

Cheesman on the Park HOA

Balance Sheet
As of 09/30/17

ASSETS

1010	Cash Checking - Operating	\$	6,211.24
1070	Cash Savings - Reserves		31,281.33
1075	Cash Savings - Time Deposit		445.97
1305	Dues Receivable		607.00
1345	NSF Fees Receivable		50.00
TOTAL ASSETS		\$	38,595.54

LIABILITIES & EQUITY

CURRENT LIABILITIES:

3070	Admin. Fees to HOA Mgmt	\$	100.00
3305	Prepaid Owner Dues		521.00
Subtotal Current Liab.		\$	621.00

RESERVES:

5010	Reserves - Unallocated	\$	15,972.20
5015	Reserves - Income		2,035.42
Subtotal Reserves		\$	18,007.62

EQUITY:

5510	Prior Year Net Inc./Loss	\$	7,370.40
5520	Contrib. Capital - Owners		13,396.39
	Current Year Net Income/(Loss)		(799.87)
Subtotal Equity		\$	19,966.92

TOTAL LIABILITIES & EQUITY \$ 38,595.54

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	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	09/01/17	3472 CAPITO	CAPITOL HILL MANAGEMENT CO		090117				360.00
Account Total:									360.00
7260		Postage & Mail							
	09/01/17	3472 CAPITO	CAPITOL HILL MANAGEMENT CO		090117				2.82
Account Total:									2.82
8905		Electricity & Gas							
	09/15/17	3479 XCEL	XCEL ENERGY		560101080				408.00
Account Total:									408.00
8930		Water & Sewer							
	09/01/17	3475 DENV	DENVER WATER		082117				272.62
Account Total:									272.62
9180		Plumbing Repairs - Common							
	09/01/17	3473 CHOICE	CHOICE MECHANICAL		19823				7,589.00
	09/01/17	3474 CHOICE	CHOICE MECHANICAL		19803				146.25
Account Total:									7,735.25
9610		Lawn Maint. & Landscaping							
	09/01/17	3476 HIGPLA	HIGH PLAINS LAWN SERVICE		6364				270.00
Account Total:									270.00
9620		Roof Guard							
	09/01/17	3477 UNIT	UNITED MATERIALS, INC.		34935				55.00
Account Total:									55.00
9700		Trash Removal							
	09/01/17	3478 WAST	WASTE CONNECTIONS		2998507				457.89

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-#	Name	Invoice-#	Reference	Chk #	Amount
						Account Total:		457.89
9850				Janitorial Services				
	09/01/17	3471	BRYANT	ED BRYANT	090117			164.79
						Account Total:		164.79
						Section Total:		9,726.37

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-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail								
3010				Accounts Payable				
	09/01/17	3471	BRYANT	ED BRYANT	090117			164.79
	09/01/17	3472	CAPITO	CAPITOL HILL MANAGEMENT CO	090117			362.82
	09/01/17	3473	CHOICE	CHOICE MECHANICAL	19823			7,589.00
	09/01/17	3474	CHOICE	CHOICE MECHANICAL	19803			146.25
	09/01/17	3475	DENV	DENVER WATER	082117			272.62
	09/01/17	3476	HIGPLA	HIGH PLAINS LAWN SERVICE	6364			270.00
	09/01/17	3477	UNIT	UNITED MATERIALS, INC.	34935			55.00
	09/01/17	3478	WAST	WASTE CONNECTIONS	2998507			457.89
	09/15/17	3479	XCEL	XCEL ENERGY	560101080			408.00
						Account Total:		9,726.37
						Section Total:		9,726.37

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	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
A/P Checks in Detail									
1010		Cash Checking - Operating							
	09/01/17	3471 BRYANT	ED BRYANT		090117			3388	164.79
	09/01/17	3472 CAPITO	CAPITOL HILL MANAGEMENT CO		090117			3389	362.82
	09/01/17	3473 CHOICE	CHOICE MECHANICAL		19823			3390	7,589.00
	09/01/17	3474 CHOICE	CHOICE MECHANICAL		19803			3390	146.25
	09/01/17	3475 DENV	DENVER WATER		082117			3391	272.62
	09/01/17	3476 HIGPLA	HIGH PLAINS LAWN SERVICE		6364			3392	270.00
	09/01/17	3477 UNIT	UNITED MATERIALS, INC.		34935			3393	55.00
	09/01/17	3478 WAST	WASTE CONNECTIONS		2998507			3394	457.89
	09/15/17	3479 XCEL	XCEL ENERGY		560101080			3395	408.00

