

Revenue and Expenses

Tuesday, July 1, 2014 to Thursday, July 31, 2014

Cheesman Tower West

Cash Accounting Year Starts August 1, 2013

	Current	Percent	Year To Date	Percent
INCOME				
Revenues				
4000 Homeowner Dues	\$36,546.14	96.7	\$434,414.91	63.3
4010 Base Rent Unit 204	\$0.00	0.0	\$1,300.00	0.2
4020 Cleaning Fee Income	\$220.00	0.6	\$4,510.00	0.7
4100 Building Svcs/Equipment	\$0.00	0.0	\$33.54	0.0
4110 Legal Fee Income	\$0.00	0.0	\$227.00	0.0
4120 Interest Income	\$35.98	0.1	\$187.24	0.0
4130 Key Fund	\$0.00	0.0	\$165.00	0.0
4140 Late Fees and Fines	(\$2.59)	0.0	\$550.85	0.1
4150 Laundry Room Income	\$447.50	1.2	\$5,397.50	0.8
4165 Income from Condo Sale	\$0.00	0.0	\$229,625.00	33.5
4170 Elevator Usage	\$0.00	0.0	\$1,500.00	0.2
4180 Parking	\$565.00	1.5	\$7,945.00	1.2
Total Revenues	\$37,812.03	100.0	\$685,856.04	100.0
TOTAL INCOME	\$37,812.03	100.0	\$685,856.04	100.0
EXPENSES				
Facilities & Maintenance Expenses				
Utilities Expense				
5000 Electric	\$3,353.06	8.9	\$36,768.27	5.4
5010 Gas	\$1,133.21	3.0	\$40,549.05	5.9
5020 Sewer	\$757.95	2.0	\$8,589.47	1.3
5030 Storm Drainage	\$0.00	0.0	\$2,046.80	0.3
5040 Water	\$900.31	2.4	\$6,437.04	0.9
5050 Trash Removal	\$1,000.00	2.6	\$12,000.00	1.7
Total Utilities Expense	\$7,144.53	18.9	\$106,390.63	15.5
Maintenance Expense				
5500 Silver Bullet Rental	\$350.00	0.9	\$63.00	0.0
5505 AC/Chiller Repairs	\$49.87	0.1	\$7,606.78	1.1
5510 Mechanical Systems Mtce	\$350.00	0.9	\$4,519.83	0.7
5515 Boiler Repairs	\$0.00	0.0	\$8,210.98	1.2
5530 Cleaning Supplies	\$0.00	0.0	\$1,442.66	0.2
5535 Carpet Cleaning	\$0.00	0.0	\$1,396.00	0.2
5540 Contract Cleaning	\$1,564.00	4.1	\$9,992.00	1.5
5545 Electric Contract/Supp	\$0.00	0.0	\$1,426.97	0.2
5560 Elevator Contracts/Mat	\$741.60	2.0	\$9,927.24	1.4
5580 Fire & Life Safety	\$13.92	0.0	\$1,944.71	0.3
5590 Garage Door	\$158.11	0.4	(\$1,337.03)	0.2
5610 Keys/Locks	\$0.00	0.0	\$491.71	0.1
5620 Landscaping	\$272.82	0.7	\$1,356.25	0.2
5630 Light Fixtures & Bulbs	\$0.00	0.0	\$402.28	0.1
5650 Other Building Maint/Supp	\$76.34	0.2	\$8,818.01	1.3
5660 Painting & Decorating	\$77.91	0.2	\$938.51	0.1
5670 Pest Control	\$75.00	0.2	\$825.00	0.1
5680 Plumbing	\$305.03	0.8	\$7,681.54	1.1
5690 Pool Supp/Maint	\$0.00	0.0	\$4,621.24	0.7
5730 Security Protection	\$0.00	0.0	\$105.00	0.0
5750 Unit 204 Maint Expense	\$0.00	0.0	\$2,714.70	0.4

