

Columbine Townhouses Five HOA, Inc

Balance Sheet For 8/31/2024

Assets

| | |
|--------------------------------|--------------|
| Mutual of Omaha Bank Operating | \$956,788.18 |
| Mutual of Omaha - Reserve Acct | \$169,998.64 |
| Accounts Receivable | \$111,103.44 |
| 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

| | |
|---------------------|-----------------------|
| Total Assets | \$1,371,066.81 |
| Total Assets | \$1,371,066.81 |

Liabilities

| | |
|--------------------------------|--------------|
| Accounts Payable | (\$2,430.44) |
| 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 | \$9,715.25 |
| Suspense | \$503.00 |

Total Liabilities

\$139,447.81

Equity

| | |
|-----------------------------|---------------|
| Net Income | \$977,426.49 |
| Retained Earnings | \$206,586.95 |
| Retained Earnings - Reserve | (\$74,313.69) |
| Fund Balance - Def Repl Rsv | \$121,919.25 |

Total Equity

| | |
|-----------------------------------|-----------------------|
| Total Liabilities / Equity | \$1,231,619.00 |
| Total Liabilities / Equity | \$1,371,066.81 |

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

| | Current Period | | | Year To Date | | | Annual Budget |
|-------------------------------------|------------------|------------------|------------------|---------------------|------------------|---------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Operating Income | | | | | | | |
| Income | | | | | | | |
| 4000 - Assessment Income | 43,200.00 | 25,200.00 | 18,000.00 | 129,600.00 | 75,600.00 | 54,000.00 | 302,400.00 |
| 4020 - Violation Income | - | 41.67 | (41.67) | - | 125.01 | (125.01) | 500.00 |
| 4075 - HAILSTORM SPECIAL ASSESSMENT | - | - | - | 498,385.09 | - | 498,385.09 | - |
| 4100 - Late Fee Income | - | 41.67 | (41.67) | (45.00) | 125.01 | (170.01) | 500.00 |
| 4110 - Late Fee Interest Income | - | - | - | (31.93) | - | (31.93) | - |
| 4325 - Roofing Special Assessment | - | - | - | 941,649.84 | - | 941,649.84 | - |
| 4450 - Interest Income - Operating | 59.91 | - | 59.91 | 86.79 | - | 86.79 | - |
| 4500 - Reserve Income | (5,212.09) | - | (5,212.09) | (15,636.27) | - | (15,636.27) | - |
| 4850 - Bank Charges | 40.00 | - | 40.00 | 50.00 | - | 50.00 | - |
| Total Income | 38,087.82 | 25,283.34 | 12,804.48 | 1,554,058.52 | 75,850.02 | 1,478,208.50 | 303,400.00 |
| Total Income | 38,087.82 | 25,283.34 | 12,804.48 | 1,554,058.52 | 75,850.02 | 1,478,208.50 | 303,400.00 |

Operating Expense

| | | | | | | | |
|--------------------------------|-----------------|-----------------|---------------|------------------|------------------|-----------------|------------------|
| Utilities Expense | | | | | | | |
| 5050 - Electric | 173.37 | 200.00 | 26.63 | 531.46 | 600.00 | 68.54 | 2,400.00 |
| 5100 - Water | 5,134.80 | 2,916.67 | (2,218.13) | 12,178.36 | 8,750.01 | (3,428.35) | 35,000.00 |
| 5150 - Sewer | - | 1,433.33 | 1,433.33 | - | 4,299.99 | 4,299.99 | 17,200.00 |
| 5400 - Trash Removal | 348.00 | 1,458.33 | 1,110.33 | 5,463.69 | 4,374.99 | (1,088.70) | 17,500.00 |
| Total Utilities Expense | 5,656.17 | 6,008.33 | 352.16 | 18,173.51 | 18,024.99 | (148.52) | 72,100.00 |

