

# HAMPDEN HILLS AT AURORA

Balance Sheet  
As of 09/30/17

## ASSETS

Mutual of Omaha Bank Operating	\$ 44,634.01	
Mutual of Omaha - Reserve Acct	13,163.58	
RBC Wealth Mgmt RSV .01% AMY	155,703.88	
Accounts Receivable	71,800.89	
	<hr/>	
TOTAL ASSETS		\$ 285,302.36
		=====

## LIABILITIES & EQUITY

### CURRENT LIABILITIES:

Accounts Payable	\$ 13,086.48	
Prepaid Assessments	7,284.20	
	<hr/>	
Subtotal Current Liab.		\$ 20,370.68

### RESERVES:

Subtotal Reserves	<hr/>	\$ .00
-------------------	-------	--------

### EQUITY:

Retained Earnings	\$ 108,480.64	
Equity - Reserve	118,160.19	
Current Year Net Income/(Loss)	38,290.85	
	<hr/>	
Subtotal Equity		\$ 264,931.68

TOTAL LIABILITIES & EQUITY		\$ 285,302.36
		=====

# HAMPDEN HILLS AT AURORA

Income/Expense Statement  
Period: 09/01/17 to 09/30/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
04000	Assessment Income	19,447.20	19,771.33	(324.13)	179,076.30	177,941.97	1,134.33	237,256.00
04020	Violation Income	.00	8.33	(8.33)	100.00	74.97	25.03	100.00
04100	Late Fee Income	275.00	125.00	150.00	2,487.50	1,125.00	1,362.50	1,500.00
04400	Miscellaneous Income	183.85	.00	183.85	2,624.38	.00	2,624.38	.00
04450	Interest Income - Operating	2.44	.00	2.44	21.01	.00	21.01	.00
04500	Reserve Income	(2,500.00)	.00	(2,500.00)	(20,000.00)	.00	(20,000.00)	.00
04700	Garage Income	375.00	200.00	175.00	2,812.50	1,800.00	1,012.50	2,400.00
	<b>Total Income</b>	<b>17,783.49</b>	<b>20,104.66</b>	<b>(2,321.17)</b>	<b>167,121.69</b>	<b>180,941.94</b>	<b>(13,820.25)</b>	<b>241,256.00</b>
EXPENSES								
Utilities Expense								
05050	Electric	137.89	150.00	12.11	2,113.64	1,350.00	(763.64)	1,800.00
05100	Water/Sewer	8,750.60	3,166.67	(5,583.93)	38,374.73	28,500.03	(9,874.70)	38,000.00
05400	Trash Removal	1,898.00	1,750.00	(148.00)	16,719.00	15,750.00	(969.00)	21,000.00
	<b>Total Utilities Expense</b>	<b>10,786.49</b>	<b>5,066.67</b>	<b>(5,719.82)</b>	<b>57,207.37</b>	<b>45,600.03</b>	<b>(11,607.34)</b>	<b>60,800.00</b>
Maintenance Expenses								
06000	Building Maintenance	.00	83.33	83.33	.00	749.97	749.97	1,000.00
06050	Garage Maintenance	.00	100.00	100.00	1,313.16	900.00	(413.16)	1,200.00
06500	Landscape Contract	1,949.40	1,850.67	(98.73)	15,394.88	16,656.03	1,261.15	22,208.00
06525	Irrigation Repairs	2,351.33	1,000.00	(1,351.33)	9,741.76	9,000.00	(741.76)	12,000.00
06550	Trees Replacement / Maintenan	5,724.80	833.33	(4,891.47)	6,337.80	7,499.97	1,162.17	10,000.00
06600	Parking Lot Maintenance	.00	250.00	250.00	.00	2,250.00	2,250.00	3,000.00
06610	Concrete Maintenance	.00	416.67	416.67	8,503.91	3,750.03	(4,753.88)	5,000.00
06625	Security/Monitoring	725.00	500.00	(225.00)	7,312.50	4,500.00	(2,812.50)	6,000.00
06630	Gutter Maintenance	.00	.00	.00	1,075.82	.00	(1,075.82)	.00
06640	Roof Maintenance	.00	833.33	833.33	.00	7,499.97	7,499.97	10,000.00
06650	Grounds Maintenance Supplies	.00	.00	.00	883.00	.00	(883.00)	.00
06700	Snow Removal	.00	2,500.00	2,500.00	5,789.00	22,500.00	16,711.00	30,000.00
06750	Lighting Maintenance	183.13	458.33	275.20	2,557.17	4,124.97	1,567.80	5,500.00
06800	Misc Grounds Maint	1,040.00	483.33	(556.67)	2,103.00	4,349.97	2,246.97	5,800.00
06850	Signage	.00	25.00	25.00	.00	225.00	225.00	300.00
06900	Contingency	.00	13.75	13.75	.00	123.75	123.75	165.00
	<b>Total Maintenance Expenses</b>	<b>11,973.66</b>	<b>9,347.74</b>	<b>(2,625.92)</b>	<b>61,012.00</b>	<b>84,129.66</b>	<b>23,117.66</b>	<b>112,173.00</b>
Administrative/Business								
07000	Management	1,596.00	1,596.50	.50	14,364.00	14,368.50	4.50	19,158.00
07100	Administration	280.44	250.00	(30.44)	3,449.00	2,250.00	(1,199.00)	3,000.00
07200	Insurance	.00	916.67	916.67	8,643.50	8,250.03	(393.47)	11,000.00

