

COAL CREEK VILLAGE NORTH PAIRED AND PATIO VILLA HOMES
Combined Balance Sheet - All Fund Types and Account Groups
June 30, 2018

	<u>OPERATING</u>	<u>RESERVE</u>	<u>TOTAL</u>
Assets			
1st Bank- Checking	\$ 40,428.64	\$ -	\$ 40,428.64
Working Capital- Union Bank	25,500.54	-	25,500.54
Union Bank Checking	32,216.14	-	32,216.14
Xpress Bill Pay	2,282.00	-	2,282.00
Money Market- Union Bank	-	223,633.53	223,633.53
Accounts Receivable	3,123.64	-	3,123.64
Prepaid Expenses	14,829.80	-	14,829.80
Due from Reserve	51,005.00	-	51,005.00
	<u>154,356.47</u>	<u>223,633.53</u>	<u>377,990.00</u>
Total Current Assets	<u>154,356.47</u>	<u>223,633.53</u>	<u>377,990.00</u>
Total Assets	<u><u>\$ 154,356.47</u></u>	<u><u>\$ 223,633.53</u></u>	<u><u>\$ 377,990.00</u></u>
Liabilities			
Prepaid Assessments	\$ 7,830.44	\$ -	\$ 7,830.44
Due to Reserve	-	51,005.00	51,005.00
	<u>7,830.44</u>	<u>51,005.00</u>	<u>58,835.44</u>
Total Liabilities	<u>7,830.44</u>	<u>51,005.00</u>	<u>58,835.44</u>
Fund Balance			
Initial Contribution	27,520.00	-	27,520.00
Fund Balance	98,466.79	156,233.92	254,700.71
Current Year Earnings	20,539.24	16,394.61	36,933.85
	<u>146,526.03</u>	<u>172,628.53</u>	<u>319,154.56</u>
Total Fund Balances	<u>146,526.03</u>	<u>172,628.53</u>	<u>319,154.56</u>
Resources and Fund Balance	<u><u>\$ 154,356.47</u></u>	<u><u>\$ 223,633.53</u></u>	<u><u>\$ 377,990.00</u></u>

DRAFT- Subject to revision

COAL CREEK VILLAGE NORTH PAIRED AND PATIO VILLA HOMES
Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual
For the 6 Months Ending,
June 30, 2018
General Fund

	<u>Period Actual</u>	<u>YTD Actual</u>	<u>Budget</u>	<u>Under/(Over)</u> <u>Budget</u>	<u>% of Budget</u>
Revenues					
Assessments- Paired	\$ -	\$ 48,145.00	\$ 187,858.49	\$ 139,713.49	25.6%
Assessments- Patio Villas	-	29,340.00	-	(29,340.00)	0.0%
Late Fees	-	125.00	-	(125.00)	0.0%
Interest Income	-	12.68	-	(12.68)	0.0%
Total Revenues	-	77,622.68	187,858.49	110,235.81	41.3%
Expenditures					
Administration					
Audit & Tax Preparation	-	-	2,000.00	2,000.00	0.0%
Computer/Web Maintenance	50.00	250.00	600.00	350.00	41.7%
Insurance- Master	-	17,065.34	46,093.00	29,027.66	37.0%
Legal - General	685.00	1,791.00	4,000.00	2,209.00	44.8%
Legal - Collections	-	-	1,000.00	1,000.00	0.0%
Lawsuit Settlement	483.75	948.75	500.00	(448.75)	189.8%
Management Fee	960.00	8,725.30	9,492.48	767.18	91.9%
Taxes and Licenses	-	-	300.00	300.00	0.0%
Bad Debt	-	100.00	1,000.00	900.00	10.0%
Postage, Printing, Copies	235.95	1,414.95	1,500.00	85.05	94.3%
Meeting/Minutes	-	792.60	240.00	(552.60)	330.3%
Miscellaneous	84.65	510.79	500.00	(10.79)	102.2%
Total Administration	2,499.35	31,598.73	67,225.48	35,626.75	47.0%
Buildings					
Roofs/Gutters	-	-	1,000.00	1,000.00	0.0%
Roofs	-	-	1,000.00	1,000.00	0.0%
Exterminating	-	-	500.00	500.00	0.0%
General Building Maintenance	-	-	2,000.00	2,000.00	0.0%
Total Buildings	-	-	4,500.00	4,500.00	0.0%
Grounds					
Landscape Contract	-	3,994.60	18,072.00	14,077.40	22.1%
Snow Removal	-	2,589.50	15,000.00	12,410.50	17.3%
Sprinkler Repairs	-	-	3,000.00	3,000.00	0.0%
General Grounds Maintenance	-	188.36	5,000.00	4,811.64	3.8%
Grounds Contract Extra	2,387.97	2,462.24	10,000.00	7,537.76	24.6%
Total Grounds	2,387.97	9,234.70	51,072.00	41,837.30	18.1%
Total Expenditures	4,887.32	40,833.43	187,797.48	163,214.06	
Excess (Deficiency) of Revenues Over Expenditures	(4,887.32)	36,789.25	61.01	(52,978.25)	
Transfers and Other Sources (Uses)					
Reserve Transfer	-	(16,250.01)	65,000.00	81,250.01	-25.0%
Total Transfers and Other Sources (Uses)	-	(16,250.01)	65,000.00	81,250.01	-25.0%
Change in Fund Balance	(2,387.97)	20,539.24	14,428.00	39,912.71	
Beginning Fund Balance	-	98,466.79	-	(98,466.79)	
Ending Fund Balance	\$ (4,887.32)	\$ 135,256.04	\$ 61.01	\$ (151,445.04)	

COAL CREEK VILLAGE NORTH PAIRED AND PATIO VILLA HOMES
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For the 6 Months Ending,
June 30, 2018
Reserve Fund

	<u>Period Actual</u>	<u>YTD Actual</u>	<u>Budget</u>	<u>Under/(Over)</u> <u>Budget</u>	<u>% of</u> <u>Budget</u>
Revenues					
Interest Income	\$ -	\$ 144.60	\$ -	\$ (144.60)	0.0%
Total Revenues	<u>-</u>	<u>144.60</u>	<u>-</u>	<u>(144.60)</u>	<u>0.0%</u>
Excess (Deficiency) of Revenues Over Expenditures	-	144.60	-	(144.60)	
Transfers and Other Sources (Uses)					
Transfer from Capital Projects	-	16,250.01	-	(16,250.01)	
Total Transfers and Other Sources (Uses)	<u>-</u>	<u>16,250.01</u>	<u>-</u>	<u>(16,250.01)</u>	
Change in Fund Balance	-	16,394.61	-	(16,394.61)	
Beginning Fund Balance	-	156,233.92	-	(156,233.92)	
Ending Fund Balance	<u>\$ -</u>	<u>\$ 172,628.53</u>	<u>\$ -</u>	<u>\$ (172,628.53)</u>	