

Broadway Commons Townhomes

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Broadway Commons Townhomes

Report #0518 Page: 1

Balance Sheet
As of 09/30/17

A/P DISTRIBUTION TO G/L REPORT

ASSETS

Cash Checking - Operating	\$ 32,940.42	
Cash Savings - Reserves	13,347.25	
Dues Receivable	200.00	
Late Fees Receivable	75.00	
Owner Admin. Fees Receiv.	5.00	
TOTAL ASSETS	\$ 46,567.67	=====

LIABILITIES & EQUITY

CURRENT LIABILITIES:		
Prepaid Owner Dues	\$ 3,000.00	
Subtotal Current Liab.	\$ 3,000.00	
RESERVES:		
Subtotal Reserves	\$.00	
EQUITY:		
Prior Year Net Inc./Loss	\$ 41,164.75	
Current Year Net Income/(Loss)	2,402.92	
Subtotal Equity	\$ 43,567.67	
TOTAL LIABILITIES & EQUITY	\$ 46,567.67	=====

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

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	09/01/17	202 CAPITO			CAPITOL HILL MANAGEMENT CO	090117			360.00
							Account Total:		360.00
7260		Postage & Mail							
	09/01/17	202 CAPITO			CAPITOL HILL MANAGEMENT CO	090117			1.88
							Account Total:		1.88
7400		Printing & Reproduction							
	09/01/17	202 CAPITO			CAPITOL HILL MANAGEMENT CO	090117			20
							Account Total:		20
8930		Water & Sewer							
	09/01/17	203 DENV			DENVER WATER	081017	Cherokee		117.46
	09/01/17	204 DENV			DENVER WATER	081017	Delaware		104.59
							Account Total:		222.05
							Section Total:		584.13

A/P DISTRIBUTION TO G/L REPORT

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

Account #	Date	Vchr-#	Vend-#	Description	Name	Invoice-#	Reference	Chk #	Amount
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Account Payable in Detail

3010	Accounts Payable								
	09/01/17	202	CAPITO	CAPITOL HILL MANAGEMENT CO		090117			362.08
	09/01/17	203	DENV	DENVER WATER		081017	Cherokee		117.46
	09/01/17	204	DENV	DENVER WATER		081017	Delaware		104.59
							Account Total:		584.13
							Section Total:		584.13

A/P DISTRIBUTION TO G/L REPORT

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

Account #	Date	Vchr-#	Vend-#	Description	Name	Invoice-#	Reference	Chk #	Amount
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A/P Checks in Detail

1010	Cash Checking - Operating									
	09/01/17	202	CAPITO	CAPITOL HILL MANAGEMENT CO		090117			1155	362.08
	09/01/17	203	DENV	DENVER WATER		081017	Cherokee		1156	117.46
	09/01/17	204	DENV	DENVER WATER		081017	Delaware		1156	104.59
							Account Total:			584.13
							Section Total:			584.13

Broadway Commons Townhomes

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	2,400.00	.00	2,400.00	21,600.00	.00	21,600.00	.00
06340	Late Fee Income	(225.00)	.00	(225.00)	75.00	.00	75.00	.00
06910	Interest Income	.32	.00	.32	3.00	.00	3.00	.00
	Subtotal Income	2,175.32	.00	2,175.32	21,678.00	.00	21,678.00	.00
EXPENSES								
General & Administrative								
07010	Management Fees	360.00	.00	(360.00)	3,240.00	.00	(3,240.00)	.00
07020	Accounting Fees	.00	.00	.00	220.00	.00	(220.00)	.00
07260	Postage & Mail	1.88	.00	(1.88)	74.10	.00	(74.10)	.00
07265	Payment Coupons	.00	.00	.00	(5.00)	.00	5.00	.00
07280	Insurance	.00	.00	.00	9,571.00	.00	(9,571.00)	.00
07400	Printing & Reproduction	.20	.00	(.20)	1.00	.00	(1.00)	.00
07450	Other Taxes & Fees	.00	.00	.00	50.00	.00	(50.00)	.00
	General & Administrative	362.08	.00	(362.08)	13,151.10	.00	(13,151.10)	.00
Unit Expenses								
08070	Plumbing Repairs - Units	.00	.00	.00	280.50	.00	(280.50)	.00
08090	Repairs - Units	.00	.00	.00	376.48	.00	(376.48)	.00
	Unit Expenses	.00	.00	.00	656.98	.00	(656.98)	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08930	Water & Sewer	222.05	.00	(222.05)	1,945.98	.00	(1,945.98)	.00
	Utilities	222.05	.00	(222.05)	1,945.98	.00	(1,945.98)	.00
Maintenance								
09015	Landscaping	.00	.00	.00	260.00	.00	(260.00)	.00
09140	Roof Repairs	.00	.00	.00	300.00	.00	(300.00)	.00
09145	Ext. Bldg. Maint.	.00	.00	.00	2,386.02	.00	(2,386.02)	.00
09160	Sewer Maintenance	.00	.00	.00	285.00	.00	(285.00)	.00
	Maintenance	.00	.00	.00	3,231.02	.00	(3,231.02)	.00

Contract Services

Broadway Commons Townhomes

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	
09800	Snow Removal	.00	.00	.00	290.00	.00	(290.00)	.00
	Contract Services	.00	.00	.00	290.00	.00	(290.00)	.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
	TOTAL EXPENSES	584.13	.00	(584.13)	19,275.08	.00	(19,275.08)	.00
	Current Year Net Income/(loss)	1,591.19	.00	1,591.19	2,402.92	.00	2,402.92	.00