

30 Emerson St Condominiums

Balance Sheet
As of 09/30/17

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30 Emerson St Condominiums

Report #0663 Page: 1

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 09/01/17
Ending vendor #: "Last" Ending date: 09/30/17

ASSETS	
Cash Checking - Operating	\$ 5,984.53
Cash Savings - Reserves	18,922.96
Dues Receivable	492.38
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TOTAL ASSETS	\$ 25,399.87
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LIABILITIES & EQUITY	
CURRENT LIABILITIES:	
Prepaid Owner Dues	\$ 1,005.58
<hr/>	
Subtotal Current Liab.	\$ 1,005.58
 RESERVES:	
<hr/>	
Subtotal Reserves	\$.00
 EQUITY:	
Prior Year Net Inc./Loss	\$ 16,250.76
Current Year Net Income/(Loss)	8,143.53
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Subtotal Equity	\$ 24,394.29
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TOTAL LIABILITIES & EQUITY	\$ 25,399.87
<hr/>	

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	09/01/17	449 CAPITO	CAPITOL HILL MANAGEMENT CO		090117				390.00
							Account Total:		390.00
7260		Postage & Mail							
	09/01/17	449 CAPITO	CAPITOL HILL MANAGEMENT CO		090117				2.82
							Account Total:		2.82
7280		Insurance							
	09/15/17	454 PREMAS	PREMIUM ASSIGNMENT CORPORATION		090117				1,291.18
							Account Total:		1,291.18
8910		Electricity							
	09/15/17	456 XCEL	XCEL ENERGY		559602036				28.90
							Account Total:		28.90
8930		Water & Sewer							
	09/01/17	450 DENV	DENVER WATER		082117				269.81
							Account Total:		269.81
8950		Gas							
	09/15/17	456 XCEL	XCEL ENERGY		559602036				107.80
							Account Total:		107.80
8990		Telephone							
	09/15/17	453 CENT	CENTURYLINK		082817				34.48
							Account Total:		34.48
9010		Tree/Lawn Maint.							
	09/15/17	452 ARBOR	ARBORSCAPE INC		55679S				170.00

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		170.00
9110		Gen. Maint. & Repair							
	09/15/17		455	VALV	VALVERDE PROPERTY SERVICES	504			102.33
							Account Total:		102.33
9700		Trash Removal							
	09/01/17		451	WAST	WASTE CONNECTIONS	3001504			129.15
							Account Total:		129.15
							Section Total:		2,526.47

A/P DISTRIBUTION TO G/L REPORT

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
							Account Total:		2,526.47
3010		Accounts Payable							
	09/01/17		449	CAPITO	CAPITOL HILL MANAGEMENT CO	090117			392.82
	09/01/17		450	DENV	DENVER WATER	082117			269.81
	09/01/17		451	WAST	WASTE CONNECTIONS	3001504			129.15
	09/15/17		452	ARBOR	ARBORSCAPE INC	55679S			170.00
	09/15/17		453	CENT	CENTURYLINK	082817			34.48
	09/15/17		454	PREMAS	PREMIUM ASSIGNMENT CORPORATION	090117			1,291.18
	09/15/17		455	VALV	VALVERDE PROPERTY SERVICES	504			102.33
	09/15/17		456	XCEL	XCEL ENERGY	559602036			136.70
							Account Total:		2,526.47
							Section Total:		2,526.47

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 09/01/17
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Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
A/P Checks in Detail								
1010	Cash Checking - Operating							
	09/01/17	449	CAPITO	CAPITOL HILL MANAGEMENT CO	090117		1425	392.82
	09/01/17	450	DENV	DENVER WATER	082117		1426	269.81
	09/01/17	451	WAST	WASTE CONNECTIONS	3001504		1427	129.15
	09/15/17	452	ARBOR	ARBORSCAPE INC	55679S		1428	170.00
	09/15/17	453	CENT	CENTURYLINK	082817		1429	34.48
	09/15/17	454	PREMAS	PREMIUM ASSIGNMENT CORPORATION	090117		1430	1,291.18
	09/15/17	455	VALV	VALVERDE PROPERTY SERVICES	504		1431	102.33
	09/15/17	456	XCEL	XCEL ENERGY	559602036		1432	136.70

