

The Enclave at Broadmoor Glen Homeowners Association, Inc.

Balance Sheet

07/31/2016

Assets

Accounts Receivable	450.05
First Bank - Operating	7,986.06
Reserve Funds	
First Bank - Reserve	44,091.69
CD 12/14/16 UMB	30,635.17
CD 2/15/17 UMB	41,151.74
TOTAL Reserve Funds	<u>115,878.60</u>
Due from Other Funds	22,676.00
<u>Total Assets</u>	<u>146,990.71</u>

Liabilities

Accounts Receivable Over Collected	11,264.00
Due to Other Funds	22,676.00
<u>Total Liabilities</u>	<u>33,940.00</u>

Net Worth

Reserve Funds	
Reserve Interest Earned	85.83
Reserve-Consolidated	145,269.02
Reserve Exp-Consolidated	(6,800.25)
TOTAL Reserve Funds	<u>138,554.60</u>
Retained Earnings	(41,069.30)
Net Income	15,565.41
<u>Total Net Worth</u>	<u>113,050.71</u>
<u>Total Net Worth and Liabilities</u>	<u>146,990.71</u>

The Enclave at Broadmoor Glen Homeowners Association, Inc.

Income and Expense Comparative Statement

From 07/01/2016 to 07/31/2016

	<u>July 2016</u>		<u>January to July</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>
Revenues							
Monthly Dues	20,064	20,064	140,448	140,448		240,768	218,880
Interest Income		2		14	(14)	20	20
Late fee-Nsf Charges	44	42	168	294	(126)	500	500
Total Revenues	20,108	20,108	140,616	140,756	(140)	241,288	219,400

Expenses

Operating Expenses

Accounting Fees		83	975	581	(394)	1,000	1,000
Administration Costs	129	167	1,361	1,169	(192)	2,000	2,000
Concrete Repair	996	417	1,226	2,919	1,693	5,000	5,000
Deck Repair		250		1,750	1,750	3,000	3,000
Electric	36	29	234	203	(31)	350	350
General Mx and Repair	300	833	4,555	5,831	1,276	10,000	10,000
Gutter Repair		417	5,522	2,919	(2,603)	5,000	1,500
Insurance Property/Liability	3,789	3,833	28,778	26,831	(1,947)	46,000	41,800
Insurance-Workmans Comp			367		(367)		
Landscaping	880	250	880	1,750	870	3,000	8,000
Legal Expense		125		875	875	1,500	1,500
**Legal Reimb		(83)	(45)	(581)	(536)	(1,000)	(1,000)
Lawn Contract	2,195	2,195	15,365	15,365		26,340	26,340
Management Fees	1,237	1,237	8,658	8,659	1	14,843	14,136
Painting	3,650	1,987	8,310	13,909	5,599	23,840	12,805
Pest Control		42	370	294	(76)	500	500
Roof Repair	4,575	1,000	14,420	7,000	(7,420)	12,000	12,000
Snow Removal		1,250	14,129	8,750	(5,379)	15,000	10,000
Sprinkler Repair	167	208	1,373	1,456	83	2,500	6,000
Trash	858	738	6,027	5,166	(861)	8,850	10,000
Tree Maintenance	870	458	4,560	3,206	(1,354)	5,500	6,000
Water	3,468	2,300	5,612	16,100	10,488	27,600	27,600
TOTAL Operating Expenses	23,150	17,736	122,677	124,152	1,475	212,823	198,531

Reserve Funding

Reserve Allocation Consolidated		2,372	2,372	16,604	14,232	28,465	20,869
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	<u>July 2016</u>		<u>January to July</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>
TOTAL Reserve Funding		2,372	2,372	16,604	14,232	28,465	20,869
Total Expenses	23,150	20,108	125,049	140,756	15,707	241,288	219,400
Net Income	(3,042)	0	15,567	0	15,567	0	0