

AS OF JANUARY 31, 2019

**ASSETS****CASH**

1012 CASH-US BANK	5,732.70	
1020 RES-US BANK	80,226.65	
		<u>85,959.35</u>
<b>TOTAL CASH</b>		<u>85,959.35</u>

**ACCOUNTS RECEIVABLE**

1110 DUES RECEIVABLE	15.00	
1130 DUE FROM OPERATING	13,700.00	
		<u>13,715.00</u>
<b>TOTAL RECEIVABLES</b>		<u>13,715.00</u>

**TOTAL ASSETS**99,674.35**LIABILITIES & EQUITY****CURRENT LIABILITIES**

2115 PREPAID ASSESSMENTS	1,655.00	
2190 DUE TO RESERVES	13,700.00	
		<u>15,355.00</u>
<b>TOTAL LIABILITIES</b>		<u>15,355.00</u>

**EQUITY**

2931 OPEN BAL EQUITY	98,751.94	
2935 RETAINED EARNINGS	(82,950.80)	
2940 CURRENT EARNINGS	(13.44)	
2941 CURRENT EARNINGS	13.44	
2950 RESERVE FUND-PRIOR	73,650.62	
2955 RESERVE FUND-CURRENT	1,170.57	
2960 OPERATING FUND-PRIOR	(5,118.97)	
2965 OPERATING FD-CURRENT	(1,184.01)	
		<u>84,319.35</u>
<b>TOTAL EQUITY</b>		<u>84,319.35</u>

**TOT LIABILITY AND EQUITY**99,674.35

1747 PEARL STREET HOA

Budget Comparison Report  
AS OF JANUARY 31, 2019  
PREPARED BY  
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
<b>INCOME</b>						
5110 ASSESSMENTS	\$7,440.00	\$7,440.00	\$0.00	\$7,440.00	\$7,440.00	\$0.00
5210 LATE FEE CHARGE	4.00	(25.00)	(29.00)	4.00	(25.00)	(29.00)
5245 INTEREST INCOME	0.41	0.42	0.01	0.41	0.42	0.01
5450 TRANSFERS TO RESERVE	(1,137.00)	(1,137.00)	0.00	(1,137.00)	(1,137.00)	0.00
<b>TOTAL INCOME</b>	<b>6,307.41</b>	<b>6,278.42</b>	<b>(28.99)</b>	<b>6,307.41</b>	<b>6,278.42</b>	<b>(28.99)</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	950.00	950.00	0.00	950.00	950.00	0.00
7045 LEGAL COLLECTIONS	12.00	0.00	12.00	12.00	0.00	12.00
7060 PRINTING & COPYING	43.00	116.72	(73.72)	43.00	116.72	(73.72)
7062 POSTAGE	20.00	164.53	(144.53)	20.00	164.53	(144.53)
7090 MISC ADMINISTRATIVE	105.00	85.00	20.00	105.00	85.00	20.00
<b>TOTAL ADMINISTRATIVE</b>	<b>1,130.00</b>	<b>1,316.25</b>	<b>(186.25)</b>	<b>1,130.00</b>	<b>1,316.25</b>	<b>(186.25)</b>
7130 INSURANCE	678.00	627.47	50.53	678.00	627.47	50.53
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>678.00</b>	<b>627.47</b>	<b>50.53</b>	<b>678.00</b>	<b>627.47</b>	<b>50.53</b>
7230 BLDG & FACILITY RPR	83.00	0.00	83.00	83.00	0.00	83.00
7232 JANITORIAL	607.00	380.00	227.00	607.00	380.00	227.00
7250 LIGHT MAINTENANCE	88.00	0.00	88.00	88.00	0.00	88.00
7270 ROOF/GUTTER REPAIRS	63.00	0.00	63.00	63.00	0.00	63.00
7280 PLBG & SEWER MAINT	83.00	162.50	(79.50)	83.00	162.50	(79.50)
7285 ELEVATOR	452.00	1,383.79	(931.79)	452.00	1,383.79	(931.79)
7290 OTHER BUILDING MAINT	486.00	0.00	486.00	486.00	0.00	486.00
<b>TOTAL BUILDING MAINT</b>	<b>1,862.00</b>	<b>1,926.29</b>	<b>(64.29)</b>	<b>1,862.00</b>	<b>1,926.29</b>	<b>(64.29)</b>
7320 GAS	65.00	143.73	(78.73)	65.00	143.73	(78.73)
7321 ELECTRIC	463.00	982.34	(519.34)	463.00	982.34	(519.34)
7370 WATER	292.00	237.10	54.90	292.00	237.10	54.90
7371 SEWER	314.00	284.40	29.60	314.00	284.40	29.60
7380 TRASH REMOVAL	391.00	1,268.00	(877.00)	391.00	1,268.00	(877.00)
<b>TOTAL UTILITIES</b>	<b>1,525.00</b>	<b>2,915.57</b>	<b>(1,390.57)</b>	<b>1,525.00</b>	<b>2,915.57</b>	<b>(1,390.57)</b>

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
7611 GARAGE DOOR/GATE	58.00	276.69	(218.69)	58.00	276.69	(218.69)
7630 SNOW REMOVAL	268.00	150.00	118.00	268.00	150.00	118.00
<b>TOTAL SNOW/ROAD/GRG MAINT</b>	326.00	426.69	(100.69)	326.00	426.69	(100.69)
7710 ALARM MONITOR	31.00	30.00	1.00	31.00	30.00	1.00
7712 LOCKS/KEYS	58.00	0.00	58.00	58.00	0.00	58.00
7713 FIRE EXT/SPRINKLER	112.00	0.00	112.00	112.00	0.00	112.00
7714 TELEPHONE	227.00	220.16	6.84	227.00	220.16	6.84
<b>TOTAL OTHER EXPENSES</b>	428.00	250.16	177.84	428.00	250.16	177.84
<b>TOTAL EXPENSES</b>	5,949.00	7,462.43	(1,513.43)	5,949.00	7,462.43	(1,513.43)
<b>NET PROFIT/LOSS</b>	358.41	(1,184.01)	(1,542.42)	358.41	(1,184.01)	(1,542.42)

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<b>RESERVE REVENUE</b>						
9200 TRANSFER TO RESERVE	1,137.00	1,137.00	0.00	1,137.00	1,137.00	0.00
9350 INTEREST INCOME	0.00	33.57	33.57	0.00	33.57	33.57
<b>TOTAL REVENUE</b>	1,137.00	1,170.57	33.57	1,137.00	1,170.57	33.57
<b>EXPENSE</b>						
<b>RESERVE EXPENSE</b>						
<b>EXCESS/LOSS OF RESERVES</b>	1,137.00	1,170.57	33.57	1,137.00	1,170.57	33.57