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Accrual Basis

Arbors at Mountain Shadows COA, Inc
Balance Sheet
As of August 31, 2017

	<u>Aug 31, 17</u>
ASSETS	
Current Assets	
Checking/Savings	
101 - Wells Fargo-Operating Checking	54,986.21
102 - Wells Fargo-Operating Saving	46,119.09
150 - Wells Fargo-Reserve Saving	171,730.16
Total Checking/Savings	<u>272,835.46</u>
Accounts Receivable	
110 - Accounts Receivable	(8,384.44)
Total Accounts Receivable	<u>(8,384.44)</u>
Total Current Assets	<u>264,451.02</u>
TOTAL ASSETS	<u><u>264,451.02</u></u>
LIABILITIES & EQUITY	
Equity	
296 - Fund Balance	265,451.77
Net Income	(1,000.75)
Total Equity	<u>264,451.02</u>
TOTAL LIABILITIES & EQUITY	<u><u>264,451.02</u></u>

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Arbors at Mountain Shadows COA, Inc Reconciliation Detail

150 - Wells Fargo-Reserve Saving, Period Ending 08/31/2017

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						168,225.80
Cleared Transactions						
Deposits and Credits - 2 Items						
Transfer	08/07/2017			X	3,500.00	3,500.00
Deposit	08/31/2017			X	4.36	3,504.36
Total Deposits and Credits					<u>3,504.36</u>	<u>3,504.36</u>
Total Cleared Transactions					<u>3,504.36</u>	<u>3,504.36</u>
Cleared Balance					<u>3,504.36</u>	<u>171,730.16</u>
Register Balance as of 08/31/2017					<u>3,504.36</u>	<u>171,730.16</u>
Ending Balance					<u><u>3,504.36</u></u>	<u><u>171,730.16</u></u>

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Arbors at Mountain Shadows COA, Inc Reconciliation Detail

102 - Wells Fargo-Operating Saving, Period Ending 08/31/2017

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						46,117.91
Cleared Transactions						
Deposits and Credits - 1 item						
Deposit	08/31/2017			X	1.18	1.18
Total Deposits and Credits					<u>1.18</u>	<u>1.18</u>
Total Cleared Transactions					<u>1.18</u>	<u>1.18</u>
Cleared Balance					<u>1.18</u>	<u>46,119.09</u>
Register Balance as of 08/31/2017					<u>1.18</u>	<u>46,119.09</u>
Ending Balance					<u><u>1.18</u></u>	<u><u>46,119.09</u></u>

