

# The Enclave at Broadmoor Glen Homeowners Association, Inc.

## Balance Sheet

08/31/2016

### Assets

Accounts Receivable	284.05
First Bank - Operating	5,795.80
Reserve Funds	
First Bank - Reserve	44,095.41
CD 12/14/16 UMB	30,640.38
CD 2/15/17 UMB	41,151.74
<b>TOTAL Reserve Funds</b>	<b>115,887.53</b>
Due from Other Funds	22,676.00
<b><u>Total Assets</u></b>	<b><u>144,643.38</u></b>

### Liabilities

Accounts Receivable Over Collected	12,292.00
Due to Other Funds	22,676.00
<b><u>Total Liabilities</u></b>	<b><u>34,968.00</u></b>

### Net Worth

Reserve Funds	
Reserve Interest Earned	94.76
Reserve-Consolidated	145,269.02
Reserve Exp-Consolidated	(6,800.25)
<b>TOTAL Reserve Funds</b>	<b>138,563.53</b>
Retained Earnings	(41,069.30)
Net Income	12,181.15
<b><u>Total Net Worth</u></b>	<b><u>109,675.38</u></b>
<b><u>Total Net Worth and Liabilities</u></b>	<b><u>144,643.38</u></b>

# The Enclave at Broadmoor Glen Homeowners Association, Inc.

## Income and Expense Comparative Statement

From 08/01/2016 to 08/31/2016

	<u>August 2016</u>		<u>January to August</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
<b>Revenues</b>							
Monthly Dues	20,064	20,064	160,512	160,512		240,768	218,880
Interest Income		2		16	(16)	20	20
Late fee-Nsf Charges	20	42	188	336	(148)	500	500
<b>Total Revenues</b>	20,084	20,108	160,700	160,864	(164)	241,288	219,400

### Expenses

#### Operating Expenses

Accounting Fees		83	975	664	(311)	1,000	1,000
Administration Costs	192	167	1,593	1,336	(257)	2,000	2,000
Concrete Repair		417	1,226	3,336	2,110	5,000	5,000
Deck Repair	1,175	250	1,175	2,000	825	3,000	3,000
Electric	32	29	266	232	(34)	350	350
General Mx and Repair	1,721	833	6,276	6,664	388	10,000	10,000
Gutter Repair	150	417	5,672	3,336	(2,336)	5,000	1,500
Insurance Property/Liability	3,789	3,833	32,567	30,664	(1,903)	46,000	41,800
Insurance-Workmans Comp			367		(367)		
Landscaping		250	880	2,000	1,120	3,000	8,000
Legal Expense		125		1,000	1,000	1,500	1,500
**Legal Reimb		(83)	(45)	(664)	(619)	(1,000)	(1,000)
Lawn Contract	2,195	2,195	17,560	17,560		26,340	26,340
Management Fees	1,237	1,237	9,895	9,896	1	14,843	14,136
Painting	3,080	1,987	11,390	15,896	4,506	23,840	12,805
Pest Control	140	42	510	336	(174)	500	500
Roof Repair	2,524	1,000	16,944	8,000	(8,944)	12,000	12,000
Snow Removal		1,250	14,129	10,000	(4,129)	15,000	10,000
Sprinkler Repair		208	1,373	1,664	291	2,500	6,000
Trash	1,026	738	7,053	5,904	(1,149)	8,850	10,000
Tree Maintenance	835	458	5,395	3,664	(1,731)	5,500	6,000
Water	5,333	2,300	10,944	18,400	7,456	27,600	27,600
<b>TOTAL Operating Expenses</b>	23,429	17,736	146,145	141,888	(4,257)	212,823	198,531

#### Reserve Funding

Reserve Allocation Consolidated		2,372	2,372	18,976	16,604	28,465	20,869
---------------------------------	--	-------	-------	--------	--------	--------	--------

	<u>August 2016</u>		<u>January to August</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
<b>TOTAL Reserve Funding</b>	0	2,372	2,372	18,976	16,604	28,465	20,869
<b>Total Expenses</b>	23,429	20,108	148,517	160,864	12,347	241,288	219,400
<b>Net Income</b>	(3,345)	0	12,183	0	12,183	0	0