Account Total: 9,726.37

Section Total: 9,726.37

Cheesman on the Park HOA

Income/Expense Statement

Period: 09/01/17 to 09/30/17

Actual	Current Period		Account	Description	Actual	Year-To-Date		Yearly Budget
	Budget	Variance				Budget	Variance	
INCOME:								
3,435.00	2,470.00	965.00	06305	Dues	30,915.00	22,230.00	8,685.00	29,640.00
.00	516.08	(516.08)	06330	Special Assmt. Income	.00	4,644.72	(4,644.72)	6,192.96
.00	16.67	(16.67)	06350	Legal Fees Reimbursement	.00	150.03	(150.03)	200.00
.00	.00	.00	06810	Laundry Income	643.74	.00	643.74	.00
.00	.00	.00	06850	Keys	10.00	.00	10.00	.00
1.24	64.58	(63.34)	06910	Interest Income	11.37	581.22	(569.85)	775.00
.00	110.33	(110.33)	06920	Misc. Income	.00	992.97	(992.97)	1,324.00
<u>3,436.24</u>	<u>3,177.66</u>	<u>258.58</u>		Subtotal Income	<u>31,580.11</u>	<u>28,598.94</u>	<u>2,981.17</u>	<u>38,131.96</u>
EXPENSES								
General & Administrative								
360.00	288.00	(72.00)	07010	Management Fees	3,240.00	2,592.00	(648.00)	3,456.00
.00	16.66	16.66	07020	Accounting Fees	220.00	149.94	(70.06)	200.00
.00	16.66	16.66	07160	Legal Fees	.00	149.94	149.94	200.00
2.82	.00	(2.82)	07260	Postage & Mail	90.55	.00	(90.55)	.00
.00	.00	.00	07270	inspections	155.50	.00	(155.50)	.00
.00	454.79	454.79	07280	Insurance	.00	4,093.11	4,093.11	5,457.51
.00	.00	.00	07400	Printing & Reproduction	1.80	.00	(1.80)	.00
.00	7.08	7.08	07450	Other Taxes & Fees	233.17	63.72	(169.45)	85.00
<u>362.82</u>	<u>783.19</u>	<u>420.37</u>		General & Administrativ	<u>3,941.02</u>	<u>7,048.71</u>	<u>3,107.69</u>	<u>9,398.51</u>
Community Room/Building								
.00	.00	.00		Community Room/Building	.00	.00	.00	.00
Site Improvement								
.00	.00	.00	08510	Landscaping	91.71	.00	(91.71)	.00
.00	.00	.00		Site Improvement	91.71	.00	(91.71)	.00
Personnel Expense								
.00	.00	.00		Personnel Expense	.00	.00	.00	.00
Utilities								
408.00	.00	(408.00)	08905	Electricity & Gas	3,846.71	.00	(3,846.71)	.00
272.62	208.33	(64.29)	08930	Water & Sewer	2,103.95	1,874.97	(228.98)	2,500.00
.00	416.67	416.67	08940	Gas/Electric	.00	3,750.03	3,750.03	5,000.00

Cheesman on the Park HOA

Income/Expense Statement

Period: 09/01/17 to 09/30/17

Actual	Current Period		Account	Description	Year-To-Date			Yearly Budget
	Budget	Variance			Actual	Budget	Variance	
680.62	625.00	(55.62)		Utilities	5,950.66	5,625.00	(325.66)	7,500.00
Maintenance								
.00	16.66	16.66	09025	Sprinkler Maintenance	.00	149.94	149.94	200.00
.00	.00	.00	09090	Street Light Repair	58.86	.00	(58.86)	.00
.00	.00	.00	09110	Gen. Maint. & Repair	140.00	.00	(140.00)	.00
.00	12.67	12.67	09120	Asphalt Repair	.00	114.03	114.03	152.00
.00	166.67	166.67	09145	Ext. Bldg. Maint.	922.51	1,500.03	577.52	2,000.00
.00	.00	.00	09148	Carpet Cleaning	243.00	.00	(243.00)	.00
.00	.00	.00	09155	Heating Maintenance	3,422.05	.00	(3,422.05)	.00
7,735.25	41.67	(7,693.58)	09180	Plumbing Repairs - Common	11,088.14	375.03	(10,713.11)	500.00
.00	41.67	41.67	09190	Electrical Repairs	.00	375.03	375.03	500.00
.00	26.75	26.75	09220	Hallway Maintenance	.00	240.75	240.75	321.00
.00	7.50	7.50	09580	Misc. Maintenance	.00	67.50	67.50	90.00
7,735.25	313.59	(7,421.66)		Maintenance	15,874.56	2,822.31	(13,052.25)	3,763.00
Contract Services								
270.00	101.66	(168.34)	09610	Lawn Maint. & Landscaping	808.35	914.94	106.59	1,220.00
55.00	40.00	(15.00)	09620	Roof Guard	365.00	360.00	(5.00)	480.00
457.89	162.50	(295.39)	09700	Trash Removal	3,780.47	1,462.50	(2,317.97)	1,950.00
.00	125.00	125.00	09800	Snow Removal	120.00	1,125.00	1,005.00	1,500.00
164.79	160.00	(4.79)	09850	Janitorial Services	1,448.21	1,440.00	(8.21)	1,920.00
947.68	589.16	(358.52)		Contract Services	6,522.03	5,302.44	(1,219.59)	7,070.00
Reserve Contributions								
.00	.00	.00		Reserve Contributions	.00	.00	.00	.00
9,726.37	2,310.94	(7,415.43)		TOTAL EXPENSES	32,379.98	20,798.46	(11,581.52)	27,731.51
(6,290.13)	866.72	(7,156.85)		Current Year Net Income/(los)	(799.87)	7,800.48	(8,600.35)	10,400.45