

Washington Park Manor

Balance Sheet
As of 01/31/18

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Washington Park Manor

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A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
Ending vendor #: "Last" Ending date: 01/31/18

ASSETS		
Cash Checking - Operating	\$	9,879.44
Cash Savings - Reserves		10,742.67
Dues Receivable		16,099.12
R & R Violation Receivable		500.00
Special Assmts. Receiv.		6,323.70
Late Fees Receivable		175.00
Owner Admin. Fees Receiv.		675.73
Work Order Receivable		336.25
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TOTAL ASSETS	\$	44,731.91
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LIABILITIES & EQUITY		
CURRENT LIABILITIES:		
Admin. Fees to HOA Mgmnt	\$	(10.00)
Prepaid Owner Dues		606.37
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Subtotal Current Liab.	\$	596.37
RESERVES:		
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Subtotal Reserves	\$.00
EQUITY:		
Prior Year Net Inc./Loss	\$	42,961.71
Current Year Net Income/(Loss)		1,173.83
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Subtotal Equity	\$	44,135.54
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TOTAL LIABILITIES & EQUITY	\$	44,731.91
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Account #	Date	Description	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Distribution in Detail									
7010		Management Fees							
	01/01/18	1720 CAPITO	CAPITOL HILL MANAGEMENT CO		010118				595.00
							Account Total:		595.00
7011		Administrative Expense							
	01/14/18	1729 EXPDOC	EXPERT DOCUMENT SOLUTIONS		0517.24A				675.73
							Account Total:		675.73
7250		Bank Charges							
	01/12/18	1747 CITYWI	CITYWIDE BANKS		011218				20.11
							Account Total:		20.11
7260		Postage & Mail							
	01/01/18	1720 CAPITO	CAPITOL HILL MANAGEMENT CO		010118				5.17
							Account Total:		5.17
7280		Insurance							
	01/01/18	1724 FRST I	FIRST INSURANCE FUNDING CORP		120817				356.36
	01/14/18	1730 FRST I	FIRST INSURANCE FUNDING CORP		010518				356.36
							Account Total:		712.72
7400		Printing & Reproduction							
	01/01/18	1720 CAPITO	CAPITOL HILL MANAGEMENT CO		010118				.40
							Account Total:		.40
8905		Electricity & Gas							
	01/08/18	1746 XCEL	XCEL ENERGY		010818				735.54
							Account Total:		735.54
8930		Water & Sewer							
	01/01/18	1722 DENV	DENVER WATER		121917				297.48

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
						Account Total:		297.48
8990				Telephone				
	01/14/18	1728	CENT	CENTURYLINK	122517			83.68
						Account Total:		83.68
9620				Elevator				
	01/01/18	1721	CENTRI	CENTRIC ELEVATOR	253782			262.96
						Account Total:		262.96
9700				Trash Removal				
	01/14/18	1731	FRONT	FRONT RANGE DISPOSAL	123017			95.00
						Account Total:		95.00
9850				Janitorial Services				
	01/01/18	1719	A FRES	A FRESH START	22981			300.00
						Account Total:		300.00
						Section Total:		3,783.79

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

Account #	Date	Vchr-#	Vend-#	Name	Invoice-#	Reference	Chk #	Amount
Account Payable in Detail								
3010				Accounts Payable				
	01/01/18	1719	A FRES	A FRESH START	22981			300.00
	01/01/18	1720	CAPITO	CAPITOL HILL MANAGEMENT CO	010118			600.57
	01/01/18	1721	CENTRI	CENTRIC ELEVATOR	253782			262.96
	01/01/18	1722	DENV	DENVER WATER	121917			297.48
	01/01/18	1724	FRST I	FIRST INSURANCE FUNDING CORP	120817			356.36
	01/14/18	1728	CENT	CENTURYLINK	122517			83.68
	01/14/18	1729	EXPDOC	EXPERT DOCUMENT SOLUTIONS	0517.24A			675.73
	01/14/18	1731	FRONT	FRONT RANGE DISPOSAL	123017			95.00
	01/14/18	1730	FRST I	FIRST INSURANCE FUNDING CORP	010518			356.36
						Account Total:		3,028.14
						Section Total:		3,028.14