Revenue and Expenses

Tuesday, July 1, 2014 to Thursday, July 31, 2014

Cheesman Tower West (Continued)

Cash Accounting Year Starts August 1, 2013

	Current	Percent	Year To Date	Percent
EXPENSES (Continued)				
Facilities & Maintenance Expenses (Continued)				
Total Maintenance Expense	\$4,034.60	10.7	\$73,147.38	10.7
Total Facilities & Maintenance Expense	\$11,179.13	29.6	\$179,538.01	26.2
Operating Fund				
Staffing Expense				
6000 Staff Salaries	\$6,620.00	17.5	\$75,688.70	11.0
6010 Payroll Taxes	\$510.41	1.3	\$6,101.71	0.9
6015 Payroll Fee	\$47.33	0.1	\$1,167.09	0.2
6020 Insurance-Hosp. Employees	\$599.50	1.6	\$8,695.24	1.3
6025 Insurance-Employee Dental	\$30.75	0.1	\$580.40	0.1
6030 Insurance-Workman's Comp	\$0.00	0.0	\$1,925.00	0.3
Total Staffing Expense	\$7,807.99	20.6	\$94,158.14	13.7
Administration Expense				
6500 Accounting Fees	\$0.00	0.0	\$3,000.00	0.4
6520 Annual Meeting Expense	\$0.00	0.0	\$87.66	0.0
6530 Building Insurance	\$2,994.25	7.9	\$35,931.00	5.2
6560 Guest Room Expenses	\$0.00	0.0	\$11.08	0.0
6570 Income Tax Expense	\$0.00	0.0	\$79,269.00	11.6
6580 Legal Services	\$77.00	0.2	\$3,162.86	0.5
6600 Management Fee	\$1,725.00	4.6	\$20,933.00	3.1
6605 Office Equipment	\$94.70	0.3	\$502.72	0.1
6610 Office Supplies Exp	\$378.24	1.0	\$3,031.18	0.4
6620 Phone/Ans Svc/Beeper	\$0.00	0.0	\$2,986.74	0.4
6630 Postage & Delivery	\$0.00	0.0	\$206.60	0.0
6650 Real Estate Taxes	\$0.00	0.0	\$1,922.58	0.3
6660 Travel & Entertainment	\$0.00	0.0	\$50.00	0.0
6800 Transfer to Res-Loan Pymt	\$5,282.74	14.0	\$64,008.35	9.3
6900 Transfer to Reserves	\$4,500.00	11.9	\$54,000.00	7.9
Total Administration Expense	\$15,051.93	39.8	\$269,102.77	39.2
Total Operating Fund	\$22,859.92	60.5	\$363,260.91	53.0
TOTAL EXPENSES	\$34,039.05	90.0	\$542,798.92	79.1
NET INCOME (LOSS)	\$3,772.98	10.0	\$143,057.12	20.9

Revenue and Expenses

Tuesday, July 1, 2014 to Thursday, July 31, 2014

Reserve

Cash Accounting Year Starts August 1, 2013

	Current	Percent	Year To Date	Percent
INCOME				
Reserves Revenues				
8000 Reserve Interest Income	\$0.76	0.0	\$37.88	0.0
8200 Reserve Income	\$4,500.00	46.0	\$54,000.00	45.7
8250 Reserve Inc for Loan Pymt	\$5,282.74	54.0	\$64,008.35	54.2
Total Reserves Revenues	\$9,783.50	100.0	\$118,046.23	100.0
TOTAL INCOME	\$9,783.50	100.0	\$118,046.23	100.0
EXPENSES				
Replacement Fund Activity				
8300 Reserve Expense	\$0.00	0.0	\$740.58	0.6
8330 Reserve Swimming Pool Rep	\$0.00	0.0	\$488.61	0.4
8350 Reserve Boiler	\$0.00	0.0	\$2,143.96	1.8
8380 Reserve Property Taxes	\$0.00	0.0	\$615.47	0.5
8390 Reserve Loan Interest	\$2,399.25	24.5	\$30,111.19	25.5
8410 Reserve Garage/Landscape	\$3,485.00	35.6	\$7,445.07	6.3
8440 Reserve Study	\$0.00	0.0	\$3,428.80	2.9
Total Replacement Fund Activity	\$5,884.25	60.1	\$44,973.68	38.1
TOTAL EXPENSES	\$5,884.25	60.1	\$44,973.68	38.1
NET INCOME (LOSS)	\$3,899.25	39.9	\$73,072.55	61.9

