

Balance Sheet

Period 04/30/2017

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Star Canyon Condominium Assn.

	Operating	Reserve	Total
Assets			
<u>Cash</u>			
1001 Operating- Alliance Cash	66,052.63		66,052.63
<u>Total Cash</u>	<u>66,052.63</u>		<u>66,052.63</u>
<u>Reserve</u>			
1110 Reserve/Dain/MM		72,861.95	72,861.95
1115 Reserve/ Alliance		8,258.18	8,258.18
1209 Res/CD/FNMA 4/25/43 3.0%		8,550.21	8,550.21
1210 Res/CD/Ginnie Mae 8/20/41 3.0%		11,377.30	11,377.30
1212 Res/CD/FNR 10/1/44 3.0%		4,014.50	4,014.50
1213 Res/CD/ FNMA 12/25/41 3.0%		8,724.87	8,724.87
1216 Res/CD/JPMorgan 11/6/17 1.15%		29,133.00	29,133.00
1218 Res/CD/UnionBank 8/29/18 1.20%		45,873.90	45,873.90
1219 Res/FHLMC 10/15/45 2.5%		11,205.91	11,205.91
1220 Res/CD/GoldmanSachs 3/16/18 1.05%		45,000.00	45,000.00
1222 Res/CD/GE Cap Retail 8/3/17 1.75%		45,557.87	45,557.87
1223 Res/ FNMA CLLB 11/25/46 2.5%		14,962.50	14,962.50
1224 Res/FNMA 11/1/46 2.5%		14,925.00	14,925.00
1225 Res/CD/CapitalOne 10/26/18 1.2%		35,000.00	35,000.00
1227 Res/CD/Goldman Sachs 5/21/19 2.0%		30,278.43	30,278.43
1228 Res/GNMA Remic UA 2/20/47 3.0%		9,974.27	9,974.27
1229 Res/FHLMC 4670 CL KA 3/15/47 3.0%		9,686.82	9,686.82
1230 Res/CD/Bank of China NY 4/19/18 1.05%		30,000.00	30,000.00
<u>Total Reserve</u>		<u>435,384.71</u>	<u>435,384.71</u>
<u>Accounts Receivable</u>			
1400 Members Receivable	295.00		295.00
<u>Total Accounts Receivable</u>	<u>295.00</u>		<u>295.00</u>
<u>Other Assets</u>			
1460 Due To/ (From) Reserves		19,410.40	19,410.40
1480 Due To/ (From) Operating	(19,410.40)		(19,410.40)
1530 Accrued Interest Receivable		887.52	887.52
1800 Prepaid Insurance	1,538.46		1,538.46
<u>Total Other Assets</u>	<u>(17,871.94)</u>	<u>20,297.92</u>	<u>2,425.98</u>
<u>Total Assets</u>	<u>48,475.69</u>	<u>455,682.63</u>	<u>504,158.32</u>
Liabilities & Equity			
<u>Current Liabilities</u>			
2000 Accounts Payable	5,280.03		5,280.03
2050 Dues Paid in Advance	9,670.00		9,670.00
2100 Comcast Contract		3,600.00	3,600.00
<u>Total Current Liabilities</u>	<u>14,950.03</u>	<u>3,600.00</u>	<u>18,550.03</u>
<u>Equity</u>			
3300 Restricted Reserves		397,260.88	397,260.88
3900 Retained Earnings	22,423.15		22,423.15
Net Income	11,102.51	54,821.75	65,924.26
<u>Total Equity</u>	<u>33,525.66</u>	<u>452,082.63</u>	<u>485,608.29</u>
<u>Total Liabilities & Equity</u>	<u>48,475.69</u>	<u>455,682.63</u>	<u>504,158.32</u>

