

Balance Sheet

Period 06/30/2017

Star Canyon Condominium Assn.

		Operating	Reserve	Total
Assets				
<u>Cash</u>				
1001	Operating- Alliance Cash	4,716.48		4,716.48
<u>Total Cash</u>		<u>4,716.48</u>		<u>4,716.48</u>
<u>Reserve</u>				
1110	Reserve/Dain/MM		41,852.49	41,852.49
1115	Reserve/ Alliance		8,260.25	8,260.25
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%		8,340.01	8,340.01
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%		10,521.45	10,521.45
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%		9,598.74	9,598.74
1229	Res/FHLMC 4670 CL KA 3/15/47 3.0%		8,755.64	8,755.64
1230	Res/CD/Bank of China NY 4/19/18 1.05%		30,000.00	30,000.00
<u>Total Reserve</u>			<u>402,001.29</u>	<u>402,001.29</u>
<u>Accounts Receivable</u>				
1400	Members Receivable	10.00		10.00
<u>Total Accounts Receivable</u>		<u>10.00</u>		<u>10.00</u>
<u>Other Assets</u>				
1460	Due To/ (From) Reserves		(8,971.75)	(8,971.75)
1480	Due To/ (From) Operating	8,971.75		8,971.75
1530	Accrued Interest Receivable		861.82	861.82
1800	Prepaid Insurance	1,025.64		1,025.64
<u>Total Other Assets</u>		<u>9,997.39</u>	<u>(8,109.93)</u>	<u>1,887.46</u>
<u>Total Assets</u>		<u>14,723.87</u>	<u>393,891.36</u>	<u>408,615.23</u>
Liabilities & Equity				
<u>Current Liabilities</u>				
2000	Accounts Payable	4,390.74		4,390.74
2050	Dues Paid in Advance	11,055.00		11,055.00
2100	Comcast Contract		3,600.00	3,600.00
<u>Total Current Liabilities</u>		<u>15,445.74</u>	<u>3,600.00</u>	<u>19,045.74</u>
<u>Equity</u>				
3300	Restricted Reserves		397,260.88	397,260.88
3900	Retained Earnings	22,423.15		22,423.15
	Net Income	(23,145.02)	(6,969.52)	(30,114.54)
<u>Total Equity</u>		<u>(721.87)</u>	<u>390,291.36</u>	<u>389,569.49</u>
<u>Total Liabilities & Equity</u>		<u>14,723.87</u>	<u>393,891.36</u>	<u>408,615.23</u>

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 6/1/2017 To 6/30/2017 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%	112,320.00	112,320.00	0.00	0.00%	224,640.00
4100 Late Fees	35.00	25.00	10.00	-40.00%	210.00	150.00	60.00	-40.00%	300.00
4200 Special Charges	0.00	10.00	(10.00)	100.00%	9.10	60.00	(50.90)	84.83%	125.00
4300 Additional Working Capital	0.00	167.00	(167.00)	100.00%	890.00	1,002.00	(112.00)	11.18%	2,000.00
4400 Operating Interest	2.21	3.00	(0.79)	26.33%	33.21	18.00	15.21	-84.50%	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	18,757.21	18,925.00	(167.79)	0.89%	113,462.31	113,550.00	(87.69)	0.08%	229,095.00
TOTAL Income	18,757.21	18,925.00	(167.79)	0.89%	113,462.31	113,550.00	(87.69)	0.08%	229,095.00
Expense									
<u>Administrative</u>									
6140 Supplies/ Copies/ Postage	33.55	67.00	33.45	49.93%	292.84	402.00	109.16	27.15%	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	170.43	54.00	(116.43)	-215.61%	290.43	324.00	33.57	10.36%	650.00
6220 Activities	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	350.00
TOTAL Administrative	203.98	121.00	(82.98)	-68.58%	633.27	726.00	92.73	12.77%	1,800.00
<u>Insurance</u>									
6810 D&O Insurance	89.58	90.00	0.42	0.47%	537.48	540.00	2.52	0.47%	1,075.00
6820 Hazard Insurance Premium	56.25	3,324.00	3,267.75	98.31%	18,988.81	19,944.00	955.19	4.79%	39,889.00
6840 Umbrella Insurance	110.58	110.00	(0.58)	-0.53%	663.48	660.00	(3.48)	-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	0.00	42.00	42.00	100.00%	500.00	252.00	(248.00)	-98.41%	500.00
TOTAL Insurance	256.41	3,566.00	3,309.59	92.81%	21,036.27	21,396.00	359.73	1.68%	42,788.00
<u>Landscaping</u>									
6410 Landscape Contract	1,125.00	1,125.00	0.00	0.00%	6,750.00	6,750.00	0.00	0.00%	13,500.00
6420 Landscape Other	0.00	250.00	250.00	100.00%	174.00	1,500.00	1,326.00	88.40%	3,000.00
6430 Shrub/ Tree Care	0.00	208.00	208.00	100.00%	0.00	1,248.00	1,248.00	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	458.25	700.00	241.75	34.54%	2,084.14	1,400.00	(684.14)	-48.87%	3,500.00
6451 Backflow Testing	0.00	300.00	300.00	100.00%	1,795.00	600.00	(1,195.00)	-199.17%	1,500.00
6470 Shared Waterfall Repairs	106.00	125.00	19.00	15.20%	2,366.00	750.00	(1,616.00)	-215.47%	1,500.00
TOTAL Landscaping	1,689.25	2,708.00	1,018.75	37.62%	15,119.14	19,248.00	4,128.86	21.45%	37,500.00

