
			=====
LIABILITIES & EQUITY			
CURRENT LIABILITIES:			
3305	Prepaid Owner Dues	\$	1,786.00
Subtotal Current Liab.		\$	1,786.00
RESERVES:			
5010	Reserves - Unallocated	\$	600.00
Subtotal Reserves		\$	600.00
EQUITY:			
5510	Prior Year Net Inc./Loss	\$	44,296.37
	Current Year Net Income/(Loss)		79,247.25
Subtotal Equity		\$	123,543.62
TOTAL LIABILITIES & EQUITY		\$	125,929.62
			=====

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	08/01/17	2378 CAPITO		CAPITOL HILL MANAGEMENT CO		080117			594.00
								Account Total:	594.00
7260		Postage & Mail							
	08/01/17	2378 CAPITO		CAPITOL HILL MANAGEMENT CO		080117			3.29
								Account Total:	3.29
7270		Inspections							
	08/01/17	2382 SENT		SENTRY FIRE & SAFETY		8405-95117			86.00
								Account Total:	86.00
7400		Printing & Reproduction							
	08/01/17	2378 CAPITO		CAPITOL HILL MANAGEMENT CO		080117			1.00
								Account Total:	1.00
8910		Electricity							
	08/01/17	2383 XCEL		XCEL ENERGY		554777362			401.89
								Account Total:	401.89
8930		Water & Sewer							
	08/01/17	2381 DENV		DENVER WATER		071417			451.97
								Account Total:	451.97
8950		Gas							
	08/01/17	2379 SEM		CENTERPOINT ENERGY SERVICES		2827194			218.54
								Account Total:	218.54
8990		Telephone							
	08/01/17	2380 CENT		CENTURYLINK		070417			53.49
	08/15/17	2385 CENT		CENTURYLINK		080417			54.04

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		107.53
9090		Light Repair							
	08/01/17		2377	BRYANT	ED BRYANT	080117			19.71
							Account Total:		19.71
9155		Heating Maintenance							
	08/15/17		2386	CHOICE	CHOICE MECHANICAL	19689			101.50
							Account Total:		101.50
9610		Lawn Maint. & Landscaping							
	08/15/17		2387	METMCM	METRO MCM INC	5005			138.32
							Account Total:		138.32
9700		Trash Removal							
	08/08/17		2394	WASMAN	WASTE MANAGEMENT	080817			304.96
							Account Total:		304.96
9850		Janitorial Services							
	08/01/17		2377	BRYANT	ED BRYANT	080117			275.00
							Account Total:		275.00
							Section Total:		2,703.71

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail									
3010		Accounts Payable							
	08/01/17		2377	BRYANT	ED BRYANT	080117			294.71
	08/01/17		2378	CAPITO	CAPITOL HILL MANAGEMENT CO	080117			598.29
	08/01/17		2380	CENT	CENTURYLINK	070417			53.49
	08/01/17		2381	DENV	DENVER WATER	071417			451.97
	08/01/17		2379	SEM	CENTERPOINT ENERGY SERVICES	2827194			218.54
	08/01/17		2382	SENT	SENTRY FIRE & SAFETY	8405-95117			86.00
	08/01/17		2383	XCEL	XCEL ENERGY	554777362			401.89
	08/15/17		2385	CENT	CENTURYLINK	080417			54.04
	08/15/17		2386	CHOICE	CHOICE MECHANICAL	19689			101.50
	08/15/17		2387	METMCM	METRO MCM INC	5005			138.32
							Account Total:		2,398.75
							Section Total:		2,398.75

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	2377	BRYANT	ED BRYANT	080117		2155	294.71
	08/01/17	2378	CAPITO	CAPITOL HILL MANAGEMENT CO	080117		2156	598.29
	08/01/17	2380	CENT	CENTURYLINK	070417		2157	53.49
	08/01/17	2381	DENV	DENVER WATER	071417		2158	451.97
	08/01/17	2379	SEM	CENTERPOINT ENERGY SERVICES	2827194		2159	218.54
	08/01/17	2382	SENT	SENTRY FIRE & SAFETY	8405-95117		2160	86.00
	08/01/17	2383	XCEL	XCEL ENERGY	554777362		2161	401.89
	08/08/17	2394	WASMAN	WASTE MANAGEMENT	080817		80817	304.96
	08/15/17	2385	CENT	CENTURYLINK	080417		2162	54.04
	08/15/17	2386	CHOICE	CHOICE MECHANICAL	19689		2163	101.50
	08/15/17	2387	METMCM	METRO MCM INC	5005		2164	138.32
							Account Total:	2,703.71
							Section Total:	2,703.71

