

Brookbank Condominiums

Balance Sheet
As of 08/31/17

Page: 1

Date 09/14/17 Time:12:28:04

Brookbank Condominiums

Report #0608 Page: 1

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	\$ 16,335.95	
Cash Savings - Reserves	13,501.74	
Dues Receivable	1,317.51	
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TOTAL ASSETS	\$ 31,155.20	=====
LIABILITIES & EQUITY		
CURRENT LIABILITIES:		
Prepaid Owner Dues	\$ 257.77	
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Subtotal Current Liab.	\$ 257.77	
RESERVES:		
<hr/>		
Subtotal Reserves	\$.00	
EQUITY:		
Prior Year Net Inc./Loss	\$ 36,293.34	
Current Year Net Income/(Loss)	(5,395.91)	
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Subtotal Equity	\$ 30,897.43	
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TOTAL LIABILITIES & EQUITY	\$ 31,155.20	=====

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	08/01/17	442 CAPITO			CAPITOL HILL MANAGEMENT CO	080117			480.00
							Account Total:		480.00
7260		Postage & Mail							
	08/01/17	442 CAPITO			CAPITOL HILL MANAGEMENT CO	080117			3.29
							Account Total:		3.29
7280		Insurance							
	08/01/17	444 ST. PA			ST. PAUL TRAVELERS	071217			750.84
							Account Total:		750.84
8060		Painting - Units							
	08/01/17	445 VALV			VALVERDE PROPERTY SERVICES	470			158.96
							Account Total:		158.96
8910		Electricity							
	08/15/17	450 XCEL			XCEL ENERGY	556882541			49.30
							Account Total:		49.30
8930		Water & Sewer							
	08/01/17	443 DENV			DENVER WATER	072017			283.40
							Account Total:		283.40
8950		Gas							
	08/15/17	450 XCEL			XCEL ENERGY	556882541			225.92
							Account Total:		225.92
8990		Telephone							
	08/15/17	446 CENT			CENTURYLINK	080117			127.14

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		127.14
9090		Light Repair							
	08/01/17		441	BRYANT	ED BRYANT	080117			14.14
							Account Total:		14.14
9155		Heating Maintenance							
	08/15/17		447	CHOICE	CHOICE MECHANICAL	19690			101.50
							Account Total:		101.50
9610		Lawn Maint. & Landscaping							
	08/15/17		448	METMCM	METRO MCM INC	5025			850.00
							Account Total:		850.00
9700		Trash Removal							
	08/15/17		449	WASMAN	WASTE MANAGEMENT	5117372-2514-0			317.57
							Account Total:		317.57
9850		Janitorial Services							
	08/01/17		441	BRYANT	ED BRYANT	080117			160.00
							Account Total:		160.00
							Section Total:		3,522.06

A/P DISTRIBUTION TO G/L REPORT

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

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		174.14
3010		Accounts Payable							
	08/01/17		441	BRYANT	ED BRYANT	080117			174.14
	08/01/17		442	CAPITO	CAPITOL HILL MANAGEMENT CO	080117			483.29
	08/01/17		443	DENV	DENVER WATER	072017			283.40
	08/01/17		444	ST. PA	ST. PAUL TRAVELERS	071217			750.84
	08/01/17		445	VALV	VALVERDE PROPERTY SERVICES	470			158.96
	08/15/17		446	CENT	CENTURYLINK	080117			127.14
	08/15/17		447	CHOICE	CHOICE MECHANICAL	19690			101.50
	08/15/17		448	METMCM	METRO MCM INC	5025			850.00
	08/15/17		449	WASMAN	WASTE MANAGEMENT	5117372-2514-0			317.57
	08/15/17		450	XCEL	XCEL ENERGY	556882541			275.22
							Account Total:		3,522.06
							Section Total:		3,522.06

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	441	BRYANT	ED BRYANT	080117		1416	174.14
	08/01/17	442	CAPITO	CAPITOL HILL MANAGEMENT CO	080117		1417	483.29
	08/01/17	443	DENV	DENVER WATER	072017		1418	283.40
	08/01/17	444	ST. PA	ST. PAUL TRAVELERS	071217		1419	750.84
	08/01/17	445	VALV	VALVERDE PROPERTY SERVICES	470		1420	158.96
	08/15/17	446	CENT	CENTURYLINK	080117		1421	127.14
	08/15/17	447	CHOICE	CHOICE MECHANICAL	19690		1422	101.50
	08/15/17	448	METMCM	METRO MCM INC	5025		1423	850.00
	08/15/17	449	WASMAN	WASTE MANAGEMENT	5117372-2514-0		1424	317.57
	08/15/17	450	XCEL	XCEL ENERGY	556882541		1425	275.22
							Account Total:	3,522.06
							Section Total:	3,522.06

