

Balance Sheet

Wednesday, September 30, 2009

Highline Club Owners Asso

Accrual Accounting Year Starts January 1, 2009

ASSETS

Operating Cash & Investmt		
1010 Highline Club Oper CW	\$44,764.15	
Total Operating Cash & Investmt		\$44,764.15
Accounts Receivable		
1210 Accounts Receivable	\$835.00	
1250 Income Tax Receivable	(\$150.00)	
Total Accounts Receivable		\$685.00
Other Assets		
1310 Prepaid Income Tax -State	\$150.00	
1320 Prepaid Insurance	\$6,234.69	
1330 Prepaid Expenses	\$667.37	
1770 Due from Reserves	\$500.00	
Total Other Assets		\$7,552.06
TOTAL ASSETS		<u>\$53,001.21</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$10,495.15	
2011 Accrued Expenses Payable	\$1,103.20	
2030 Advanced Payments	\$8,861.00	
Total Current Liabilities		\$20,459.35
TOTAL LIABILITIES		<u>\$20,459.35</u>

EQUITY

Current Year Earnings-Asn	\$17,666.76	
Ret Earn-PrYr	\$14,875.10	
TOTAL EQUITY		<u>\$32,541.86</u>
TOTAL LIABILITIES AND EQUITY		<u>\$53,001.21</u>

Balance Sheet

Wednesday, September 30, 2009

Reserves

Accrual Accounting Year Starts January 1, 2009

ASSETS

Reserves Cash & Investmt

1110 RBC Wealth Management

\$110,130.01

1115 Highline Reserves MM CW

\$60,615.90

Total Reserves Cash & Investmt

\$170,745.91

TOTAL ASSETS

\$170,745.91

LIABILITIES

Current Liabilities

2750 Due to Operating

\$500.00

Total Current Liabilities

\$500.00

TOTAL LIABILITIES

\$500.00

EQUITY

Current Year Earnings-Res

\$15,599.44

Ret Earn-PrYr

\$154,646.47

TOTAL EQUITY

\$170,245.91

TOTAL LIABILITIES AND EQUITY

\$170,745.91

Unexpended Budget Report

Wednesday, September 30, 2009

Highline Club 2009 Operating Budget

Highline Club Owners Asso Accrual Accounting Year Starts January 1, 2009

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4010 Dues-Homeowners	21,000.00	21,000.00	0.00	189,000.00	189,000.00	0.00	252,000.00	63,000.00
4040 CC &R Fines	0.00	0.00	0.00	175.00	0.00	175.00	60.00	(115.00)
4066 Insurance Claim Income	0.00	0.00	0.00	9,106.35	0.00	9,106.35	0.00	(9,106.35)
4080 Late Fee Income	25.00	50.00	(25.00)	500.00	450.00	50.00	600.00	100.00
4110 Miscellaneous Income	0.00	120.00	(120.00)	113.00	1,080.00	(967.00)	1,440.00	1,327.00
Total Income	21,025.00	21,170.00	(145.00)	198,894.35	190,530.00	8,364.35	254,100.00	55,205.65
TOTAL INCOME	21,025.00	21,170.00	(145.00)	198,894.35	190,530.00	8,364.35	254,100.00	55,205.65
EXPENSES								
Expenses								
6292 Homeowner Responsibility	0.00	0.00	0.00	58.00	0.00	58.00	0.00	(58.00)
9100 Operating Contingency	0.00	2,500.00	(2,500.00)	0.00	7,500.00	(7,500.00)	10,000.00	10,000.00
Total Expenses	0.00	2,500.00	(2,500.00)	58.00	7,500.00	(7,442.00)	10,000.00	9,942.00
Operating Expenses								
5021 Electric & Gas	782.47	800.00	(17.53)	5,829.37	7,200.00	(1,370.63)	9,600.00	3,770.63
5030 Phone Services	40.62	45.00	(4.38)	373.13	405.00	(31.87)	540.00	166.87
5035 Sewer	417.90	535.00	(117.10)	4,245.19	4,815.00	(569.81)	6,420.00	2,174.81
5070 Water	1,826.78	2,120.00	(293.22)	10,094.47	16,550.00	(6,455.53)	19,000.00	8,905.53
5090 Wastewater	551.37	558.34	(6.97)	4,962.33	5,025.00	(62.67)	6,700.00	1,737.67
Total Operating Expenses	3,619.14	4,058.34	(439.20)	25,504.49	33,995.00	(8,490.51)	42,260.00	16,755.51
Reserve Contributions								
5900 Reserve Contributions	5,100.00	5,100.00	0.00	45,900.00	45,900.00	0.00	61,200.00	15,300.00
Total Reserve Contributions	5,100.00	5,100.00	0.00	45,900.00	45,900.00	0.00	61,200.00	15,300.00
Maintenance Expenses								
6050 Bldg Repair/Maint	0.00	1,000.00	(1,000.00)	7,406.62	9,000.00	(1,593.38)	12,000.00	4,593.38
6053 Bldg Repair Slope Roof	0.00	700.00	(700.00)	1,563.28	2,100.00	(536.72)	2,800.00	1,236.72
6070 Clubhouse Maint/Supp	258.00	100.00	158.00	470.50	900.00	(429.50)	1,200.00	729.50
6080 Concrete/Asphalt Repairs	0.00	250.00	(250.00)	0.00	750.00	(750.00)	1,000.00	1,000.00
6140 Fence/Wing Wall/Awnings	0.00	175.00	(175.00)	1,055.00	1,575.00	(520.00)	2,100.00	1,045.00

Unexpended Budget Report

Wednesday, September 30, 2009

Highline Club 2009 Operating Budget (Continued)

