

# Balance Sheet

Period 10/31/2014

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## Star Canyon Condominium Assn.

	Operating	Reserve	Total
<b>Assets</b>			
<u>Cash</u>			
1001	Operating- Alliance Cash	4,135.20	4,135.20
<u>Total Cash</u>		<u>4,135.20</u>	<u>4,135.20</u>
<u>Reserve</u>			
1110	Reserve/Dain/MM	55,939.56	55,939.56
1115	Reserve/ Alliance	13,221.15	13,221.15
1202	Res/CD/HSBC USA 4/16/20	52,287.34	52,287.34
1205	Res/CD/HSBC USA 6/14/23	51,700.00	51,700.00
1206	Res/CD/Banco Popular 9/17/1.	45,000.00	45,000.00
1207	Res/CD/India NY 3/25/15 .3%	45,000.00	45,000.00
1208	Res/CD/Great Southern Bk 11	50,000.00	50,000.00
1209	Res/CD/FNMA 4/25/43 3.0%	20,291.83	20,291.83
1210	Res/CD/Ginnie Mae 8/20/41 3.	19,308.63	19,308.63
1211	Res/CD/FHR 10/1/44 3.0%	20,000.00	20,000.00
1212	Res/CD/FNR 10/1/44 3.0%	20,000.00	20,000.00
<u>Total Reserve</u>		<u>392,748.51</u>	<u>392,748.51</u>
<u>Accounts Receivable</u>			
1400	Members Receivable	448.56	448.56
<u>Total Accounts Receivable</u>		<u>448.56</u>	<u>448.56</u>
<u>Other Assets</u>			
1460	Due To/ (From) Reserves	(33,710.13)	(33,710.13)
1480	Due To/ (From) Operating	33,710.13	33,710.13
1530	Accrued Interest Receivable	362.38	362.38
1800	Prepaid Insurance	675.00	675.00
<u>Total Other Assets</u>		<u>34,385.13</u>	<u>(33,347.75)</u>
<u>Total Assets</u>		<u>38,968.89</u>	<u>359,400.76</u>
<b>Liabilities &amp; Equity</b>			
<u>Current Liabilities</u>			
2000	Accounts Payable	4,726.83	4,726.83
2050	Dues Paid in Advance	9,465.00	9,465.00
<u>Total Current Liabilities</u>		<u>14,191.83</u>	<u>14,191.83</u>
<u>Equity</u>			
3300	Restricted Reserves	390,625.64	390,625.64
3900	Retained Earnings	22,652.65	22,652.65
	Net Income	2,124.41	(31,224.88)
<u>Total Equity</u>		<u>24,777.06</u>	<u>359,400.76</u>
<u>Total Liabilities &amp; Equity</u>		<u>38,968.89</u>	<u>359,400.76</u>