| | | | | | | | |
|----------------------------------|-------------------|------------------|---------------------|-------------------|------------------|---------------------|-------------------|
| Maintenance Expense | | | | | | | |
| 6000 - Building Maint. | - | 1,666.67 | 1,666.67 | - | 5,000.01 | 5,000.01 | 20,000.00 |
| 6100 - Garage Maintenance | 503.06 | 333.33 | (169.73) | 753.06 | 999.99 | 246.93 | 4,000.00 |
| 6200 - Roof & Gutter Maint | - | 608.33 | 608.33 | - | 1,824.99 | 1,824.99 | 7,300.00 |
| 6500 - Landscape Contract | 4,319.00 | 2,753.83 | (1,565.17) | 12,957.00 | 8,261.49 | (4,695.51) | 33,046.00 |
| 6525 - Irrigation Repairs | 3,103.32 | 708.33 | (2,394.99) | 8,114.24 | 2,124.99 | (5,989.25) | 8,500.00 |
| 6550 - Plants/Trees | - | 266.67 | 266.67 | 431.00 | 800.01 | 369.01 | 3,200.00 |
| 6575 - Misc Grounds Improvements | 194.50 | - | (194.50) | 12,965.34 | - | (12,965.34) | - |
| 6600 - Parking Lot Maintenance | - | 366.67 | 366.67 | - | 1,100.01 | 1,100.01 | 4,400.00 |
| 6605 - Concrete Repairs | - | 1,000.00 | 1,000.00 | - | 3,000.00 | 3,000.00 | 12,000.00 |
| 6610 - Fence Maintenance | - | 750.00 | 750.00 | 124.50 | 2,250.00 | 2,125.50 | 9,000.00 |
| 6650 - Pest Control | - | 24.83 | 24.83 | - | 74.49 | 74.49 | 298.00 |
| 6700 - Snow Removal | - | 2,083.33 | 2,083.33 | - | 6,249.99 | 6,249.99 | 25,000.00 |
| 6750 - Lighting Maintenance | - | 41.67 | 41.67 | - | 125.01 | 125.01 | 500.00 |
| 6800 - Misc Grounds Maint | 99.00 | 291.67 | 192.67 | 99.00 | 875.01 | 776.01 | 3,500.00 |
| 6900 - Contingency | - | 2.67 | 2.67 | - | 8.01 | 8.01 | 32.00 |
| 6999 - Hailstorm Damage Repairs | 499,764.23 | - | (499,764.23) | 499,764.23 | - | (499,764.23) | - |
| Total Maintenance Expense | 507,983.11 | 10,898.00 | (497,085.11) | 535,208.37 | 32,694.00 | (502,514.37) | 130,776.00 |

| | | | | | | | |
|-------------------------------|----------|----------|---------|----------|----------|----------|-----------|
| Administration Expense | | | | | | | |
| 7000 - Management | 1,859.50 | 1,771.17 | (88.33) | 5,578.50 | 5,313.51 | (264.99) | 21,254.00 |

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

| | Current Period | | | Year To Date | | | Annual Budget |
|-------------------------------------|---------------------|------------------|---------------------|-------------------|------------------|---------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Operating Expense | | | | | | | |
| 7100 - Administration | 293.88 | 166.67 | (127.21) | 1,805.47 | 500.01 | (1,305.46) | 2,000.00 |
| 7200 - Insurance | - | 3,541.67 | 3,541.67 | 28,388.84 | 10,625.01 | (17,763.83) | 42,500.00 |
| 7225 - HOA Line of Credit Loan | 582.11 | - | (582.11) | 2,298.17 | - | (2,298.17) | - |
| 7300 - Audit/Tax Return | - | 33.33 | 33.33 | - | 99.99 | 99.99 | 400.00 |
| 7500 - General Counsel | - | 166.67 | 166.67 | 926.50 | 500.01 | (426.49) | 2,000.00 |
| 7510 - Legal Collection | - | 83.33 | 83.33 | - | 249.99 | 249.99 | 1,000.00 |
| 7600 - Miscellaneous | - | 16.67 | 16.67 | - | 50.01 | 50.01 | 200.00 |
| 7900 - Bank Charges | 10.00 | 1.67 | (8.33) | 30.00 | 5.01 | (24.99) | 20.00 |
| 7950 - Community Activities | - | 12.50 | 12.50 | - | 37.50 | 37.50 | 150.00 |
| Total Administration Expense | 2,745.49 | 5,793.68 | 3,048.19 | 39,027.48 | 17,381.04 | (21,646.44) | 69,524.00 |
| Reserve Activity | | | | | | | |
| 8000 - Reserve Contributions | - | 2,583.33 | 2,583.33 | - | 7,749.99 | 7,749.99 | 31,000.00 |
| Total Reserve Activity | - | 2,583.33 | 2,583.33 | - | 7,749.99 | 7,749.99 | 31,000.00 |
| Total Expense | 516,384.77 | 25,283.34 | (491,101.43) | 592,409.36 | 75,850.02 | (516,559.34) | 303,400.00 |
| Operating Net Total | (478,296.95) | - | (478,296.95) | 961,649.16 | - | 961,649.16 | - |

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 8/1/2024 - 8/31/2024

| | Current Period | | | Year To Date | | | Annual Budget |
|--------------------------------|---------------------|----------|---------------------|--------------------|----------|-------------------|---------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Reserve Income | | | | | | | |
| Reserve Activity | | | | | | | |
| 8100 - Reserve Interest Income | 49.08 | - | 49.08 | 141.06 | - | 141.06 | - |
| Total Reserve Activity | 49.08 | - | 49.08 | 141.06 | - | 141.06 | - |
| Total Income | 49.08 | - | 49.08 | 141.06 | - | 141.06 | - |
| Reserve Expense | | | | | | | |
| Reserve Activity | | | | | | | |
| 8000 - Reserve Contributions | (5,212.09) | - | 5,212.09 | (15,636.27) | - | 15,636.27 | - |
| Total Reserve Activity | (5,212.09) | - | 5,212.09 | (15,636.27) | - | 15,636.27 | - |
| Total Expense | (5,212.09) | - | 5,212.09 | (15,636.27) | - | 15,636.27 | - |
| Reserve Net Total | 5,261.17 | - | 5,261.17 | 15,777.33 | - | 15,777.33 | - |
| Net Total | (473,035.78) | - | (473,035.78) | 977,426.49 | - | 977,426.49 | - |