

Columbine Townhouses Five HOA, Inc

Balance Sheet For 3/31/2024

Assets

Mutual of Omaha Bank Operating	\$42,600.33
Mutual of Omaha - Reserve Acct	\$37,529.38
Accounts Receivable	\$214,345.26
Allowance for Doubtful Account	(\$2,082.44)
Due from Reserves	\$40,758.48
Due to Reserves from Operating	\$81,241.52
Prepaid Expenses	\$13,258.99

Total Assets

	<u>\$427,651.52</u>
Total Assets	<u>\$427,651.52</u>

Liabilities

Accounts Payable	(\$1,250.76)
Assessment Reserves	\$9,660.00
Due to Reserves	\$122,000.00
Due to Special Assess from Ope	(\$810.00)
Due to Oper from Special Asses	\$810.00
Prepaid Assessments	\$2,314.63
Suspense	\$503.00

Total Liabilities

\$133,226.87

Equity

Net Income	\$300,530.90
Retained Earnings	(\$53,711.81)
Retained Earnings - Reserve	(\$74,313.69)
Fund Balance - Def Repl Rsv	\$121,919.25

Total Equity

\$294,424.65

Total Liabilities / Equity

\$427,651.52

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 3/1/2024 - 3/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	25,200.00	25,200.00	-	252,000.00	252,000.00	-	302,400.00
4020 - Violation Income	-	41.67	(41.67)	-	416.70	(416.70)	500.00
4100 - Late Fee Income	-	41.67	(41.67)	135.00	416.70	(281.70)	500.00
4300 - Special Assessment Income	-	-	-	324,000.00	-	324,000.00	-
4450 - Interest Income - Operating	3.27	-	3.27	14.70	-	14.70	-
4500 - Reserve Income	-	-	-	(2,166.67)	-	(2,166.67)	-
4699 - HOA LOC loan income	-	-	-	71,280.00	-	71,280.00	-
4850 - Bank Charges	-	-	-	70.00	-	70.00	-
Total Income	25,203.27	25,283.34	(80.07)	645,333.03	252,833.40	392,499.63	303,400.00
Total Income	25,203.27	25,283.34	(80.07)	645,333.03	252,833.40	392,499.63	303,400.00

Operating Expense

Utilities Expense							
5050 - Electric	312.25	200.00	(112.25)	2,312.69	2,000.00	(312.69)	2,400.00
5100 - Water	1,994.33	2,916.67	922.34	30,745.21	29,166.70	(1,578.51)	35,000.00
5150 - Sewer	-	1,433.33	1,433.33	-	14,333.30	14,333.30	17,200.00
5400 - Trash Removal	696.73	1,458.33	761.60	15,759.23	14,583.30	(1,175.93)	17,500.00
Total Utilities Expense	3,003.31	6,008.33	3,005.02	48,817.13	60,083.30	11,266.17	72,100.00

Maintenance Expense							
6000 - Building Maint.	-	1,666.67	1,666.67	60,808.81	16,666.70	(44,142.11)	20,000.00
6100 - Garage Maintenance	2,330.50	333.33	(1,997.17)	8,182.16	3,333.30	(4,848.86)	4,000.00
6200 - Roof & Gutter Maint	-	608.33	608.33	5,037.20	6,083.30	1,046.10	7,300.00
6300 - Sewer Repairs & Maint	360.00	-	(360.00)	1,630.50	-	(1,630.50)	-
6500 - Landscape Contract	-	2,753.83	2,753.83	20,654.35	27,538.30	6,883.95	33,046.00
6525 - Irrigation Repairs	-	708.33	708.33	11,227.55	7,083.30	(4,144.25)	8,500.00
6550 - Plants/Trees	2,576.50	266.67	(2,309.83)	2,576.50	2,666.70	90.20	3,200.00
6600 - Parking Lot Maintenance	-	366.67	366.67	-	3,666.70	3,666.70	4,400.00
6605 - Concrete Repairs	-	1,000.00	1,000.00	(8,800.00)	10,000.00	18,800.00	12,000.00
6610 - Fence Maintenance	-	750.00	750.00	585.00	7,500.00	6,915.00	9,000.00
6650 - Pest Control	-	24.83	24.83	-	248.30	248.30	298.00
6700 - Snow Removal	14,776.00	2,083.33	(12,692.67)	41,886.00	20,833.30	(21,052.70)	25,000.00
6750 - Lighting Maintenance	-	41.67	41.67	868.35	416.70	(451.65)	500.00
6800 - Misc Grounds Maint	124.50	291.67	167.17	5,306.18	2,916.70	(2,389.48)	3,500.00
6900 - Contingency	-	2.67	2.67	-	26.70	26.70	32.00
Total Maintenance Expense	20,167.50	10,898.00	(9,269.50)	149,962.60	108,980.00	(40,982.60)	130,776.00

Administration Expense							
7000 - Management	1,771.17	1,771.17	-	17,711.60	17,711.70	.10	21,254.00
7100 - Administration	428.11	166.67	(261.44)	4,629.83	1,666.70	(2,963.13)	2,000.00
7200 - Insurance	-	3,541.67	3,541.67	113,849.83	35,416.70	(78,433.13)	42,500.00

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 3/1/2024 - 3/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
7225 - HOA Line of Credit Loan	1,102.00	-	(1,102.00)	2,261.19	-	(2,261.19)	-
7300 - Audit/Tax Return	-	33.33	33.33	450.00	333.30	(116.70)	400.00
7500 - General Counsel	-	166.67	166.67	2,720.19	1,666.70	(1,053.49)	2,000.00
7510 - Legal Collection	-	83.33	83.33	-	833.30	833.30	1,000.00
7600 - Miscellaneous	-	16.67	16.67	-	166.70	166.70	200.00
7900 - Bank Charges	-	1.67	1.67	100.00	16.70	(83.30)	20.00
7950 - Community Activities	-	12.50	12.50	-	125.00	125.00	150.00
Total Administration Expense	3,301.28	5,793.68	2,492.40	141,722.64	57,936.80	(83,785.84)	69,524.00
Reserve Activity							
8000 - Reserve Contributions	-	2,583.33	2,583.33	-	25,833.30	25,833.30	31,000.00
8530 - Reserve - Concrete	-	-	-	5,980.00	-	(5,980.00)	-
Total Reserve Activity	-	2,583.33	2,583.33	5,980.00	25,833.30	19,853.30	31,000.00
Total Expense	26,472.09	25,283.34	(1,188.75)	346,482.37	252,833.40	(93,648.97)	303,400.00
Operating Net Total	(1,268.82)	-	(1,268.82)	298,850.66	-	298,850.66	-

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	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Reserve Activity							
8100 - Reserve Interest Income	9.56	-	9.56	97.04	-	97.04	-
Total Reserve Activity	9.56	-	9.56	97.04	-	97.04	-
Total Income	9.56	-	9.56	97.04	-	97.04	-
Reserve Expense							
Maintenance Expense							
6525 - Irrigation Repairs	-	-	-	583.47	-	(583.47)	-
Total Maintenance Expense	-	-	-	583.47	-	(583.47)	-
Reserve Activity							
8000 - Reserve Contributions	-	-	-	(2,166.67)	-	2,166.67	-
Total Reserve Activity	-	-	-	(2,166.67)	-	2,166.67	-
Total Expense	-	-	-	(1,583.20)	-	1,583.20	-
Reserve Net Total	9.56	-	9.56	1,680.24	-	1,680.24	-
Net Total	(1,259.26)	-	(1,259.26)	300,530.90	-	300,530.90	-