COMPOSITE
Income/Budget Performance 2016-2017

	Aug 2017	Budget Aug 2017	Sep '16 - Aug 17	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
400 · Income					
401 · Association Dues	25,444.00	25,444.00	305,328.00	305,328.00	305,328.00
Total 400 · Income	25,444.00	25,444.00	305,328.00	305,328.00	305,328.00
Total Income	25,444.00	25,444.00	305,328.00	305,328.00	305,328.00
Expense					
500 · Administration					
511 · Bank Fees	0.00	20.84	-85.16	250.00	250.00
521 · Office Supplies/ Postage	19.94	166.67	832.17	2,000.00	1,500.00
523 · Printing	0.00	0.00	50.37	0.00	500.00
531 · Telephone	109.42	106.00	1,293.69	1,272.00	1,272.00
541 · Utilities					
5411 · Electric	1,001.16	635.00	12,666.09	7,620.00	7,620.00
5412 · Gas	301.98	300.00	2,435.50	2,080.00	2,080.00
5413 · Water	5,134.22	5,400.00	25,687.88	28,000.00	28,000.00
5414 · Wastewater	30.29	25.00	351.55	300.00	300.00
Total 541 · Utilities	6,467.65	6,360.00	41,141.02	38,000.00	38,000.00
566 · Accounting	766.00	766.00	9,192.00	9,192.00	9,192.00
567 · Payment Books	4.22	2.53	31.16	185.00	185.00
569 · Security	-75.00	0.00	-212.77	0.00	0.00
571 · State & Local Fees	0.00	0.00	90.00	10.00	10.00
572 · Legal	348.50	833.34	3,710.50	10,000.00	10,000.00
573 · Taxes/ Audit	0.00	0.00	425.00	1,000.00	1,000.00
575 · Membership Dues	0.00	0.00	0.00	50.00	50.00
580 · Website	0.00	0.00	225.00	225.00	225.00
591 · Insurance	2,898.06	2,500.00	37,972.52	30,000.00	30,000.00
Total 500 · Administration	10,538.79	10,755.38	94,665.50	92,184.00	92,184.00
600 · Social					
601 · Social Activities	0.00	16.67	71.15	183.33	200.00
Total 600 · Social	0.00	16.67	71.15	200.00	200.00
630 · Buildings					
631 · Electrical/ Lighting	-85.01	208.34	1,169.04	2,500.00	2,500.00
632 · Painting Maintenance	0.00	0.00	0.00	0.00	0.00
633 · Roof Maintenance	0.00	0.00	0.00	0.00	0.00
634 · Stucco Maintenance	0.00	416.67	0.00	5,000.00	5,000.00
635 · Plumbing Maintenance	0.00	125.00	0.00	1,500.00	1,500.00
636 · General Maintenance	0.00	125.00	2,890.00	1,500.00	1,500.00
641 · Unit Maintenance	0.00	333.34	300.00	4,000.00	4,000.00
645 · Pest Control	0.00	70.00	336.00	840.00	840.00
651 · Fire Safety					
6511 · Fire Safety	5,774.75	609.50	23,993.62	7,314.00	7,314.00
6512 · Alarm Monitoring	682.65	95.00	2,513.52	1,140.00	1,140.00
6518 · Safety Repairs	0.00	0.00	716.60	0.00	0.00
Total 651 · Fire Safety	6,457.40	704.50	27,223.74	8,454.00	8,454.00
Total 630 · Buildings	6,372.39	1,982.85	31,918.78	23,794.00	23,794.00
670 · Clubhouse					
671 · Clubhouse Interior Maint	5.92		12.50	7,516.46	150.00
672 · Exercise Room	0.00		41.67	125.00	500.00
673 · Interior Furnishings	0.00		0.00	0.00	0.00
679 · Clubhouse Contract Maint	180.00		83.34	1,215.00	1,000.00
Total 670 · Clubhouse	185.92		137.51	8,856.46	1,650.00
690 · Pool/ Hot Tub					
691 · Pool/ Hot tub Maint	0.00		5,775.00	4,986.99	23,100.00
695 · Furnishings	0.00		0.00	0.00	0.00
699 · Pool / Hot Tub Contract	1,149.77		1,000.00	5,054.86	4,000.00
Total 690 · Pool / Hot Tub	1,149.77		6,775.00	10,041.85	27,100.00
700 · Grounds					
712 · Grounds Maintenance	0.00		2,037.50	15,632.00	16,300.00
713 · Irrigation System	0.00		125.00	1,320.70	1,000.00
745 · Animal Waste	296.00		296.00	3,552.00	3,552.00
749 · Landscaping Contract	3,310.00		3,310.00	26,292.50	22,662.50
Total 700 · Grounds	3,606.00		5,768.50	46,797.20	43,514.50
750 · Roads					
751 · General Maint	0.00		0.00	749.63	0.00
761 · Asphalt Maint	14,672.00		0.00	32,898.90	20,026.00
771 · Concrete Maintenance	0.00		0.00	0.00	0.00
781 · Snow Removal	0.00		0.00	4,392.50	10,000.00
791 · Disposal Enclosures					
7911 · Enclosure Maint	0.00		0.00	0.00	0.00
7912 · Illegal Dumping	0.00		12.50	116.50	150.00
7919 · Disposal Contract	854.00		858.00	10,248.00	10,296.00
Total 791 · Disposal Enclosures	854.00		870.50	10,364.50	10,446.00
Total 750 · Roads	15,526.00		870.50	48,405.53	40,472.00
800 · Budget Expenses					
810 · Reserves Savings	3,500.00		3,500.00	42,000.00	42,000.00
870 · Committee Expenses	0.00		0.00	0.00	0.00
890 · Contingency Fund	0.00		2,272.34	0.00	27,268.00
Total 800 · Budget Expenses	3,500.00		5,772.34	42,000.00	69,268.00
Total Expense	40,878.87		32,078.75	282,756.47	298,182.50
Net Ordinary Income	-15,434.87		-6,634.75	22,571.53	7,145.50