

Columbine Townhouses Five HOA, Inc

Balance Sheet For 8/31/2026

Assets

Mutual of Omaha Bank Operating	\$7,207.03
Mutual of Omaha - Reserve Acct	\$226,038.93
Accounts Receivable	\$90,757.97
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

	\$457,180.48
Total Assets	\$457,180.48

Liabilities

Accounts Payable	\$7,546.27
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	\$9,373.01
Suspense	\$503.00

Total Liabilities

\$149,082.28

Equity

Net Income	(\$12,596.86)
Retained Earnings	\$273,089.50
Retained Earnings - Reserve	(\$74,313.69)
Fund Balance - Def Repl Rsv	\$121,919.25

Total Equity

	\$308,098.20
Total Liabilities / Equity	\$457,180.48

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	43,200.00	43,200.00	-	129,600.00	129,600.00	-	518,400.00
4020 - Violation Income	-	41.67	(41.67)	-	125.01	(125.01)	500.00
4100 - Late Fee Income	-	41.67	(41.67)	105.00	125.01	(20.01)	500.00
4450 - Interest Income - Operating	1.44	-	1.44	6.42	-	6.42	-
4500 - Reserve Income	(6,458.34)	-	(6,458.34)	(19,375.02)	-	(19,375.02)	-
4850 - Bank Charges	30.00	-	30.00	40.00	-	40.00	-
Total Income	36,773.10	43,283.34	(6,510.24)	110,376.40	129,850.02	(19,473.62)	519,400.00
Total Income	36,773.10	43,283.34	(6,510.24)	110,376.40	129,850.02	(19,473.62)	519,400.00

Operating Expense

Utilities Expense							
5050 - Electric	322.94	254.17	(68.77)	946.99	762.51	(184.48)	3,050.00
5100 - Water	6,239.14	4,410.00	(1,829.14)	15,966.26	13,230.00	(2,736.26)	52,920.00
5150 - Sewer	-	1,300.00	1,300.00	-	3,900.00	3,900.00	15,600.00
5400 - Trash Removal	1,763.91	1,612.50	(151.41)	5,951.42	4,837.50	(1,113.92)	19,350.00
Total Utilities Expense	8,325.99	7,576.67	(749.32)	22,864.67	22,730.01	(134.66)	90,920.00

Maintenance Expense							
6000 - Building Maint.	-	4,375.00	4,375.00	57,600.00	13,125.00	(44,475.00)	52,500.00
6100 - Garage Maintenance	-	416.67	416.67	-	1,250.01	1,250.01	5,000.00
6200 - Roof & Gutter Maint	-	491.67	491.67	-	1,475.01	1,475.01	5,900.00
6500 - Landscape Contract	3,678.12	2,524.17	(1,153.95)	10,962.24	7,572.51	(3,389.73)	30,290.00
6525 - Irrigation Repairs	4,317.44	3,083.33	(1,234.11)	7,482.07	9,249.99	1,767.92	37,000.00
6550 - Plants/Trees	-	375.00	375.00	-	1,125.00	1,125.00	4,500.00
6600 - Parking Lot Maintenance	-	1,666.67	1,666.67	-	5,000.01	5,000.01	20,000.00
6605 - Concrete Repairs	-	833.33	833.33	-	2,499.99	2,499.99	10,000.00
6610 - Fence Maintenance	455.00	291.67	(163.33)	970.00	875.01	(94.99)	3,500.00
6650 - Pest Control	-	20.83	20.83	-	62.49	62.49	250.00
6700 - Snow Removal	-	2,125.00	2,125.00	-	6,375.00	6,375.00	25,500.00
6750 - Lighting Maintenance	-	158.33	158.33	-	474.99	474.99	1,900.00
6800 - Misc Grounds Maint	-	708.33	708.33	-	2,124.99	2,124.99	8,500.00
Total Maintenance Expense	8,450.56	17,070.00	8,619.44	77,014.31	51,210.00	(25,804.31)	204,840.00

Administration Expense							
7000 - Management	2,050.13	2,050.13	-	6,150.39	6,150.39	-	24,601.50
7100 - Administration	533.54	250.00	(283.54)	1,768.93	750.00	(1,018.93)	3,000.00
7200 - Insurance	13,847.08	9,800.00	(4,047.08)	34,617.70	29,400.00	(5,217.70)	117,600.00
7300 - Audit/Tax Return	-	25.00	25.00	-	75.00	75.00	300.00
7500 - General Counsel	-	41.67	41.67	-	125.01	125.01	500.00
7900 - Bank Charges	30.00	1.67	(28.33)	40.00	5.01	(34.99)	20.00
7950 - Community Activities	-	9.88	9.88	-	29.64	29.64	118.50

Columbine Townhouses Five HOA, Inc

Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
Total Administration Expense	16,460.75	12,178.35	(4,282.40)	42,577.02	36,535.05	(6,041.97)	146,140.00
Reserve Activity							
8000 - Reserve Contributions	-	6,458.33	6,458.33	-	19,374.99	19,374.99	77,500.00
Total Reserve Activity	-	6,458.33	6,458.33	-	19,374.99	19,374.99	77,500.00
Total Expense	33,237.30	43,283.35	10,046.05	142,456.00	129,850.05	(12,605.95)	519,400.00
Operating Net Total	3,535.80	(.01)	3,535.81	(32,079.60)	(.03)	(32,079.57)	-

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Statement of Revenues and Expenses 8/1/2026 - 8/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Reserve Activity							
8100 - Reserve Interest Income	37.43	-	37.43	107.72	-	107.72	-
Total Reserve Activity	37.43	-	37.43	107.72	-	107.72	-
Total Income	37.43	-	37.43	107.72	-	107.72	-
Reserve Expense							
Reserve Activity							
8000 - Reserve Contributions	(6,458.34)	-	6,458.34	(19,375.02)	-	19,375.02	-
Total Reserve Activity	(6,458.34)	-	6,458.34	(19,375.02)	-	19,375.02	-
Total Expense	(6,458.34)	-	6,458.34	(19,375.02)	-	19,375.02	-
Reserve Net Total	6,495.77	-	6,495.77	19,482.74	-	19,482.74	-
Net Total	10,031.57	(.01)	10,031.58	(12,596.86)	(.03)	(12,596.83)	-