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 6/1/2017 To 6/30/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<u>Professional and Legal</u>									
6040 Management Fees	1,027.00	1,027.00	0.00	0.00%	6,162.00	6,162.00	0.00	0.00%	12,324.00
6060 Legal Expense	0.00	21.00	21.00	100.00%	0.00	126.00	126.00	100.00%	250.00
6080 Audit Fee/ Tax Prep	0.00	0.00	0.00	0.00%	250.00	350.00	100.00	28.57%	350.00
6090 Income Taxes	0.00	0.00	0.00	0.00%	0.00	673.00	673.00	100.00%	673.00
TOTAL Professional and Legal	1,027.00	1,048.00	21.00	2.00%	6,412.00	7,311.00	899.00	12.30%	13,597.00
<u>Repairs and Maintenance</u>									
6310 General Building Repairs	0.00	125.00	125.00	100.00%	179.74	750.00	570.26	76.03%	1,500.00
6311 Interior Building Repairs	0.00	21.00	21.00	100.00%	0.00	126.00	126.00	100.00%	250.00
6320 Fence/ Common Lighting	0.00	17.00	17.00	100.00%	188.13	102.00	(86.13)	-84.44%	200.00
6335 Concrete/ Asphalt	0.00	42.00	42.00	100.00%	0.00	252.00	252.00	100.00%	500.00
6340 Roof Repairs	0.00	83.00	83.00	100.00%	0.00	498.00	498.00	100.00%	1,000.00
6350 Gutter Repairs	0.00	100.00	100.00	100.00%	258.00	600.00	342.00	57.00%	1,200.00
6355 Exterminating/ Pest Control	0.00	17.00	17.00	100.00%	0.00	102.00	102.00	100.00%	200.00
6395 Alarm Monitoring & Repairs	0.00	42.00	42.00	100.00%	220.56	252.00	31.44	12.48%	500.00
6499 Other Contracts/ Billing	0.00	8.00	8.00	100.00%	0.00	48.00	48.00	100.00%	100.00
TOTAL Repairs and Maintenance	0.00	455.00	455.00	100.00%	846.43	2,730.00	1,883.57	69.00%	5,450.00
<u>Reserve</u>									
8050 Transfer to Reserves	6,220.00	6,220.00	0.00	0.00%	37,320.00	37,320.00	0.00	0.00%	74,640.00
TOTAL Reserve	6,220.00	6,220.00	0.00	0.00%	37,320.00	37,320.00	0.00	0.00%	74,640.00
<u>Utilities</u>									
6710 Common Gas/ Electricity	479.05	333.00	(146.05)	-43.86%	1,586.87	1,998.00	411.13	20.58%	4,000.00
6720 Water	3,770.35	1,833.00	(1,937.35)	-105.69%	8,410.82	10,998.00	2,587.18	23.52%	22,000.00
6730 Telephone	113.66	110.00	(3.66)	-3.33%	657.25	660.00	2.75	0.42%	1,320.00
6740 Sewer	2,053.44	2,167.00	113.56	5.24%	44,585.28	13,002.00	(31,583.28)	-242.91%	26,000.00
TOTAL Utilities	6,416.50	4,443.00	(1,973.50)	-44.42%	55,240.22	26,658.00	(28,582.22)	-107.22%	53,320.00
TOTAL Expense	15,813.14	18,561.00	2,747.86	14.80%	136,607.33	115,389.00	(21,218.33)	-18.39%	229,095.00
Excess Revenue / Expense	2,944.07	364.00	2,580.07	-708.81%	(23,145.02)	(1,839.00)	(21,306.02)	0.00%	0.00

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Statement of Revenues and Expenses

Period 6/1/2017 To 6/30/2017 11:59:00 PM

	Current Month Reserve				Year to Date Reserve				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Reserve Income</u>									
9010 Reserve Income	6,220.00	6,220.00	0.00	0.00%	37,320.00	37,320.00	0.00	0.00%	74,640.00
9020 Interest	419.65	358.00	61.65	-17.22%	2,277.99	2,148.00	129.99	-6.05%	4,300.00
9025 Prem/Disc/Handling Investments	0.00	0.00	0.00	0.00%	(12.00)	0.00	(12.00)	0.00%	0.00
9090 Insurance Claims Received	0.00	0.00	0.00	0.00%	543,967.79	0.00	543,967.79	0.00%	0.00
TOTAL Reserve Income	6,639.65	6,578.00	61.65	-0.94%	583,553.78	39,468.00	544,085.78	-1378.55%	78,940.00
TOTAL Income	6,639.65	6,578.00	61.65	-0.94%	583,553.78	39,468.00	544,085.78	-1378.55%	78,940.00
Expense									
<u>Reserve Expenses</u>									
9105 Loss On Redemption	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	800.00
9120 Fences	2,631.45	0.00	(2,631.45)	0.00%	2,631.45	0.00	(2,631.45)	0.00%	0.00
9135 Concrete	0.00	0.00	0.00	0.00%	0.00	0.00	0.00	0.00%	20,000.00
9151 Gutter Replacement	0.00	0.00	0.00	0.00%	32,000.00	0.00	(32,000.00)	0.00%	0.00
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%	6,924.06	0.00	(6,924.06)	0.00%	4,500.00
9280 Insurance Claims Paid	0.00	0.00	0.00	0.00%	548,967.79	0.00	(548,967.79)	0.00%	0.00
TOTAL Reserve Expenses	2,631.45	0.00	(2,631.45)	0.00%	590,523.30	0.00	(590,523.30)	0.00%	31,300.00
TOTAL Expense	2,631.45	0.00	(2,631.45)	0.00%	590,523.30	0.00	(590,523.30)	0.00%	31,300.00
Excess Revenue / Expense	4,008.20	6,578.00	(2,569.80)	39.07%	(6,969.52)	39,468.00	(46,437.52)	117.66%	47,640.00