# HAMPDEN HILLS AT AURORA

## Income/Expense Statement

Period: 09/01/17 to 09/30/17

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
07300	Audit/Tax Return	.00	189.58	189.58	815.39	1,706.22	890.83	2,275.00
07310	Licenses Fees	.00	8.33	8.33	.00	74.97	74.97	100.00
07350	Bad Debt	.00	.00	.00	(287.60)	.00	287.60	.00
07500	Legal	.00	166.67	166.67	.00	1,500.03	1,500.03	2,000.00
07510	Legal Passthrough	1,227.70	.00	(1,227.70)	2,736.55	.00	(2,736.55)	.00
07600	Miscellaneous	.00	8.33	8.33	310.20	74.97	(235.23)	100.00
07650	Homeowner Reimbursement	.00	.00	.00	324.12	.00	(324.12)	.00
07700	Property Taxes	.00	50.00	50.00	.00	450.00	450.00	600.00
07900	Bank Charges	20.00	4.17	(15.83)	280.00	37.53	(242.47)	50.00
	<b>Total Administrative/Bus</b>	<b>3,124.14</b>	<b>3,190.25</b>	<b>66.11</b>	<b>30,635.16</b>	<b>28,712.25</b>	<b>(1,922.91)</b>	<b>38,283.00</b>
	<b>Total Operating Expense</b>	<b>25,884.29</b>	<b>17,604.66</b>	<b>(8,279.63)</b>	<b>148,854.53</b>	<b>158,441.94</b>	<b>9,587.41</b>	<b>211,256.00</b>
	<b>NET OPERATING INCOME (LOSS)</b>	<b>(8,100.80)</b>	<b>2,500.00</b>	<b>(10,600.80)</b>	<b>18,267.16</b>	<b>22,500.00</b>	<b>(4,232.84)</b>	<b>30,000.00</b>
Reserve Income								
08000	Reserve Contributions	2,500.00	2,500.00	.00	20,000.00	22,500.00	(2,500.00)	30,000.00
08010	Reserve interest	2.83	.00	2.83	23.69	.00	23.69	.00
	<b>Reserve Income</b>	<b>2,502.83</b>	<b>2,500.00</b>	<b>2.83</b>	<b>20,023.69</b>	<b>22,500.00</b>	<b>(2,476.31)</b>	<b>30,000.00</b>
Reserve Expenses								
	<b>Total Reserve Expenses</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>
	<b>NET RESERVE INCOME (LOSS)</b>	<b>(2,502.83)</b>	<b>(2,500.00)</b>	<b>2.83</b>	<b>(20,023.69)</b>	<b>(22,500.00)</b>	<b>(2,476.31)</b>	<b>(30,000.00)</b>
	<b>Current Year Net Income (Loss)</b>	<b>(5,597.97)</b>	<b>5,000.00</b>	<b>(10,597.97)</b>	<b>38,290.85</b>	<b>45,000.00</b>	<b>(6,709.15)</b>	<b>60,000.00</b>