

11:41 AM
10/07/16
Cash Basis

Hover Ridge T H Condos
Balance Sheet
As of September 30, 2016

	Sep 30, 16
ASSETS	
Current Assets	
Checking/Savings	
1st Bank Checking	49,593.55
Total Checking/Savings	49,593.55
Accounts Receivable	
Accounts Receivable	-4,075.00
Total Accounts Receivable	-4,075.00
Total Current Assets	45,518.55
Other Assets	
Reserves	
1st Bank Money Market	42,416.60
CD 16 Mile High 1/25/17	31,072.55
CD 39 Mile High 07/28/16	25,008.09
CD 91 Mile High 11/12/16	10,524.18
Total Reserves	109,021.42
Total Other Assets	109,021.42
TOTAL ASSETS	154,539.97
LIABILITIES & EQUITY	
Liabilities	
Long Term Liabilities	
Working Capital	800.00
Total Long Term Liabilities	800.00
Total Liabilities	800.00
Equity	
Reserve Equity	108,824.04
Unrestricted Net Assets	41,992.30
Net Income	2,923.63
Total Equity	153,739.97
TOTAL LIABILITIES & EQUITY	154,539.97

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Hover Ridge T H Condos
Income & Expense
September 2016

	Sep 16
Ordinary Income/Expense	
Income	
Association Income	
Dues	15,080.00
Total Association Income	15,080.00
Total Income	15,080.00
Gross Profit	15,080.00
Expense	
Administrative	
Legal & Professional Fees	90.00
Management	1,100.00
Postage, Mailing Service	0.94
Printing and Copying	23.00
Total Administrative	1,213.94
Building/Structure Maintenance	
Building Maintenance	3,702.67
Painting - Buildings	11,345.00
Total Building/Structure Maintenance	15,047.67
Landscape Maintenance	
Landscape Contract	2,500.00
Sprinkler Repairs	2,241.50
Total Landscape Maintenance	4,741.50
Utilities	
Electric	79.02
Water/Sewer	3,234.74
Total Utilities	3,313.76
Total Expense	24,316.87
Net Ordinary Income	-9,236.87
Other Income/Expense	
Other Income	
Interest Income	
Interest 1st Money Mkt	1.74
Total Interest Income	1.74
Total Other Income	1.74
Net Other Income	1.74
Net Income	<u>-9,235.13</u>

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Hover Ridge T H Condos

Income & Expense Budget vs. Actual

January through September 2016

	Jan - Sep 16	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
Association Income				
Dues	136,260.00	135,720.00	540.00	100.4%
Late Fee Income	0.00	0.00	0.00	0.0%
Transfer Fees - Property	400.00			
Total Association Income	136,660.00	135,720.00	940.00	100.7%
Insurance Claim Payment	0.00	0.00	0.00	0.0%
Miscellaneous Income	0.00	0.00	0.00	0.0%
Total Income	136,660.00	135,720.00	940.00	100.7%
Gross Profit	136,660.00	135,720.00	940.00	100.7%
Expense				
Administrative				
Accounting Fees	210.00	210.00	0.00	100.0%
Business Filing Fees	37.00			
Insurance	17,461.25	18,750.00	-1,288.75	93.1%
Insurance Claims/Repairs	8,288.86			
Legal & Professional Fees	4,822.50	5,000.00	-177.50	96.5%
Management	10,900.00	9,900.00	1,000.00	110.1%
Miscellaneous	58.83	0.00	58.83	100.0%
Postage, Mailing Service	171.60	112.50	59.10	152.5%
Printing and Copying	462.78	300.00	162.78	154.3%
Property Transfer Fee	400.00			
Website	0.00	0.00	0.00	0.0%
Total Administrative	42,812.82	34,272.50	8,540.32	124.9%
Building/Structure Maintenance				
Building Maintenance	4,222.67	4,000.00	222.67	105.6%
Gutter Maintenance	0.00	3,500.00	-3,500.00	0.0%
Fence Maintenance	797.65	3,500.00	-2,702.35	22.8%
Painting - Buildings	11,345.00	12,000.00	-655.00	94.5%
Painting - Fences	0.00	0.00	0.00	0.0%
Total Building/Structure Maintenance	16,365.32	23,000.00	-6,634.68	71.2%
Landscape Maintenance				
Bush Trimming/Replacement	150.00	8,000.00	-7,850.00	1.9%
Fertilization	8,329.88	8,000.00	329.88	104.1%
Landscape Contract	12,750.00	12,250.00	500.00	104.1%
Misc. Landscape	250.00	0.00	250.00	100.0%
Snow Removal	10,709.70	10,000.00	709.70	107.1%
Sprinkler Monitoring	0.00	0.00	0.00	0.0%
Sprinkler Repairs	4,952.00	1,500.00	3,452.00	330.1%
Trash/Dump Fee	0.00	0.00	0.00	0.0%
Tree Trimming/Removal/Replace	11,935.00	750.00	11,185.00	1,591.3%
Turf Repair	450.00	1,500.00	-1,050.00	30.0%
Total Landscape Maintenance	49,526.58	42,000.00	7,526.58	117.9%
Utilities				
Electric	2,412.50	824.00	1,588.50	292.8%
Water/Sewer	12,636.35	16,900.00	-4,263.65	74.8%
Total Utilities	15,048.85	17,724.00	-2,675.15	84.9%
Capital Improvements				
Building Repairs	0.00	3,000.00	-3,000.00	0.0%
Fence Repairs - Patio	0.00	2,500.00	-2,500.00	0.0%
Fence Repairs - Perimeter	0.00	2,500.00	-2,500.00	0.0%
Flashing	0.00	3,350.00	-3,350.00	0.0%
Irrigation Improvements	0.00	4,000.00	-4,000.00	0.0%
Paving & Concrete	0.00	0.00	0.00	0.0%
Patio/Deck Repair/Replacement	0.00	2,000.00	-2,000.00	0.0%
Total Capital Improvements	0.00	17,350.00	-17,350.00	0.0%
Total Expense	123,753.57	134,346.50	-10,592.93	92.1%

10/07/16
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Hover Ridge T H Condos Income & Expense Budget vs. Actual January through September 2016

	Jan - Sep 16	Budget	\$ Over Budget	% of Budget
Net Ordinary Income	12,906.43	1,373.50	11,532.93	939.7%
Other Income/Expense				
Other Income				
Interest Income				
Interest 1st Money Mkt	17.20	6.75	10.45	254.8%
Total Interest Income	17.20	6.75	10.45	254.8%
Total Other Income	17.20	6.75	10.45	254.8%
Other Expense				
Non Operating Cash Requirements				
Transfer from Reserves	0.00	-17,350.00	17,350.00	0.0%
Transfer to Reserves	10,000.00	10,000.00	0.00	100.0%
Total Non Operating Cash Requirements	10,000.00	-7,350.00	17,350.00	-136.1%
Total Other Expense	10,000.00	-7,350.00	17,350.00	-136.1%
Net Other Income	-9,982.80	7,356.75	-17,339.55	-135.7%
Net Income	2,923.63	8,730.25	-5,806.62	33.5%