Unexpended Budget Report

Thursday, July 31, 2014

Cheesman Tower West 2013 Oper. Budget

Cheesman Tower West Cash Accounting Year Starts August 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Revenues								
4000 Homeowner Dues	36,546.14	35,892.00	654.14	434,414.91	430,704.00	3,710.91	430,704.00	(3,710.91)
4010 Base Rent Unit 204	0.00	1,200.00	(1,200.00)	1,300.00	14,400.00	(13,100.00)	14,400.00	13,100.00
4020 Cleaning Fee Income	220.00	55.00	165.00	4,510.00	3,000.00	1,510.00	3,000.00	(1,510.00)
4100 Building Svcs/Equipment	0.00	10.00	(10.00)	33.54	80.00	(46.46)	80.00	46.46
4110 Legal Fee Income	0.00	0.00	0.00	227.00	0.00	227.00	0.00	(227.00)
4120 Interest Income	35.98	0.00	35.98	187.24	0.00	187.24	0.00	(187.24)
4130 Key Fund	0.00	0.00	0.00	165.00	200.00	(35.00)	200.00	35.00
4140 Late Fees and Fines	(2.59)	25.00	(27.59)	550.85	399.00	151.85	399.00	(151.85)
4145 NSF Fee	0.00	0.00	0.00	0.00	40.00	(40.00)	40.00	40.00
4150 Laundry Room Income	447.50	608.00	(160.50)	5,397.50	6,546.00	(1,148.50)	6,546.00	1,148.50
4165 Income from Condo Sale	0.00	0.00	0.00	229,625.00	0.00	229,625.00	0.00	(229,625.00)
4170 Elevator Usage	0.00	250.00	(250.00)	1,500.00	1,000.00	500.00	1,000.00	(500.00)
4180 Parking	565.00	650.00	(85.00)	7,945.00	7,800.00	145.00	7,800.00	(145.00)
Total Revenues	37,812.03	38,690.00	(877.97)	685,856.04	464,169.00	221,687.04	464,169.00	(221,687.04)
TOTAL INCOME	37,812.03	38,690.00	(877.97)	685,856.04	464,169.00	221,687.04	464,169.00	(221,687.04)
EXPENSES								
Facilities & Maintenance Expenses								
Utilities Expense								
5000 Electric	3,353.06	2,900.00	453.06	36,768.27	35,999.00	769.27	35,999.00	(769.27)
5010 Gas	1,133.21	994.00	139.21	40,549.05	45,000.00	(4,450.95)	45,000.00	4,450.95
5020 Sewer	757.95	840.00	(82.05)	8,589.47	8,115.00	474.47	8,115.00	(474.47)
5030 Storm Drainage	0.00	0.00	0.00	2,046.80	1,266.00	780.80	1,266.00	(780.80)
5040 Water	900.31	1,030.00	(129.69)	6,437.04	8,293.00	(1,855.96)	8,293.00	1,855.96
5050 Trash Removal	1,000.00	1,000.00	0.00	12,000.00	12,000.00	0.00	12,000.00	0.00
Total Utilities Expense	7,144.53	6,764.00	380.53	106,390.63	110,673.00	(4,282.37)	110,673.00	4,282.37
Maintenance Expense								
5500 Silver Bullet Rental	350.00	416.66	(66.66)	63.00	5,000.00	(4,937.00)	5,000.00	4,937.00
5505 AC/Chiller Repairs	49.87	0.00	49.87	7,606.78	0.00	7,606.78	0.00	(7,606.78)
5510 Mechanical Systems Mtce	350.00	416.66	(66.66)	4,519.83	5,000.00	(480.17)	5,000.00	480.17
5515 Boiler Repairs	0.00	0.00	0.00	8,210.98	0.00	8,210.98	0.00	(8,210.98)