Highline Club Owners Asso Accrual Accounting Year Starts January 1, 2009

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Maintenance Expenses (Continued)								
6230 Grounds Improvements	0.00	0.00	0.00	602.59	2,000.00	(1,397.41)	2,000.00	1,397.41
6232 Grounds-Supplies	708.00	0.00	708.00	1,878.00	0.00	1,878.00	0.00	(1,878.00)
6240 Grounds Maint/Contract	2,570.00	2,659.00	(89.00)	15,420.00	18,613.00	(3,193.00)	23,931.00	8,511.00
6250 Grounds Other	2,470.50	250.00	2,220.50	3,874.40	1,750.00	2,124.40	2,000.00	(1,874.40)
6260 Grounds-Tree/Shrub Care	4,282.00	1,750.00	2,532.00	9,794.60	7,000.00	2,794.60	7,000.00	(2,794.60)
6270 Grounds-Sprinkler Rprs	1,244.48	500.00	744.48	4,904.82	4,100.00	804.82	4,100.00	(804.82)
6290 Gutter Repairs	0.00	122.00	(122.00)	4,609.75	3,366.00	1,243.75	6,000.00	1,390.25
6360 Lighting Maintenance	80.57	167.00	(86.43)	3,948.39	1,503.00	2,445.39	2,000.00	(1,948.39)
6440 Pool Hot Tub Supplies	73.25	125.00	(51.75)	1,070.63	690.00	380.63	750.00	(320.63)
6450 Pool Hot Tub Repairs	0.00	100.00	(100.00)	1,725.00	800.00	925.00	1,000.00	(725.00)
6460 Pool Hot Tub Contract	475.00	538.00	(63.00)	3,505.00	4,844.00	(1,339.00)	6,458.00	2,953.00
6510 Snow Removal	0.00	0.00	0.00	1,015.00	2,400.00	(1,385.00)	3,000.00	1,985.00
Total Maintenance Expenses	12,161.80	8,436.00	3,725.80	62,843.58	61,391.00	1,452.58	77,339.00	14,495.42
Administration Expense								
7021 Administrative Expenses	179.80	100.00	79.80	1,476.70	900.00	576.70	1,200.00	(276.70)
7030 Audit/Taxes	0.00	0.00	0.00	2,200.00	1,250.00	950.00	2,500.00	300.00
7040 Bad Debts	0.00	0.00	0.00	300.00	0.00	300.00	0.00	(300.00)
7060 Copies/Postage/Printing	128.06	125.00	3.06	1,232.66	1,125.00	107.66	1,500.00	267.34
7110 Insurance Expense	2,243.68	2,583.00	(339.32)	19,794.16	23,247.00	(3,452.84)	30,996.00	11,201.84
7120 Legal Services	1,760.00	333.00	1,427.00	4,518.00	2,997.00	1,521.00	4,000.00	(518.00)
7130 Licenses	0.00	25.00	(25.00)	300.00	225.00	75.00	305.00	5.00
7140 Management Fees	1,900.00	1,900.00	0.00	17,100.00	17,100.00	0.00	22,800.00	5,700.00
Total Administration Expense	6,211.54	5,066.00	1,145.54	46,921.52	46,844.00	77.52	63,301.00	16,379.48
TOTAL EXPENSES	27,092.48	25,160.34	1,932.14	181,227.59	195,630.00	(14,402.41)	254,100.00	72,872.41
NET INCOME (LOSS)	(6,067.48)	(3,990.34)	(2,077.14)	17,666.76	(5,100.00)	22,766.76		
UNEXPENDED (OVER EXPENDED)								(17,666.76)

Unexpended Budget Report

Wednesday, September 30, 2009

Highline Club 2009 Reserve Budget

Reserves Accrual Accounting Year Starts January 1, 2009

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserve Income								
9410 Reserve Income	5,100.00	5,100.00	0.00	45,900.00	45,900.00	0.00	61,200.00	15,300.00
9440 Reserve Interest Income	44.60	0.00	44.60	397.23	0.00	397.23	0.00	(397.23)
9441 Reserve Dividend Income	0.97	0.00	0.97	32.18	0.00	32.18	0.00	(32.18)
Total Reserve Income	5,145.57	5,100.00	45.57	46,329.41	45,900.00	429.41	61,200.00	14,870.59
TOTAL INCOME	5,145.57	5,100.00	45.57	46,329.41	45,900.00	429.41	61,200.00	14,870.59
EXPENSES								
Expenses								
9615 Balconies	0.00	625.00	(625.00)	0.00	5,625.00	(5,625.00)	7,500.00	7,500.00
9630 Club House	0.00	333.34	(333.34)	0.00	3,000.00	(3,000.00)	4,000.00	4,000.00
9651 Driveways/Walkways	0.00	1,416.67	(1,416.67)	0.00	12,750.01	(12,750.01)	17,000.00	17,000.00
9790 Deck Structure	0.00	0.00	0.00	6,894.00	0.00	6,894.00	0.00	(6,894.00)
9875 Sloped Roofs	0.00	0.00	0.00	3,524.00	0.00	3,524.00	0.00	(3,524.00)
9880 Stair Replacement	5,535.00	1,250.00	4,285.00	20,311.97	11,250.00	9,061.97	15,000.00	(5,311.97)
Total Expenses	5,535.00	3,625.01	1,909.99	30,729.97	32,625.01	(1,895.04)	43,500.00	12,770.03
TOTAL EXPENSES	5,535.00	3,625.01	1,909.99	30,729.97	32,625.01	(1,895.04)	43,500.00	12,770.03
NET INCOME (LOSS)	(389.43)	1,474.99	(1,864.42)	15,599.44	13,274.99	2,324.45	17,700.00	
UNEXPENDED (OVER EXPENDED)								2,100.56