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	3,676.15	3,676.15	.00	29,409.20	29,409.20	.00	44,113.80
06360	Misc. Owner Income	.00	.00	.00	.64	.00	.64	.00
06365	Parking Income	337.00	.00	337.00	2,123.54	.00	2,123.54	.00
06810	Laundry Income	.00	.00	.00	486.51	.00	486.51	.00
06910	Interest Income	.34	.00	.34	2.57	.00	2.57	.00
	Subtotal Income	4,013.49	3,676.15	337.34	32,022.46	29,409.20	2,613.26	44,113.80
EXPENSES								
General & Administrative								
07010	Management Fees	480.00	480.00	.00	3,840.00	3,840.00	.00	5,760.00
07020	Accounting Fees	.00	18.33	18.33	220.00	146.64	(73.36)	220.00
07260	Postage & Mail	3.29	6.67	3.38	137.64	53.36	(84.28)	80.00
07270	Inspections	.00	25.00	25.00	412.89	200.00	(212.89)	300.00
07280	Insurance	750.84	641.67	(109.17)	7,490.32	5,133.36	(2,356.96)	7,700.00
07320	Office Supplies	.00	18.33	18.33	.00	146.64	146.64	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	240.00	(15.33)	360.00
	General & Administrative	1,234.13	1,220.00	(14.13)	12,363.83	9,760.00	(2,603.83)	14,640.00
Unit Expenses								
08060	Painting - Units	158.96	.00	(158.96)	158.96	.00	(158.96)	.00
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	158.96	.00	(158.96)	8,107.98	.00	(8,107.98)	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08905	Electricity & Gas	.00	700.00	700.00	.00	5,600.00	5,600.00	8,400.00
08910	Electricity	49.30	.00	(49.30)	1,101.31	.00	(1,101.31)	.00
08930	Water & Sewer	283.40	302.50	19.10	2,322.10	2,420.00	97.90	3,630.00
08950	Gas	225.92	.00	(225.92)	3,088.88	.00	(3,088.88)	.00
08990	Telephone	127.14	110.83	(16.31)	1,004.00	886.64	(117.36)	1,330.00
	Utilities	685.76	1,113.33	427.57	7,516.29	8,906.64	1,390.35	13,360.00
Maintenance								

Brookbank Condominiums

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

Account	Description	Actual	Current Period		Year-To-Date			Yearly Budget
			Budget	Variance	Actual	Budget	Variance	
09090	Light Repair	14.14	.00	(14.14)	41.53	.00	(41.53)	.00
09110	Gen. Maint. & Repair	.00	366.67	366.67	.00	2,933.36	2,933.36	4,400.00
09145	Ext. Bldg. Maint.	.00	.00	.00	427.08	.00	(427.08)	.00
09155	Heating Maintenance	101.50	.00	(101.50)	2,267.27	.00	(2,267.27)	.00
09190	Electrical Repairs	.00	.00	.00	215.00	.00	(215.00)	.00
	Maintenance	115.64	366.67	251.03	2,950.88	2,933.36	(17.52)	4,400.00
Contract Services								
09610	Lawn Maint. & Landscaping	850.00	.00	(850.00)	850.00	.00	(850.00)	.00
09650	Security Services	.00	.00	.00	1,668.00	.00	(1,668.00)	.00
09700	Trash Removal	317.57	200.00	(117.57)	2,545.39	1,600.00	(945.39)	2,400.00
09800	Snow Removal	.00	58.33	58.33	136.00	466.64	330.64	700.00
09850	Janitorial Services	160.00	160.00	.00	1,280.00	1,280.00	.00	1,920.00
	Contract Services	1,327.57	418.33	(909.24)	6,479.39	3,346.64	(3,132.75)	5,020.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	3,522.06	3,118.33	(403.73)	37,418.37	24,946.64	(12,471.73)	37,420.00
	Current Year Net Income/(loss)	491.43	557.82	(66.39)	(5,395.91)	4,462.56	(9,858.47)	6,693.80
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