

Marion Street Condominiums

Balance Sheet
As of 02/28/18

ASSETS		
1010	Cash Checking - Operating	\$ 7,958.38
1070	Cash Savings - Reserves	28,731.88
1305	Dues Receivable	3,500.00
1315	R & R Violation Receivable	400.00
1330	Special Assmts. Receiv.	333.00
1340	Late Fees Receivable	325.00
TOTAL ASSETS		<u>\$ 41,248.26</u> =====
LIABILITIES & EQUITY		
CURRENT LIABILITIES:		
3305	Prepaid Owner Dues	\$ 250.00
Subtotal Current Liab.		<u>\$ 250.00</u>
RESERVES:		
5010	Reserves - Unallocated	\$ 3,398.35
Subtotal Reserves		<u>\$ 3,398.35</u>
EQUITY:		
5510	Prior Year Net Inc./Loss	\$ 27,630.14
5520	Contrib. Capital - Owners	7,322.79
	Current Year Net Income/(Loss)	2,646.98
Subtotal Equity		<u>\$ 37,599.91</u>
TOTAL LIABILITIES & EQUITY		<u>\$ 41,248.26</u> =====

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 02/01/18
Ending vendor #: "Last" Ending date: 02/28/18

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	02/02/18	1223 CAPITO	CAPITOL HILL MANAGEMENT CO		020118				300.00
Account Total:									300.00
7260		Postage & Mail							
	02/02/18	1223 CAPITO	CAPITOL HILL MANAGEMENT CO		020118				4.23
Account Total:									4.23
7280		Insurance							
	02/02/18	1227 NATWID	NATIONWIDE INSURANCE		011218				514.09
Account Total:									514.09
8070		Plumbing Repairs - Units							
	02/02/18	1224 CHOICE	CHOICE MECHANICAL		20634	#9			191.00
Account Total:									191.00
8905		Electricity & Gas							
	02/14/18	1231 XCEL	XCEL ENERGY		579263729				279.46
Account Total:									279.46
8930		Water & Sewer							
	02/02/18	1225 DENV	DENVER WATER		011918				212.22
Account Total:									212.22
9700		Trash Removal							
	02/02/18	1229 WAST	WASTE CONNECTIONS		3106775				73.24
Account Total:									73.24
9750		Extermination							
	02/02/18	1228 SPRAGU	SPRAGUE PEST SOLUTIONS		3406541				82.50

A/P DISTRIBUTION TO G/L REPORT

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 Ending vendor #: "Last" Ending date: 02/28/18

Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Total:								82.50
9800				Snow Removal				
	02/14/18	1230	HIGPLA	HIGH PLAINS LAWN SERVICE	8066			62.00
Account Total:								62.00
Section Total:								1,718.74

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 02/01/18
 Ending vendor #: "Last" Ending date: 02/28/18

Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail								
3010				Accounts Payable				
	02/02/18	1223	CAPITO	CAPITOL HILL MANAGEMENT CO	020118			304.23
	02/02/18	1224	CHOICE	CHOICE MECHANICAL	20634	#9		191.00
	02/02/18	1225	DENV	DENVER WATER	011918			212.22
	02/02/18	1227	NATWID	NATIONWIDE INSURANCE	011218			514.09
	02/02/18	1228	SPRAGU	SPRAGUE PEST SOLUTIONS	3406541			82.50
	02/02/18	1229	WAST	WASTE CONNECTIONS	3106775			73.24
	02/14/18	1230	HIGPLA	HIGH PLAINS LAWN SERVICE	8066			62.00
	02/14/18	1231	XCEL	XCEL ENERGY	579263729			279.46
Account Total:								1,718.74
Section Total:								1,718.74

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 02/01/18
 Ending vendor #: "Last" Ending date: 02/28/18

Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
1010		Cash Checking - Operating							
	02/02/18	1223 CAPITO			CAPITOL HILL MANAGEMENT CO	020118		1809	304.23
	02/02/18	1224 CHOICE			CHOICE MECHANICAL	20634	#9	1810	191.00
	02/02/18	1225 DENV			DENVER WATER	011918		1811	212.22
	02/02/18	1227 NATWID			NATIONWIDE INSURANCE	011218		1812	514.09
	02/02/18	1228 SPRAGU			SPRAGUE PEST SOLUTIONS	3406541		1813	82.50
	02/02/18	1229 WAST			WASTE CONNECTIONS	3106775		1814	73.24
	02/14/18	1230 HIGPLA			HIGH PLAINS LAWN SERVICE	8066		1815	62.00
	02/14/18	1231 XCEL			XCEL ENERGY	579263729		1816	279.46

