

30 Emerson St Condominiums

Balance Sheet
As of 11/30/17

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30 Emerson St Condominiums

Report #0691 Page: 1

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 11/01/17
Ending vendor #: "Last" Ending date: 11/30/17

ASSETS		
Cash Checking - Operating	\$ 7,982.63	
Cash Savings - Reserves	19,497.45	
TOTAL ASSETS		\$ 27,480.08
=====		
LIABILITIES & EQUITY		
CURRENT LIABILITIES:		
Prepaid Owner Dues	\$ 1,454.76	
Subtotal Current Liab.		\$ 1,454.76
RESERVES:		
Subtotal Reserves		\$.00
EQUITY:		
Prior Year Net Inc./Loss	\$ 16,250.76	
Current Year Net Income/(Loss)	9,774.56	
Subtotal Equity		\$ 26,025.32
TOTAL LIABILITIES & EQUITY		\$ 27,480.08
=====		

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	11/01/17	467 CAPITO			CAPITOL HILL MANAGEMENT CO	110117			390.00
							Account Total:		390.00
7260		Postage & Mail							
	11/01/17	467 CAPITO			CAPITOL HILL MANAGEMENT CO	110117			11.28
							Account Total:		11.28
7270		Inspections							
	11/15/17	472 SENT			SENTRY FIRE & SAFETY	8405-97281			71.50
							Account Total:		71.50
7280		Insurance							
	11/15/17	473 PREMAS			PREMIUM ASSIGNMENT CORPORATION	110117			614.85
							Account Total:		614.85
7400		Printing & Reproduction							
	11/01/17	467 CAPITO			CAPITOL HILL MANAGEMENT CO	110117			8.20
							Account Total:		8.20
8910		Electricity							
	11/01/17	470 XCEL			XCEL ENERGY	567185241			46.59
							Account Total:		46.59
8930		Water & Sewer							
	11/01/17	468 DENV			DENVER WATER	101917			272.52
							Account Total:		272.52
8950		Gas							
	11/01/17	470 XCEL			XCEL ENERGY	567185241			277.63

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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Total:									277.63
8990		Telephone							
	11/15/17		471	CENT	CENTURYLINK	102817			37.06
Account Total:									37.06
9110		Gen. Maint. & Repair							
	11/15/17		474	VALV	VALVERDE PROPERTY SERVICES	537			215.36
Account Total:									215.36
9700		Trash Removal							
	11/01/17		469	WAST	WASTE CONNECTIONS	3042910			211.65
Account Total:									211.65
Section Total:									2,156.64

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							
	11/01/17		467	CAPITO	CAPITOL HILL MANAGEMENT CO	110117			409.48
	11/01/17		468	DENV	DENVER WATER	101917			272.52
	11/01/17		469	WAST	WASTE CONNECTIONS	3042910			211.65
	11/01/17		470	XCEL	XCEL ENERGY	567185241			324.22
	11/15/17		471	CENT	CENTURYLINK	102817			37.06
	11/15/17		473	PREMAS	PREMIUM ASSIGNMENT CORPORATION	110117			614.85
	11/15/17		472	SENT	SENTRY FIRE & SAFETY	8405-97281			71.50
	11/15/17		474	VALV	VALVERDE PROPERTY SERVICES	537			215.36
Account Total:									2,156.64
Section Total:									2,156.64

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							
	11/01/17	467	CAPITO	CAPITOL HILL MANAGEMENT CO	110117		1442	409.48
	11/01/17	468	DENV	DENVER WATER	101917		1443	272.52
	11/01/17	469	WAST	WASTE CONNECTIONS	3042910		1444	211.65
	11/01/17	470	XCEL	XCEL ENERGY	567185241		1445	324.22
	11/15/17	471	CENT	CENTURYLINK	102817		1446	37.06
	11/15/17	473	PREMAS	PREMIUM ASSIGNMENT CORPORATION	110117		1447	614.85
	11/15/17	472	SENT	SENTRY FIRE & SAFETY	8405-97281		1448	71.50
	11/15/17	474	VALV	VALVERDE PROPERTY SERVICES	537		1449	215.36

