

4:30 PM
01/02/19
Cash Basis

Daniels Loft Condominium Owners Assoc
Balance Sheet
As of December 31, 2018

	Dec 31, 18
ASSETS	
Current Assets	
Checking/Savings	
Vectra Bank - Ckg	3,263.64
Vectra Bank - MMA-Reserves	100,896.29
Total Checking/Savings	104,159.93
Accounts Receivable	
Accounts Receivable	
Prepaid Assessments Adj	804.00
Accounts Receivable - Other	-804.00
Total Accounts Receivable	0.00
Total Accounts Receivable	0.00
Total Current Assets	104,159.93
TOTAL ASSETS	104,159.93
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Prepaid Assessments	804.00
Total Other Current Liabilities	804.00
Total Current Liabilities	804.00
Long Term Liabilities	
Non Current Liabilities	
Designated Reserves	91,114.40
Total Non Current Liabilities	91,114.40
Total Long Term Liabilities	91,114.40
Total Liabilities	91,918.40
Equity	
Retained Earnings	-9,344.02
Unrestricted Net Assets	16,200.96
Net Income	5,384.59
Total Equity	12,241.53
TOTAL LIABILITIES & EQUITY	104,159.93

4:31 PM
01/02/19
Cash Basis

Daniels Loft Condominium Owners Assoc
Profit & Loss
December 2018

	<u>Dec 18</u>
Ordinary Income/Expense	
Income	
3010 Association Dues	5,496.00
3980 Interest	63.21
Total Income	<u>5,559.21</u>
Gross Profit	5,559.21
Expense	
5010 Administrative Expense	400.00
5260 Insurance	
5261 Prop. & Casualty Ins.	662.81
Total 5260 Insurance	<u>662.81</u>
5350 Building Maintenance	
5351 Exterior Maintenance	25.98
5362 Interior Maintenance	420.00
Total 5350 Building Maintenance	<u>445.98</u>
5450 Building Repairs	
5455 HVAC	48.00
Total 5450 Building Repairs	<u>48.00</u>
5520 Service Contracts	
5521 Elevator Contract	870.99
5523 Cleaning Services	400.00
Total 5520 Service Contracts	<u>1,270.99</u>
5700 Telephone	127.74
5710 Utilities	
5720 Trash Removal	126.00
5730 Utilities - Other	758.02
Total 5710 Utilities	<u>884.02</u>
Total Expense	<u>3,839.54</u>
Net Ordinary Income	<u>1,719.67</u>
Net Income	<u><u>1,719.67</u></u>

01/02/19
Cash Basis

Daniels Loft Condominium Owners Assoc
Budget Variance Report
December 2018

	Dec 18	Budget	\$ Over Bud...	Jan - Dec 18	YTD Budget	\$ Over Bud...	Annual Bud...
Ordinary Income/Expense							
Income							
3010 Association Dues	5,496.00	4,747.00	749.00	56,988.00	56,964.00	24.00	56,964.00
3540 Reimbursements	0.00	0.00	0.00	538.00	0.00	538.00	0.00
3980 Interest	63.21	0.00	63.21	555.51	0.00	555.51	0.00
3990 Late Fees	0.00	0.00	0.00	175.00	0.00	175.00	0.00
Total Income	5,559.21	4,747.00	812.21	58,256.51	56,964.00	1,292.51	56,964.00
Gross Profit	5,559.21	4,747.00	812.21	58,256.51	56,964.00	1,292.51	56,964.00
Expense							
5010 Administrative Expense	400.00	500.00	(100.00)	4,891.00	5,450.00	(559.00)	5,450.00
5260 Insurance							
5261 Prop. & Casualty Ins.	662.81	475.00	187.81	7,500.88	5,700.00	1,800.88	5,700.00
5264 Workman's Comp	0.00	0.00	0.00	388.00	400.00	(12.00)	400.00
Total 5260 Insurance	662.81	475.00	187.81	7,888.88	6,100.00	1,788.88	6,100.00
5300 Licenses & Permits	0.00	0.00	0.00	294.00	350.00	(56.00)	350.00
5350 Building Maintenance							
5351 Exterior Maintenance	25.98	350.00	(324.02)	9,724.48	4,200.00	5,524.48	4,200.00
5362 Interior Maintenance	420.00	250.00	170.00	2,918.99	3,000.00	(81.01)	3,000.00
Total 5350 Building Maintenance	445.98	600.00	(154.02)	12,643.47	7,200.00	5,443.47	7,200.00
5440 Professional Fees	0.00	0.00	0.00	100.00	120.00	(20.00)	120.00
5450 Building Repairs							
5454 General Repairs	0.00	200.00	(200.00)	325.00	2,400.00	(2,075.00)	2,400.00
5455 HVAC	48.00	50.00	(2.00)	1,340.26	600.00	740.26	600.00
5457 Plumbing and Electrical	0.00	0.00	0.00	657.00	0.00	657.00	0.00
Total 5450 Building Repairs	48.00	250.00	(202.00)	2,322.26	3,000.00	(677.74)	3,000.00
5520 Service Contracts							
5521 Elevator Contract	870.99	0.00	870.99	3,393.42	3,140.00	253.42	3,140.00
5523 Cleaning Services	400.00	425.00	(25.00)	4,850.00	5,100.00	(250.00)	5,100.00
5525 Security Fire Systems	0.00	0.00	0.00	5,596.00	2,100.00	3,496.00	2,100.00
Total 5520 Service Contracts	1,270.99	425.00	845.99	13,839.42	10,340.00	3,499.42	10,340.00
5550 Supplies - Building	0.00	25.00	(25.00)	6.04	300.00	(293.96)	300.00
5700 Telephone	127.74	105.00	22.74	1,444.62	1,260.00	184.62	1,260.00
5710 Utilities							
5720 Trash Removal	126.00	200.00	(74.00)	2,331.34	2,400.00	(68.66)	2,400.00
5730 Utilities - Other	758.02	575.00	183.02	7,110.89	7,050.00	60.89	7,050.00
Total 5710 Utilities	884.02	775.00	109.02	9,442.23	9,450.00	(7.77)	9,450.00
Total Expense	3,839.54	3,155.00	684.54	52,871.92	43,570.00	9,301.92	43,570.00
Net Ordinary Income	1,719.67	1,592.00	127.67	5,384.59	13,394.00	(8,009.41)	13,394.00
Net Income	1,719.67	1,592.00	127.67	5,384.59	13,394.00	(8,009.41)	13,394.00