Unexpended Budget Report

Thursday, July 31, 2014

Cheesman Tower West 2013 Oper. Budget (Continued)

Cheesman Tower West Cash Accounting Year Starts August 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Facilities & Maintenance Expenses (Continued)								
Maintenance Expense (Continued)								
5520 Building Exterior	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	1,000.00	1,000.00
5530 Cleaning Supplies	0.00	0.00	0.00	1,442.66	1,001.00	441.66	1,001.00	(441.66)
5535 Carpet Cleaning	0.00	0.00	0.00	1,396.00	1,000.00	396.00	1,000.00	(396.00)
5540 Contract Cleaning	1,564.00	1,000.00	564.00	9,992.00	13,000.00	(3,008.00)	13,000.00	3,008.00
5545 Electric Contract/Supp	0.00	0.00	0.00	1,426.97	167.00	1,259.97	167.00	(1,259.97)
5560 Elevator Contracts/Mat	741.60	750.00	(8.40)	9,927.24	9,000.00	927.24	9,000.00	(927.24)
5570 Emergency Lights Rpr/Mtce	0.00	55.00	(55.00)	0.00	220.00	(220.00)	220.00	220.00
5575 Exercise Equipment Mtce	0.00	0.00	0.00	0.00	400.00	(400.00)	400.00	400.00
5580 Fire & Life Safety	13.92	167.00	(153.08)	1,944.71	2,000.00	(55.29)	2,000.00	55.29
5585 Furniture Repairs & Maint	0.00	0.00	0.00	0.00	100.00	(100.00)	100.00	100.00
5590 Garage Door	158.11	0.00	158.11	(1,337.03)	1,000.00	(2,337.03)	1,000.00	2,337.03
5610 Keys/Locks	0.00	0.00	0.00	491.71	150.00	341.71	150.00	(341.71)
5620 Landscaping	272.82	50.00	222.82	1,356.25	500.00	856.25	500.00	(856.25)
5630 Light Fixtures & Bulbs	0.00	0.00	0.00	402.28	500.00	(97.72)	500.00	97.72
5650 Other Building Maint/Supp	76.34	400.00	(323.66)	8,818.01	5,000.00	3,818.01	5,000.00	(3,818.01)
5660 Painting & Decorating	77.91	0.00	77.91	938.51	1,000.00	(61.49)	1,000.00	61.49
5670 Pest Control	75.00	75.00	0.00	825.00	900.00	(75.00)	900.00	75.00
5680 Plumbing	305.03	750.00	(444.97)	7,681.54	9,000.00	(1,318.46)	9,000.00	1,318.46
5690 Pool Supp/Maint	0.00	165.00	(165.00)	4,621.24	2,000.00	2,621.24	2,000.00	(2,621.24)
5710 Roads/Grounds Other Exp	0.00	0.00	0.00	0.00	200.00	(200.00)	200.00	200.00
5720 Roof Maintenance	0.00	0.00	0.00	0.00	500.00	(500.00)	500.00	500.00
5730 Security Protection	0.00	0.00	0.00	105.00	500.00	(395.00)	500.00	395.00
5750 Unit 204 Maint Expense	0.00	0.00	0.00	2,714.70	1,000.00	1,714.70	1,000.00	(1,714.70)
Total Maintenance Expense	4,034.60	4,245.32	(210.72)	73,147.38	60,138.00	13,009.38	60,138.00	(13,009.38)
Total Facilities & Maintenance Expense	11,179.13	11,009.32	169.81	179,538.01	170,811.00	8,727.01	170,811.00	(8,727.01)
Operating Fund								
Staffing Expense								
6000 Staff Salaries	6,620.00	5,743.00	877.00	75,688.70	68,916.00	6,772.70	68,916.00	(6,772.70)
6010 Payroll Taxes	510.41	540.00	(29.59)	6,101.71	6,700.00	(598.29)	6,700.00	598.29
6015 Payroll Fee	47.33	90.00	(42.67)	1,167.09	1,080.00	87.09	1,080.00	(87.09)
6020 Insurance-Hosp. Employees	599.50	954.00	(354.50)	8,695.24	11,404.00	(2,708.76)	11,404.00	2,708.76