**Star Canyon Condominium Assn.**  
**Statement of Revenues and Expenses**

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	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>Income</b>									
<b>Income</b>									
4000 Member Fees	16,200.00	16,200.00	0.00	0.00%	162,000.00	162,000.00	0.00	0.00%	194,400.00
4100 Late Fees	(35.00)	25.00	(60.00)	240.00%	420.00	250.00	170.00	-68.00%	300.00
4150 Legal Income	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	500.00
4200 Special Charges	0.94	2.00	(1.06)	53.00%	277.90	20.00	257.90	-1289.50%	25.00
4300 Additional Working C	0.00	0.00	0.00	0.00%	260.00	600.00	(340.00)	56.67%	900.00
4400 Operating Interest	2.30	2.00	0.30	-15.00%	16.35	27.00	(10.65)	39.44%	30.00
4810 Master Water Reimb	0.00	0.00	0.00	0.00%	660.57	500.00	160.57	-32.11%	2,000.00
<b>TOTAL Income</b>	<b>16,168.24</b>	<b>16,229.00</b>	<b>(60.76)</b>	<b>0.37%</b>	<b>163,634.82</b>	<b>163,397.00</b>	<b>237.82</b>	<b>-0.15%</b>	<b>198,155.00</b>
<b>TOTAL Income</b>	<b>16,168.24</b>	<b>16,229.00</b>	<b>(60.76)</b>	<b>0.37%</b>	<b>163,634.82</b>	<b>163,397.00</b>	<b>237.82</b>	<b>-0.15%</b>	<b>198,155.00</b>
<b>Expense</b>									
<b>Administrative</b>									
6140 Supplies/ Copies/ Po	34.45	54.00	(19.55)	36.20%	483.59	540.00	(56.41)	10.45%	650.00
6160 Other Administrative	97.00	67.00	30.00	-44.78%	1,083.05	670.00	413.05	-61.65%	800.00
6220 Activities	78.54	0.00	78.54	0.00%	238.15	250.00	(11.85)	4.74%	400.00
<b>TOTAL Administrative</b>	<b>209.99</b>	<b>121.00</b>	<b>88.99</b>	<b>-73.55%</b>	<b>1,804.79</b>	<b>1,460.00</b>	<b>344.79</b>	<b>-23.62%</b>	<b>1,850.00</b>
<b>Insurance</b>									
6810 D&O Insurance	99.25	99.25	0.00	0.00%	992.50	992.50	0.00	0.00%	1,191.00
6820 Hazard Insurance Pn	0.00	2,427.00	(2,427.00)	100.00%	16,487.00	24,270.00	(7,783.00)	32.07%	29,118.00
6840 Umbrella Insurance	121.25	121.25	0.00	0.00%	1,212.50	1,212.50	0.00	0.00%	1,455.00
<b>TOTAL Insurance</b>	<b>220.50</b>	<b>2,647.50</b>	<b>(2,427.00)</b>	<b>91.67%</b>	<b>18,692.00</b>	<b>26,475.00</b>	<b>(7,783.00)</b>	<b>29.40%</b>	<b>31,764.00</b>
<b>Landscaping</b>									
6410 Landscape Contract	1,068.62	1,069.00	(0.38)	0.04%	10,686.50	10,690.00	(3.50)	0.03%	12,824.00
6420 Landscape Other	1,755.42	217.00	1,538.42	-708.95%	5,117.92	2,170.00	2,947.92	-135.85%	2,600.00
6430 Shrub/ Tree Care	0.00	0.00	0.00	0.00%	330.00	400.00	(70.00)	17.50%	400.00
6440 Snow Removal	0.00	0.00	0.00	0.00%	3,667.50	8,000.00	(4,332.50)	54.16%	10,000.00
6450 Sprinkler Repairs	196.00	0.00	196.00	0.00%	3,959.53	4,000.00	(40.47)	1.01%	4,000.00
6470 Shared Waterfall Rep	0.00	0.00	0.00	0.00%	920.00	2,500.00	(1,580.00)	63.20%	2,500.00
6485 Insect/ Spraying	0.00	0.00	0.00	0.00%	650.00	0.00	650.00	0.00%	1,500.00
<b>TOTAL Landscaping</b>	<b>3,020.04</b>	<b>1,286.00</b>	<b>1,734.04</b>	<b>-134.84%</b>	<b>25,331.45</b>	<b>27,760.00</b>	<b>(2,428.55)</b>	<b>8.75%</b>	<b>33,824.00</b>
<b>Professional and Legal</b>									
6040 Management Fees	950.00	950.00	0.00	0.00%	9,500.00	9,500.00	0.00	0.00%	11,400.00
6060 Legal Expense	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	500.00
6080 Audit Fee/ Tax Prep	0.00	0.00	0.00	0.00%	504.00	250.00	254.00	-101.60%	250.00
6090 Income Taxes	0.00	0.00	0.00	0.00%	549.00	0.00	549.00	0.00%	0.00
<b>TOTAL Professional and L</b>	<b>950.00</b>	<b>950.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>10,553.00</b>	<b>9,750.00</b>	<b>803.00</b>	<b>-8.24%</b>	<b>12,150.00</b>
<b>Repairs and Maintenance</b>									
6310 General Building Rep	0.00	83.00	(83.00)	100.00%	711.87	830.00	(118.13)	14.23%	1,000.00
6311 Interior Building Rep	0.00	0.00	0.00	0.00%	293.65	500.00	(206.35)	41.27%	500.00
6320 Fence/ Common Ligt	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	300.00
6335 Concrete/ Asphalt	600.00	500.00	100.00	-20.00%	600.00	500.00	100.00	-20.00%	500.00
6340 Roof Repairs	0.00	0.00	0.00	0.00%	0.00	1,000.00	(1,000.00)	100.00%	2,000.00
6350 Gutter Repairs	0.00	0.00	0.00	0.00%	412.00	500.00	(88.00)	17.60%	500.00