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

Account #	Description		Invoice #	Reference	Chk #	Amount
	Date	Vchr-# Vend-#	Name			
1010	Cash Checking - Operating					
	01/01/18	1719 A FRES	A FRESH START	22981	2405	300.00
	01/01/18	1720 CAPITO	CAPITOL HILL MANAGEMENT CO	010118	2406	600.57
	01/01/18	1721 CENTRI	CENTRIC ELEVATOR	253782	2407	262.96
	01/01/18	1722 DENV	DENVER WATER	121917	2408	297.48
	01/01/18	1724 FRST I	FIRST INSURANCE FUNDING CORP	120817	2409	356.36
	01/08/18	1746 XCEL	XCEL ENERGY	010818	10818	735.54
	01/12/18	1747 CITYWI	CITYWIDE BANKS	011218	11218	20.11
	01/14/18	1728 CENT	CENTURYLINK	122517	2410	83.68
	01/14/18	1729 EXPDOC	EXPERT DOCUMENT SOLUTIONS	0517.24A	2411	675.73
	01/14/18	1731 FRONT	FRONT RANGE DISPOSAL	123017	2412	95.00
	01/14/18	1730 FRST I	FIRST INSURANCE FUNDING CORP	010518	2413	356.36

Account Total: 3,783.79

Section Total: 3,783.79

Income/Expense Statement
 Period: 01/01/18 to 01/31/18

Account	Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME:								
06305	Dues	4,082.64	4,076.75	5.89	4,082.64	4,076.75	5.89	48,921.00
06340	Late Fee Income	25.00	.00	25.00	25.00	.00	25.00	.00
06365	Parking Income	165.00	180.00	(15.00)	165.00	180.00	(15.00)	2,160.00
06380	Owner Admin. Fees Income	675.73	.00	675.73	675.73	.00	675.73	.00
06810	Laundry Income	5.00	80.00	(75.00)	5.00	80.00	(75.00)	960.00
06910	Interest Income	4.25	.00	4.25	4.25	.00	4.25	.00
	Subtotal Income	4,957.62	4,336.75	620.87	4,957.62	4,336.75	620.87	52,041.00
EXPENSES								
General & Administrative								
07010	Management Fees	595.00	510.00	(85.00)	595.00	510.00	(85.00)	6,120.00
07011	Administrative Expense	675.73	.00	(675.73)	675.73	.00	(675.73)	.00
07020	Accounting Fees	.00	18.33	18.33	.00	18.33	18.33	220.00
07250	Bank Charges	20.11	29.17	9.06	20.11	29.17	9.06	350.00
07260	Postage & Mail	5.17	20.28	15.11	5.17	20.28	15.11	243.44
07280	Insurance	712.72	524.58	(188.14)	712.72	524.58	(188.14)	6,295.00
07320	Office Supplies	.00	25.00	25.00	.00	25.00	25.00	300.00
07400	Printing & Reproduction	.40	.00	(.40)	.40	.00	(.40)	.00
	General & Administrative	2,009.13	1,127.36	(881.77)	2,009.13	1,127.36	(881.77)	13,528.44
Unit Expenses								
	Unit Expenses	.00	.00	.00	.00	.00	.00	.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Utilities								
08905	Electricity & Gas	735.54	1,012.50	276.96	735.54	1,012.50	276.96	12,150.00
08930	Water & Sewer	297.48	200.00	(97.48)	297.48	200.00	(97.48)	2,400.00
08990	Telephone	83.68	110.00	26.32	83.68	110.00	26.32	1,320.00
	Utilities	1,116.70	1,322.50	205.80	1,116.70	1,322.50	205.80	15,870.00
Maintenance								
09110	Gen. Maint. & Repair	.00	229.16	229.16	.00	229.16	229.16	2,750.00
09140	Roof Repairs	.00	70.83	70.83	.00	70.83	70.83	850.00
09155	Heating Maintenance	.00	66.67	66.67	.00	66.67	66.67	800.00
09160	Sewer Maintenance	.00	53.75	53.75	.00	53.75	53.75	645.00

Washington Park Manor

Income/Expense Statement
 Period: 01/01/18 to 01/31/18

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
	Maintenance	.00	420.41	420.41	.00	420.41	420.41	5,045.00
Contract Services								
09620	Elevator	262.96	87.33	(175.63)	262.96	87.33	(175.63)	1,048.00
09650	Security Services	.00	30.00	30.00	.00	30.00	30.00	360.00
09700	Trash Removal	95.00	85.00	(10.00)	95.00	85.00	(10.00)	1,020.00
09800	Snow Removal	.00	111.66	111.66	.00	111.66	111.66	1,340.00
09850	Janitorial Services	300.00	345.83	45.83	300.00	345.83	45.83	4,150.00
	Contract Services	657.96	659.82	1.86	657.96	659.82	1.86	7,918.00
Reserve Contributions								
09910	Reserves - Unallocated	.00	650.00	650.00	.00	650.00	650.00	7,800.00
	Reserve Contributions	.00	650.00	650.00	.00	650.00	650.00	7,800.00
	TOTAL EXPENSES	3,783.79	4,180.09	396.30	3,783.79	4,180.09	396.30	50,161.44
	Current Year Net Income/(loss)	1,173.83	156.66	1,017.17	1,173.83	156.66	1,017.17	1,879.56