Account Total: 2,526.47

Section Total: 2,526.47

Income/Expense Statement
 Period: 09/01/17 to 09/30/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
06305	Dues	3,162.56	3,151.67	10.89	28,463.04	28,365.03	98.01	37,820.00
06360	Misc. Owner Income	.00	.00	.00	10.00	.00	10.00	.00
06910	Interest Income	.68	.00	.68	2.76	.00	2.76	.00
06930	Key Income	.00	.00	.00	10.00	.00	10.00	.00
Subtotal Income		3,163.24	3,151.67	11.57	28,485.80	28,365.03	120.77	37,820.00
EXPENSES								
General & Administrative								
07010	Management Fees	390.00	390.00	.00	3,510.00	3,510.00	.00	4,680.00
07011	Administrative Expense	.00	15.83	15.83	.00	142.47	142.47	190.00
07020	Accounting Fees	.00	18.33	18.33	220.00	164.97	(55.03)	220.00
07260	Postage & Mail	2.82	2.92	.10	99.78	26.28	(73.50)	35.00
07270	Inspections	.00	11.25	11.25	209.23	101.25	(107.98)	135.00
07280	Insurance	1,291.18	1,250.00	(41.18)	7,192.07	11,250.00	4,057.93	15,000.00
07400	Printing & Reproduction	.00	.00	.00	25.55	.00	(25.55)	.00
07450	Other Taxes & Fees	.00	.00	.00	269.05	.00	(269.05)	.00
General & Administrative		1,684.00	1,688.33	4.33	11,525.68	15,194.97	3,669.29	20,260.00
Unit Expenses								
Unit Expenses		.00	.00	.00	.00	.00	.00	.00
Site Improvement								
Site Improvement		.00	.00	.00	.00	.00	.00	.00
Utilities								
08910	Electricity	28.90	152.78	123.88	358.32	1,375.02	1,016.70	1,833.34
08930	Water & Sewer	269.81	266.67	(3.14)	2,376.78	2,400.03	23.25	3,200.00
08950	Gas	107.80	305.56	197.76	2,832.40	2,750.04	(82.36)	3,666.66
08990	Telephone	34.48	.00	(34.48)	308.98	.00	(308.98)	.00
Utilities		440.99	725.01	284.02	5,876.48	6,525.09	648.61	8,700.00
Maintenance								
09010	Tree/Lawn Maint.	170.00	.00	(170.00)	170.00	.00	(170.00)	.00
09015	Landscaping	.00	16.67	16.67	305.67	150.03	(155.64)	200.00
09110	Gen. Maint. & Repair	102.33	16.67	(85.66)	754.06	150.03	(604.03)	200.00
09145	Ext. Bldg. Maint.	.00	50.00	50.00	173.86	450.00	276.14	600.00
09155	Heating Maintenance	.00	41.67	41.67	101.50	375.03	273.53	500.00

30 Emerson St Condominiums

Income/Expense Statement
 Period: 09/01/17 to 09/30/17

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
09165	Laundry	.00	83.33	83.33	175.00	749.97	574.97	1,000.00
09180	Plumbing Repairs - Common	.00	66.67	66.67	.00	600.03	600.03	800.00
09195	Intercom Maintenance	.00	8.33	8.33	.00	74.97	74.97	100.00
	Maintenance	272.33	283.34	11.01	1,680.09	2,550.06	869.97	3,400.00
Contract Services								
09615	Roof Maintenance Contract	.00	41.67	41.67	.00	375.03	375.03	500.00
09700	Trash Removal	129.15	87.50	(41.65)	1,132.02	787.50	(344.52)	1,050.00
09800	Snow Removal	.00	41.67	41.67	128.00	375.03	247.03	500.00
	Contract Services	129.15	170.84	41.69	1,260.02	1,537.56	277.54	2,050.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES		2,526.47	2,867.52	341.05	20,342.27	25,807.68	5,465.41	34,410.00
Current Year Net Income/(loss)		636.77	284.15	352.62	8,143.53	2,557.35	5,586.18	3,410.00