**Star Canyon Condominium Assn.**  
**Statement of Revenues and Expenses**

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	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
6355 Exterminating/ Pest C	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	400.00
6395 Alarm Monitoring & F	0.00	0.00	0.00	0.00%	4,125.27	200.00	3,925.27	-1962.64%	400.00
6499 Other Contracts/ Billi	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	100.00
<b>TOTAL Repairs and Mainte</b>	<b>600.00</b>	<b>583.00</b>	<b>17.00</b>	<b>-2.92%</b>	<b>6,142.79</b>	<b>3,530.00</b>	<b>2,612.79</b>	<b>-74.02%</b>	<b>5,700.00</b>
<b><u>Reserve</u></b>									
8050 Transfer to Reserves	4,987.00	4,987.00	0.00	0.00%	49,530.00	49,530.00	0.00	0.00%	59,504.00
<b>TOTAL Reserve</b>	<b>4,987.00</b>	<b>4,987.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>49,530.00</b>	<b>49,530.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>59,504.00</b>
<b><u>Utilities</u></b>									
6710 Common Gas/ Electr	562.76	403.00	159.76	-39.64%	6,332.29	4,030.00	2,302.29	-57.13%	4,838.00
6720 Water	3,632.05	2,021.00	1,611.05	-79.72%	21,702.99	20,210.00	1,492.99	-7.39%	24,250.00
6730 Telephone	107.87	106.00	1.87	-1.76%	962.93	1,060.00	(97.07)	9.16%	1,275.00
6740 Sewer	0.00	0.00	0.00	0.00%	20,458.17	19,200.00	1,258.17	-6.55%	23,000.00
<b>TOTAL Utilities</b>	<b>4,302.68</b>	<b>2,530.00</b>	<b>1,772.68</b>	<b>-70.07%</b>	<b>49,456.38</b>	<b>44,500.00</b>	<b>4,956.38</b>	<b>-11.14%</b>	<b>53,363.00</b>
<b>TOTAL Expense</b>	<b>14,290.21</b>	<b>13,104.50</b>	<b>1,185.71</b>	<b>-9.05%</b>	<b>161,510.41</b>	<b>163,005.00</b>	<b>(1,494.59)</b>	<b>0.92%</b>	<b>198,155.00</b>
<b>Excess Revenue / Expense</b>	<b>1,878.03</b>	<b>3,124.50</b>	<b>(1,246.47)</b>	<b>39.89%</b>	<b>2,124.41</b>	<b>392.00</b>	<b>1,732.41</b>	<b>-441.94%</b>	<b>0.00</b>

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	Current Month Reserve				Year to Date Reserve				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>Income</b>									
<b><u>Reserve Income</u></b>									
9010 Reserve Income	4,987.00	4,987.00	0.00	0.00%	49,530.00	49,530.00	0.00	0.00%	59,504.00
9020 Interest	442.07	250.00	192.07	-76.83%	4,766.04	2,500.00	2,266.04	-90.64%	3,000.00
9025 Prem/Disc/Handling I	0.00	0.00	0.00	0.00%	(12.00)	0.00	(12.00)	0.00%	0.00
<b>TOTAL Reserve Income</b>	<b>5,429.07</b>	<b>5,237.00</b>	<b>192.07</b>	<b>-3.67%</b>	<b>54,284.04</b>	<b>52,030.00</b>	<b>2,254.04</b>	<b>-4.33%</b>	<b>62,504.00</b>
<b>TOTAL Income</b>	<b>5,429.07</b>	<b>5,237.00</b>	<b>192.07</b>	<b>-3.67%</b>	<b>54,284.04</b>	<b>52,030.00</b>	<b>2,254.04</b>	<b>-4.33%</b>	<b>62,504.00</b>
<b>Expense</b>									
<b><u>Reserve Expenses</u></b>									
9105 Loss On Redemption	0.00	0.00	0.00	0.00%	3,482.75	0.00	3,482.75	0.00%	0.00
9124 Stucco Repairs	0.00	0.00	0.00	0.00%	22,416.00	24,000.00	(1,584.00)	6.60%	28,000.00
9130 Asphalt/ Roads	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	800.00
9135 Concrete	0.00	0.00	0.00	0.00%	38,274.04	30,887.00	7,387.04	-23.92%	40,887.00
9150 Painting	0.00	0.00	0.00	0.00%	15,325.00	16,000.00	(675.00)	4.22%	16,000.00
9170 Landscaping	0.00	0.00	0.00	0.00%	6,011.13	4,000.00	2,011.13	-50.28%	4,000.00
9186 Irrigation	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	1,000.00
<b>TOTAL Reserve Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>85,508.92</b>	<b>74,887.00</b>	<b>10,621.92</b>	<b>-14.18%</b>	<b>90,687.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>85,508.92</b>	<b>74,887.00</b>	<b>10,621.92</b>	<b>-14.18%</b>	<b>90,687.00</b>
<b>Excess Revenue / Expense</b>	<b>5,429.07</b>	<b>5,237.00</b>	<b>192.07</b>	<b>-3.67%</b>	<b>(31,224.88)</b>	<b>(22,857.00)</b>	<b>(8,367.88)</b>	<b>-36.61%</b>	<b>(28,183.00)</b>