Account Total: 2,156.64

Section Total: 2,156.64

Income/Expense Statement
 Period: 11/01/17 to 11/30/17

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	34,788.16	34,668.37	119.79	37,820.00
06360	Misc. Owner Income	.00	.00	.00	10.00	.00	10.00	.00
06910	Interest Income	.48	.00	.48	3.75	.00	3.75	.00
06930	Key Income	.00	.00	.00	10.00	.00	10.00	.00
	Subtotal Income	3,163.04	3,151.67	11.37	34,811.91	34,668.37	143.54	37,820.00
EXPENSES								
General & Administrative								
07010	Management Fees	390.00	390.00	.00	4,290.00	4,290.00	.00	4,680.00
07011	Administrative Expense	.00	15.83	15.83	.00	174.13	174.13	190.00
07020	Accounting Fees	.00	18.33	18.33	220.00	201.63	(18.37)	220.00
07260	Postage & Mail	11.28	2.92	(8.36)	114.35	32.12	(82.23)	35.00
07270	Inspections	71.50	11.25	(60.25)	280.73	123.75	(156.98)	135.00
07280	Insurance	614.85	1,250.00	635.15	8,421.77	13,750.00	5,328.23	15,000.00
07400	Printing & Reproduction	8.20	.00	(8.20)	38.55	.00	(38.55)	.00
07450	Other Taxes & Fees	.00	.00	.00	269.05	.00	(269.05)	.00
	General & Administrative	1,095.83	1,688.33	592.50	13,634.45	18,571.63	4,937.18	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	46.59	152.78	106.19	435.92	1,680.58	1,244.66	1,833.34
08930	Water & Sewer	272.52	266.67	(5.85)	2,913.69	2,933.37	19.68	3,200.00
08950	Gas	277.63	305.56	27.93	3,217.83	3,361.16	143.33	3,666.66
08990	Telephone	37.06	.00	(37.06)	382.92	.00	(382.92)	.00
	Utilities	633.80	725.01	91.21	6,950.36	7,975.11	1,024.75	8,700.00
Maintenance								
09010	Tree/Lawn Maint.	.00	.00	.00	450.00	.00	(450.00)	.00
09015	Landscaping	.00	16.67	16.67	305.67	183.37	(122.30)	200.00
09110	Gen. Maint. & Repair	215.36	16.67	(198.69)	1,268.97	183.37	(1,085.60)	200.00
09145	Ext. Bldg. Maint.	.00	50.00	50.00	550.58	550.00	(.58)	600.00
09155	Heating Maintenance	.00	41.67	41.67	101.50	458.37	356.87	500.00

30 Emerson St Condominiums

Income/Expense Statement
 Period: 11/01/17 to 11/30/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
09165	Laundry	.00	83.33	83.33	175.00	916.63	741.63	1,000.00
09180	Plumbing Repairs - Common	.00	66.67	66.67	.00	733.37	733.37	800.00
09195	Intercom Maintenance	.00	8.33	8.33	.00	91.63	91.63	100.00
	Maintenance	215.36	283.34	67.98	2,851.72	3,116.74	265.02	3,400.00
Contract Services								
09615	Roof Maintenance Contract	.00	41.67	41.67	.00	458.37	458.37	500.00
09700	Trash Removal	211.65	87.50	(124.15)	1,472.82	962.50	(510.32)	1,050.00
09800	Snow Removal	.00	41.67	41.67	128.00	458.37	330.37	500.00
	Contract Services	211.65	170.84	(40.81)	1,600.82	1,879.24	278.42	2,050.00
Reserve Contributions								
	Reserve Contributions	.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES		2,156.64	2,867.52	710.88	25,037.35	31,542.72	6,505.37	34,410.00
Current Year Net Income/(loss)		1,006.40	284.15	722.25	9,774.56	3,125.65	6,648.91	3,410.00