Daniels Loft Condominium Owners Assoc
Check Detail
 December 2018

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	ACH	12/26/2018	Colorado Spring...	Vectra Bank - Ckg		-758.02
Bill		12/26/2018		5730 Utilities - Other	-43.71	43.71
				5730 Utilities - Other	-233.23	233.23
				5730 Utilities - Other	-481.08	481.08
TOTAL					-758.02	758.02
Bill Pmt -Check	Bill ...	12/07/2018	Century Link	Vectra Bank - Ckg		-127.74
Bill		12/07/2018		5700 Telephone	-127.74	127.74
TOTAL					-127.74	127.74
Bill Pmt -Check	Bill ...	12/07/2018	Colorado Spring...	Vectra Bank - Ckg		-270.00
Bill		12/07/2018		5523 Cleaning Servi...	-270.00	270.00
TOTAL					-270.00	270.00
Bill Pmt -Check	Bill ...	12/07/2018	Arapahoe Fire C...	Vectra Bank - Ckg		-420.00
Bill		12/07/2018		5362 Interior Mainte...	-420.00	420.00
TOTAL					-420.00	420.00
Bill Pmt -Check	Bill ...	12/07/2018	American Family...	Vectra Bank - Ckg		-662.81
Bill		12/07/2018		5261 Prop. & Casua...	-662.81	662.81
TOTAL					-662.81	662.81
Bill Pmt -Check	Bill ...	12/07/2018	Bestway Disposal	Vectra Bank - Ckg		-126.00
Bill		12/07/2018		5720 Trash Removal	-126.00	126.00
TOTAL					-126.00	126.00
Bill Pmt -Check	Bill ...	12/31/2018	Wylene Carol	Vectra Bank - Ckg		-300.00
Bill		12/31/2018		5010 Administrative ...	-300.00	300.00
TOTAL					-300.00	300.00
Bill Pmt -Check	5543	12/17/2018	Helen Chapman	Vectra Bank - Ckg		-130.00
Bill		12/26/2018		5523 Cleaning Servi...	-130.00	130.00
TOTAL					-130.00	130.00
Bill Pmt -Check	5545	12/05/2018	Karen Dellinger	Vectra Bank - Ckg		-100.00
Bill		12/05/2018		5010 Administrative ...	-100.00	100.00
TOTAL					-100.00	100.00
Bill Pmt -Check	5556	12/07/2018	Tyler Boomsma	Vectra Bank - Ckg		-48.00
Bill		12/07/2018		5455 HVAC	-48.00	48.00
TOTAL					-48.00	48.00
Bill Pmt -Check	5562	12/20/2018	Henley's Key Se...	Vectra Bank - Ckg		-25.98
Bill		12/20/2018		5351 Exterior Maint...	-25.98	25.98
TOTAL					-25.98	25.98
Bill Pmt -Check	5563	12/26/2018	Otis Elevator Co...	Vectra Bank - Ckg		-870.99
Bill		12/26/2018		5521 Elevator Contr...	-870.99	870.99
TOTAL					-870.99	870.99