A/P Checks in Detail

Account Total: 1,718.74

Section Total: 1,718.74

Marion Street Condominiums

Income/Expense Statement
 Period: 02/01/18 to 02/28/18

Account	Current Period			Description	Year-To-Date			Yearly Budget
	Actual	Budget	Variance		Actual	Budget	Variance	
INCOME:								
06305	3,500.00	3,000.00	500.00	Dues	7,000.00	6,000.00	1,000.00	36,000.00
06340	50.00	.00	50.00	Late Fee Income	50.00	.00	50.00	.00
06910	.88	.00	.88	Interest Income	1.37	.00	1.37	.00
	<u>3,550.88</u>	<u>3,000.00</u>	<u>550.88</u>	Subtotal Income	<u>7,051.37</u>	<u>6,000.00</u>	<u>1,051.37</u>	<u>36,000.00</u>
EXPENSES								
General & Administrative								
07010	300.00	220.00	(80.00)	Management Fees	600.00	440.00	(160.00)	2,640.00
07020	.00	17.50	17.50	Accounting Fees	.00	35.00	35.00	210.00
07160	.00	41.66	41.66	Legal Fees	.00	83.32	83.32	500.00
07260	4.23	36.67	32.44	Postage & Mail	57.52	73.34	15.82	440.00
07270	.00	20.00	20.00	Inspections	.00	40.00	40.00	240.00
07280	514.09	433.33	(80.76)	Insurance	1,013.18	866.66	(146.52)	5,200.00
07400	.00	10.00	10.00	Printing & Reproduction	2.00	20.00	18.00	120.00
07450	.00	50.00	50.00	Other Taxes & Fees	50.00	100.00	50.00	600.00
	<u>818.32</u>	<u>829.16</u>	<u>10.84</u>	General & Administrativ	<u>1,722.70</u>	<u>1,658.32</u>	<u>(64.38)</u>	<u>9,950.00</u>
Unit Expenses								
08070	191.00	.00	(191.00)	Plumbing Repairs - Units	191.00	.00	(191.00)	.00
	<u>191.00</u>	<u>.00</u>	<u>(191.00)</u>	Unit Expenses	<u>191.00</u>	<u>.00</u>	<u>(191.00)</u>	<u>.00</u>
Site Improvement								
	<u>.00</u>	<u>.00</u>	<u>.00</u>	Site Improvement	<u>.00</u>	<u>.00</u>	<u>.00</u>	<u>.00</u>
Utilities								
08905	279.46	1,000.00	720.54	Electricity & Gas	858.46	2,000.00	1,141.54	12,000.00
08930	212.22	175.00	(37.22)	Water & Sewer	419.84	350.00	(69.84)	2,100.00
	<u>491.68</u>	<u>1,175.00</u>	<u>683.32</u>	Utilities	<u>1,278.30</u>	<u>2,350.00</u>	<u>1,071.70</u>	<u>14,100.00</u>
Maintenance								
09015	.00	20.83	20.83	Landscaping	.00	41.66	41.66	250.00
09090	.00	20.83	20.83	Light Repair	392.40	41.66	(350.74)	250.00
09110	.00	41.67	41.67	Gen. Maint. & Repair	.00	83.34	83.34	500.00
09115	.00	8.33	8.33	Interior Maintenance	.00	16.66	16.66	100.00
09140	.00	8.33	8.33	Roof Repairs	.00	16.66	16.66	100.00

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Income/Expense Statement

Period: 02/01/18 to 02/28/18

Actual	Current Period		Account	Description	Actual	Year-To-Date		Yearly Budget
	Budget	Variance				Budget	Variance	
.00	8.33	8.33	09145	Ext. Bldg. Maint.	.00	16.66	16.66	100.00
.00	.00	.00	09155	Heating Maintenance	414.75	.00	(414.75)	.00
.00	125.00	125.00	09180	Plumbing Repairs - Common	.00	250.00	250.00	1,500.00
.00	41.67	41.67	09580	Misc. Maintenance	.00	83.34	83.34	500.00
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.00	274.99	274.99		Maintenance	807.15	549.98	(257.17)	3,300.00
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Contract Services								
73.24	.00	(73.24)	09700	Trash Removal	73.24	.00	(73.24)	.00
82.50	.00	(82.50)	09750	Extermination	165.00	.00	(165.00)	.00
62.00	41.67	(20.33)	09800	Snow Removal	112.00	83.34	(28.66)	500.00
.00	58.33	58.33	09850	Janitorial Services	55.00	116.66	61.66	700.00
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217.74	100.00	(117.74)		Contract Services	405.24	200.00	(205.24)	1,200.00
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Reserve Contributions								
.00	.00	.00		Reserve Contributions	.00	.00	.00	.00
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1,718.74	2,379.15	660.41		TOTAL EXPENSES	4,404.39	4,758.30	353.91	28,550.00
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1,832.14	620.85	1,211.29		Current Year Net Income/(los)	2,646.98	1,241.70	1,405.28	7,450.00
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