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 4/1/2017 To 4/30/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Income</u>									
4000 Member Fees	18,720.00	18,720.00	0.00	0.00%	74,880.00	74,880.00	0.00	0.00%	224,640.00
4100 Late Fees	70.00	25.00	45.00	-180.00%	105.00	100.00	5.00	-5.00%	300.00
4200 Special Charges	0.00	10.00	(10.00)	100.00%	0.00	40.00	(40.00)	100.00%	125.00
4300 Additional Working Capital	0.00	167.00	(167.00)	100.00%	500.00	668.00	(168.00)	25.15%	2,000.00
4400 Operating Interest	12.03	3.00	9.03	-301.00%	22.78	12.00	10.78	-89.83%	30.00
4810 Master Water Reimb.	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	2,000.00
TOTAL Income	18,802.03	18,925.00	(122.97)	0.65%	75,507.78	75,700.00	(192.22)	0.25%	229,095.00
TOTAL Income	18,802.03	18,925.00	(122.97)	0.65%	75,507.78	75,700.00	(192.22)	0.25%	229,095.00
Expense									
<u>Administrative</u>									
6140 Supplies/ Copies/ Postage	22.43	67.00	44.57	66.52%	235.26	268.00	32.74	12.22%	800.00
6150 Website	0.00	0.00	0.00	0.00%	50.00	0.00	(50.00)	0.00%	0.00
6160 Other Administrative	50.00	54.00	4.00	7.41%	90.00	216.00	126.00	58.33%	650.00
6220 Activities	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	350.00
TOTAL Administrative	72.43	121.00	48.57	40.14%	375.26	484.00	108.74	22.47%	1,800.00
<u>Insurance</u>									
6810 D&O Insurance	89.58	90.00	0.42	0.47%	358.32	360.00	1.68	0.47%	1,075.00
6820 Hazard Insurance Premium	56.25	3,324.00	3,267.75	98.31%	13,202.87	13,296.00	93.13	0.70%	39,889.00
6840 Umbrella Insurance	110.58	110.00	(0.58)	-0.53%	442.32	440.00	(2.32)	-0.53%	1,324.00
6850 Workman's Compensation	0.00	0.00	0.00	0.00%	346.50	0.00	(346.50)	0.00%	0.00
6860 Volunteer Insurance	500.00	42.00	(458.00)	-1090.48%	500.00	168.00	(332.00)	-197.62%	500.00
TOTAL Insurance	756.41	3,566.00	2,809.59	78.79%	14,850.01	14,264.00	(586.01)	-4.11%	42,788.00
<u>Landscaping</u>									
6410 Landscape Contract	1,125.00	1,125.00	0.00	0.00%	4,500.00	4,500.00	0.00	0.00%	13,500.00
6420 Landscape Other	0.00	250.00	250.00	100.00%	0.00	1,000.00	1,000.00	100.00%	3,000.00
6430 Shrub/ Tree Care	0.00	208.00	208.00	100.00%	0.00	832.00	832.00	100.00%	2,500.00
6440 Snow Removal	0.00	0.00	0.00	0.00%	1,950.00	7,000.00	5,050.00	72.14%	12,000.00
6450 Sprinkler Repairs	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	3,500.00
6451 Backflow Testing	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	1,500.00
6470 Shared Waterfall Repairs	2,260.00	125.00	(2,135.00)	-1708.00%	2,260.00	500.00	(1,760.00)	-352.00%	1,500.00