Unexpended Budget Report

Thursday, July 31, 2014

Cheesman Tower West 2013 Oper. Budget (Continued)

Cheesman Tower West Cash Accounting Year Starts August 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Operating Fund (Continued)								
Staffing Expense (Continued)								
6025 Insurance-Employee Dental	30.75	85.00	(54.25)	580.40	1,030.00	(449.60)	1,030.00	449.60
6030 Insurance-Workman's Comp	0.00	120.00	(120.00)	1,925.00	1,500.00	425.00	1,500.00	(425.00)
Total Staffing Expense	7,807.99	7,532.00	275.99	94,158.14	90,630.00	3,528.14	90,630.00	(3,528.14)
Administration Expense								
6500 Accounting Fees	0.00	0.00	0.00	3,000.00	3,000.00	0.00	3,000.00	0.00
6520 Annual Meeting Expense	0.00	0.00	0.00	87.66	189.00	(101.34)	189.00	101.34
6530 Building Insurance	2,994.25	1,000.00	1,994.25	35,931.00	40,000.00	(4,069.00)	40,000.00	4,069.00
6560 Guest Room Expenses	0.00	10.00	(10.00)	11.08	177.00	(165.92)	177.00	165.92
6570 Income Tax Expense	0.00	0.00	0.00	79,269.00	600.00	78,669.00	600.00	(78,669.00)
6580 Legal Services	77.00	200.00	(123.00)	3,162.86	2,000.00	1,162.86	2,000.00	(1,162.86)
6600 Management Fee	1,725.00	1,725.00	0.00	20,933.00	20,700.00	233.00	20,700.00	(233.00)
6605 Office Equipment	94.70	200.00	(105.30)	502.72	2,400.00	(1,897.28)	2,400.00	1,897.28
6610 Office Supplies Exp	378.24	300.00	78.24	3,031.18	3,600.00	(568.82)	3,600.00	568.82
6620 Phone/Ans Svc/Beeper	0.00	340.00	(340.00)	2,986.74	4,073.00	(1,086.26)	4,073.00	1,086.26
6630 Postage & Delivery	0.00	26.00	(26.00)	206.60	334.00	(127.40)	334.00	127.40
6650 Real Estate Taxes	0.00	0.00	0.00	1,922.58	900.00	1,022.58	900.00	(1,022.58)
6660 Travel & Entertainment	0.00	35.00	(35.00)	50.00	400.00	(350.00)	400.00	350.00
6800 Transfer to Res-Loan Pymt	5,282.74	5,574.00	(291.26)	64,008.35	66,888.00	(2,879.65)	66,888.00	2,879.65
6900 Transfer to Reserves	4,500.00	4,500.00	0.00	54,000.00	54,000.00	0.00	54,000.00	0.00
Total Administration Expense	15,051.93	13,910.00	1,141.93	269,102.77	199,261.00	69,841.77	199,261.00	(69,841.77)
Total Operating Fund	22,859.92	21,442.00	1,417.92	363,260.91	289,891.00	73,369.91	289,891.00	(73,369.91)
TOTAL EXPENSES	34,039.05	32,451.32	1,587.73	542,798.92	460,702.00	82,096.92	460,702.00	(82,096.92)
NET INCOME (LOSS)	3,772.98	6,238.68	(2,465.70)	143,057.12	3,467.00	139,590.12	3,467.00	
UNEXPENDED (OVER EXPENDED)								(139,590.12)