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
06305	Dues	5,196.00	4,326.00	870.00	41,543.00	34,608.00	6,935.00	51,912.00
06330	Special Assmt. Income	.00	.00	.00	65,000.00	.00	65,000.00	.00
06340	Late Fee Income	.00	.00	.00	375.00	.00	375.00	.00
06360	Misc. Owner Income	.00	.00	.00	1,788.00	.00	1,788.00	.00
06380	Owner Admin. Fees Income	.00	.00	.00	66.45	.00	66.45	.00
06810	Laundry Income	71.06	.00	71.06	975.53	.00	975.53	.00
06820	Pet Fee	.00	.00	.00	150.00	.00	150.00	.00
06830	keys	.00	.00	.00	20.00	.00	20.00	.00
06910	Interest Income	.33	.00	.33	2.42	.00	2.42	.00
	Subtotal Income	5,267.39	4,326.00	941.39	109,920.40	34,608.00	75,312.40	51,912.00
EXPENSES								
General & Administrative								
07010	Management Fees	594.00	594.00	.00	4,752.00	4,752.00	.00	7,128.00
07011	Administrative Expense	.00	19.50	19.50	.00	156.00	156.00	234.00
07020	Accounting Fees	.00	17.50	17.50	220.00	140.00	(80.00)	210.00
07250	Bank Charges	.00	4.58	4.58	.00	36.64	36.64	55.00
07260	Postage & Mail	3.29	5.83	2.54	165.47	46.64	(118.83)	70.00
07270	Inspections	86.00	12.50	(73.50)	209.00	100.00	(109.00)	150.00
07280	Insurance	.00	533.33	533.33	.00	4,266.64	4,266.64	6,400.00
07400	Printing & Reproduction	1.00	.00	(1.00)	56.51	.00	(56.51)	.00
07450	Other Taxes & Fees	.00	53.75	53.75	437.09	430.00	(7.09)	645.00
	General & Administrative	684.29	1,240.99	556.70	5,840.07	9,927.92	4,087.85	14,892.00
Unit Expenses								
08070	Plumbing Repairs - Units	.00	.00	.00	226.52	.00	(226.52)	.00
	Unit Expenses	.00	.00	.00	226.52	.00	(226.52)	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08910	Electricity	401.89	83.33	(318.56)	1,515.06	666.64	(848.42)	1,000.00
08930	Water & Sewer	451.97	475.00	23.03	3,528.76	3,800.00	271.24	5,700.00
08950	Gas	218.54	675.00	456.46	7,145.03	5,400.00	(1,745.03)	8,100.00
08990	Telephone	107.53	50.67	(56.86)	426.83	405.36	(21.47)	608.00
	Utilities	1,179.93	1,284.00	104.07	12,615.68	10,272.00	(2,343.68)	15,408.00

Audrey Point

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

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
Maintenance								
09010	Tree/Lawn Maint.	.00	25.00	25.00	.00	200.00	200.00	300.00
09020	Grounds Maintenance	.00	41.67	41.67	.00	333.36	333.36	500.00
09025	Sprinkler Maintenance	.00	41.67	41.67	.00	333.36	333.36	500.00
09090	Light Repair	19.71	8.33	(11.38)	94.34	66.64	(27.70)	100.00
09110	Gen. Maint. & Repair	.00	41.67	41.67	401.53	333.36	(68.17)	500.00
09115	Interior Maintenance	.00	33.33	33.33	976.86	266.64	(710.22)	400.00
09120	Asphalt Repair	.00	29.17	29.17	.00	233.36	233.36	350.00
09140	Roof Repairs	.00	25.00	25.00	.00	200.00	200.00	300.00
09145	Ext. Bldg. Maint.	.00	41.67	41.67	263.46	333.36	69.90	500.00
09148	Carpet Cleaning	.00	25.00	25.00	336.00	200.00	(136.00)	300.00
09155	Heating Maintenance	101.50	83.33	(18.17)	203.00	666.64	463.64	1,000.00
09160	Sewer Maintenance	.00	22.92	22.92	1,050.00	183.36	(866.64)	275.00
09180	Plumbing Repairs - Common	.00	75.00	75.00	.00	600.00	600.00	900.00
09185	Domestic Boiler	.00	41.67	41.67	.00	333.36	333.36	500.00
09190	Electrical Repairs	.00	16.67	16.67	1,630.00	133.36	(1,496.64)	200.00
09220	Hallway Maintenance	.00	22.92	22.92	.00	183.36	183.36	275.00
	Maintenance	121.21	575.02	453.81	4,955.19	4,600.16	(355.03)	6,900.00
Contract Services								
09610	Lawn Maint. & Landscaping	138.32	.00	(138.32)	1,010.32	.00	(1,010.32)	.00
09700	Trash Removal	304.96	108.33	(196.63)	3,179.76	866.64	(2,313.12)	1,300.00
09800	Snow Removal	.00	112.50	112.50	638.88	900.00	261.12	1,350.00
09850	Janitorial Services	275.00	277.08	2.08	2,206.73	2,216.64	9.91	3,325.00
	Contract Services	718.28	497.91	(220.37)	7,035.69	3,983.28	(3,052.41)	5,975.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	2,703.71	3,597.92	894.21	30,673.15	28,783.36	(1,889.79)	43,175.00
	Current Year Net Income/(loss)	2,563.68	728.08	1,835.60	79,247.25	5,824.64	73,422.61	8,737.00