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 4/1/2017 To 4/30/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
TOTAL Landscaping	3,385.00	1,708.00	(1,677.00)	-98.19%	8,710.00	13,832.00	5,122.00	37.03%	37,500.00
<u>Professional and Legal</u>									
6040 Management Fees	1,027.00	1,027.00	0.00	0.00%	4,108.00	4,108.00	0.00	0.00%	12,324.00
6060 Legal Expense	0.00	21.00	21.00	100.00%	0.00	84.00	84.00	100.00%	250.00
6080 Audit Fee/ Tax Prep	250.00	350.00	100.00	28.57%	250.00	350.00	100.00	28.57%	350.00
6090 Income Taxes	0.00	673.00	673.00	100.00%	0.00	673.00	673.00	100.00%	673.00
TOTAL Professional and Legal	1,277.00	2,071.00	794.00	38.34%	4,358.00	5,215.00	857.00	16.43%	13,597.00
<u>Repairs and Maintenance</u>									
6310 General Building Repairs	0.00	125.00	125.00	100.00%	163.46	500.00	336.54	67.31%	1,500.00
6311 Interior Building Repairs	0.00	21.00	21.00	100.00%	0.00	84.00	84.00	100.00%	250.00
6320 Fence/ Common Lighting	19.13	17.00	(2.13)	-12.53%	19.13	68.00	48.87	71.87%	200.00
6335 Concrete/ Asphalt	0.00	42.00	42.00	100.00%	0.00	168.00	168.00	100.00%	500.00
6340 Roof Repairs	0.00	83.00	83.00	100.00%	0.00	332.00	332.00	100.00%	1,000.00
6350 Gutter Repairs	258.00	100.00	(158.00)	-158.00%	258.00	400.00	142.00	35.50%	1,200.00
6355 Exterminating/ Pest Control	0.00	17.00	17.00	100.00%	0.00	68.00	68.00	100.00%	200.00
6395 Alarm Monitoring & Repairs	0.00	42.00	42.00	100.00%	110.28	168.00	57.72	34.36%	500.00
6499 Other Contracts/ Billing	0.00	8.00	8.00	100.00%	0.00	32.00	32.00	100.00%	100.00
TOTAL Repairs and Maintenance	277.13	455.00	177.87	39.09%	550.87	1,820.00	1,269.13	69.73%	5,450.00
<u>Reserve</u>									
8050 Transfer to Reserves	6,220.00	6,220.00	0.00	0.00%	24,880.00	24,880.00	0.00	0.00%	74,640.00
TOTAL Reserve	6,220.00	6,220.00	0.00	0.00%	24,880.00	24,880.00	0.00	0.00%	74,640.00
<u>Utilities</u>									
6710 Common Gas/ Electricity	396.74	333.00	(63.74)	-19.14%	865.22	1,332.00	466.78	35.04%	4,000.00
6720 Water	1,204.00	1,833.00	629.00	34.32%	3,266.76	7,332.00	4,065.24	55.45%	22,000.00
6730 Telephone	113.18	110.00	(3.18)	-2.89%	430.23	440.00	9.77	2.22%	1,320.00
6740 Sewer	0.00	0.00	0.00	0.00%	6,118.92	6,501.00	382.08	5.88%	26,000.00
TOTAL Utilities	1,713.92	2,276.00	562.08	24.70%	10,681.13	15,605.00	4,923.87	31.55%	53,320.00
TOTAL Expense	13,701.89	16,417.00	2,715.11	16.54%	64,405.27	76,100.00	11,694.73	15.37%	229,095.00
Excess Revenue / Expense	5,100.14	2,508.00	2,592.14	-103.35%	11,102.51	(400.00)	11,502.51	0.00%	0.00

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Statement of Revenues and Expenses

Period 4/1/2017 To 4/30/2017 11:59:00 PM

	Current Month Reserve				Year to Date Reserve				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
Reserve Income									
9010 Reserve Income	6,220.00	6,220.00	0.00	0.00%	24,880.00	24,880.00	0.00	0.00%	74,640.00
9020 Interest	538.67	358.00	180.67	-50.47%	1,571.60	1,432.00	139.60	-9.75%	4,300.00
9025 Prem/Disc/Handling Investments	(12.00)	0.00	(12.00)	0.00%	(12.00)	0.00	(12.00)	0.00%	0.00
9090 Insurance Claims Received	14,820.39	0.00	14,820.39	0.00%	293,202.54	0.00	293,202.54	0.00%	0.00
TOTAL Reserve Income	21,567.06	6,578.00	14,989.06	-227.87%	319,642.14	26,312.00	293,330.14	-1114.82%	78,940.00
TOTAL Income	21,567.06	6,578.00	14,989.06	-227.87%	319,642.14	26,312.00	293,330.14	-1114.82%	78,940.00
Expense									
Reserve Expenses									
9105 Loss On Redemption	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%	0.00	0.00	0.00	0.00%	20,000.00
9170 Landscaping	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	6,000.00
9186 Irrigation	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	4,500.00
9280 Insurance Claims Paid	264,820.39	0.00	(264,820.39)	0.00%	264,820.39	0.00	(264,820.39)	0.00%	0.00
TOTAL Reserve Expenses	264,820.39	0.00	(264,820.39)	0.00%	264,820.39	0.00	(264,820.39)	0.00%	31,300.00
TOTAL Expense	264,820.39	0.00	(264,820.39)	0.00%	264,820.39	0.00	(264,820.39)	0.00%	31,300.00
Excess Revenue / Expense	(243,253.33)	6,578.00	(249,831.33)	0.00%	54,821.75	26,312.00	28,509.75	-108.35%	47,640.00