

THE VILLAGE AT HIGHLANDS RANCH

AS OF OCTOBER 31, 2019

**ASSETS**

<b>CASH</b>		
1012 CASH-US BANK	6,637.99	
1035 RES-US BANK MM	<u>153,861.94</u>	
<b>TOTAL CASH</b>		<u>160,499.93</u>
<b>ACCOUNTS RECEIVABLE</b>		
1130 DUE FROM OPERATING	<u>15,077.80</u>	
<b>TOTAL RECEIVABLES</b>		<u>15,077.80</u>
<b>TOTAL ASSETS</b>		<u><u>175,577.73</u></u>

**LIABILITIES & EQUITY**

<b>CURRENT LIABILITIES</b>		
2115 PREPAID ASSESSMENTS	9,653.67	
2190 DUE TO RESERVES	<u>15,077.80</u>	
<b>TOTAL LIABILITIES</b>		<u>24,731.47</u>
<b>EQUITY</b>		
2930 WORKING CAPITAL	14,800.00	
2940 CURRENT EARNINGS	(2,511.93)	
2941 CURRENT EARNINGS	2,511.93	
2950 RESERVE FUND-PRIOR	156,371.06	
2955 RESERVE FUND-CURRENT	9,909.92	
2960 OPERATING FUND-PRIOR	(17,812.87)	
2965 OPERATING FD-CURRENT	<u>(12,421.85)</u>	
<b>TOTAL EQUITY</b>		<u>150,846.26</u>
<b>TOT LIABILITY AND EQUITY</b>		<u><u>175,577.73</u></u>

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Budget Comparison Report  
AS OF OCTOBER 31, 2019  
PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
<b>INCOME</b>						
5110 ASSESSMENTS	\$16,686.00	\$16,686.00	\$0.00	\$166,860.00	\$166,860.00	\$0.00
5240 CAPITALIZATION	0.00	0.00	0.00	0.00	546.00	546.00
5245 INTEREST INCOME	0.00	0.10	0.10	0.00	6.45	6.45
5450 TRANSFERS TO RESERVE	(3,625.00)	(3,625.00)	0.00	(36,250.00)	(36,250.00)	0.00
<b>TOTAL INCOME</b>	<b>13,061.00</b>	<b>13,061.10</b>	<b>0.10</b>	<b>130,610.00</b>	<b>131,162.45</b>	<b>552.45</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	1,050.00	1,050.00	0.00	10,500.00	10,500.00	0.00
7040 LEGAL FEES	0.00	0.00	0.00	800.00	0.00	800.00
7055 AUDIT FEES	0.00	0.00	0.00	350.00	0.00	350.00
7060 PRINTING & COPYING	147.00	240.86	(93.86)	1,470.00	1,333.64	136.36
7062 POSTAGE	20.00	14.65	5.35	200.00	130.91	69.09
7090 MISC ADMINISTRATIVE	50.00	50.00	0.00	500.00	567.00	(67.00)
<b>TOTAL ADMINISTRATIVE</b>	<b>1,267.00</b>	<b>1,355.51</b>	<b>(88.51)</b>	<b>13,820.00</b>	<b>12,531.55</b>	<b>1,288.45</b>
7130 INSURANCE	0.00	0.00	0.00	3,516.00	3,015.00	501.00
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,516.00</b>	<b>3,015.00</b>	<b>501.00</b>
7250 LIGHT MAINTENANCE	0.00	0.00	0.00	200.00	556.00	(356.00)
7290 OTHER BUILDING MAINT	0.00	0.00	0.00	300.00	176.70	123.30
<b>TOTAL BUILDING MAINT</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>500.00</b>	<b>732.70</b>	<b>(232.70)</b>
7320 GASELECTRIC	120.00	107.95	12.05	1,200.00	1,090.61	109.39
7370 WATER/SEWER	4,100.00	3,643.80	456.20	17,600.00	17,575.38	24.62
7380 TRASH REMOVAL	785.00	1,644.96	(859.96)	7,850.00	8,284.80	(434.80)
<b>TOTAL UTILITIES</b>	<b>5,005.00</b>	<b>5,396.71</b>	<b>(391.71)</b>	<b>26,650.00</b>	<b>26,950.79</b>	<b>(300.79)</b>
7410 LANDSCAPE MAINT	0.00	0.00	0.00	3,990.00	4,747.00	(757.00)
7415 LANDSCAPE CONTRACT	4,399.00	4,399.00	0.00	43,990.00	43,862.00	128.00
7440 SPRINKLER SYS MAINT	2,333.00	694.00	1,639.00	14,000.00	11,687.76	2,312.24
7460 FENCE REPAIRS	0.00	0.00	0.00	0.00	2,980.00	(2,980.00)
7630 SNOW REMOVAL	0.00	0.00	0.00	21,800.00	28,545.00	(6,745.00)
7640 TREE MAINTENANCE	0.00	1,908.00	(1,908.00)	3,800.00	6,787.50	(2,987.50)
7690 MAINT CONTINGENCY	0.00	45.00	(45.00)	1,000.00	1,745.00	(745.00)

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<b>TOTAL LANDSCAPE MAINT</b>	6,732.00	7,046.00	(314.00)	88,580.00	100,354.26	(11,774.26)
<b>TOTAL EXPENSES</b>	13,004.00	13,798.22	(794.22)	133,066.00	143,584.30	(10,518.30)
<b>NET VARIANCES</b>	57.00	(737.12)	(794.12)	(2,456.00)	(12,421.85)	(9,965.85)

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<b>RESERVE REVENUE</b>						
9201 TRANSFER TO RESERVES	3,625.00	3,625.00	0.00	36,250.00	36,250.00	0.00
9350 INTEREST INCOME	0.00	39.93	39.93	0.00	634.92	634.92
<b>TOTAL REVENUE</b>	3,625.00	3,664.93	39.93	36,250.00	36,884.92	634.92
<b>EXPENSE</b>						
9545 PAINTING	0.00	26,975.00	(26,975.00)	0.00	26,975.00	(26,975.00)
<b>TOTAL EXPENSES</b>	0.00	26,975.00	(26,975.00)	0.00	26,975.00	(26,975.00)
<b>NET VARIANCES</b>	3,625.00	(23,310.07)	(26,935.07)	36,250.00	9,909.92	(26,340.08)