

Balance Sheet

Wednesday, December 31, 2008

Hillcrest Village

Accrual Accounting Year Starts January 1, 2008

ASSETS

Operating Cash & Invstmnt			
1010 Hillcrest Vlg Operating	\$152,664.98		
		Total Operating Cash & Invstmnt	\$152,664.98
Accounts Receivable			
1210 Accounts Receivable	\$249.06		
		Total Accounts Receivable	\$249.06
Prepays			
1320 Prepaid Insurance	\$4,665.59		
1330 Prepaid Expenses	\$574.19		
		Total Prepays	\$5,239.78
		TOTAL ASSETS	<u>\$158,153.82</u>

LIABILITIES

Current Liabilities			
2010 Accounts Payable	\$450.70		
2011 Accrued Payables	\$825.09		
2030 Advanced Payments	\$3,449.46		
2033 Deposit - Refundable Pet	\$250.00		
2040 Open Credits	\$148,987.50		
		Total Current Liabilities	\$153,962.75
		TOTAL LIABILITIES	<u>\$153,962.75</u>

EQUITY

Assoc Current Yr Earnings	\$3,014.53		
Reserve Current Yr Earnings	(\$1,387.00)		
Prior Years Earnings	\$2,563.54		
		TOTAL EQUITY	<u>\$4,191.07</u>
		TOTAL LIABILITIES AND EQUITY	<u>\$158,153.82</u>

Balance Sheet

Wednesday, December 31, 2008

Hillcrest Village Reserve

Accrual Accounting Year Starts January 1, 2008

ASSETS

Reserve Assets

1115 Hillcrest Vlg CW Reserve

\$35,343.71

Total Reserve Assets

\$35,343.71

TOTAL ASSETS

\$35,343.71

EQUITY

Assoc Current Yr Earnings

\$973.30

Reserve Current Yr Earnings

(\$26,127.51)

Prior Years Earnings

\$60,497.92

TOTAL EQUITY

\$35,343.71

TOTAL LIABILITIES AND EQUITY

\$35,343.71

Unexpended Budget Report

Wednesday, December 31, 2008

Hillcrest Village 2008 Operating Budget

Hillcrest Village Accrual Accounting Year Starts January 1, 2008

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4010 Association Dues	9,301.76	9,301.84	(0.08)	111,621.12	111,622.00	(0.88)	111,622.00	0.88
4080 Late Fees	0.00	20.00	(20.00)	320.28	240.00	80.28	240.00	(80.28)
4110 Miscellaneous Income	0.00	0.00	0.00	597.76	0.00	597.76	0.00	(597.76)
4150 Interest - Reserves	0.00	158.33	(158.33)	0.00	1,900.00	(1,900.00)	1,900.00	1,900.00
Total Income	9,301.76	9,480.17	(178.41)	112,539.16	113,762.00	(1,222.84)	113,762.00	1,222.84
TOTAL INCOME								
	9,301.76	9,480.17	(178.41)	112,539.16	113,762.00	(1,222.84)	113,762.00	1,222.84
EXPENSES								
Maintenance Expenses								
6025 Building Interior Paint	0.00	50.00	(50.00)	0.00	600.00	(600.00)	600.00	600.00
6051 Building Repair Exterior	0.00	341.66	(341.66)	1,975.06	4,100.00	(2,124.94)	4,100.00	2,124.94
6052 Building Repair Interior	100.00	258.34	(158.34)	4,245.06	3,100.00	1,145.06	3,100.00	(1,145.06)
6058 Carpet Cleaning	0.00	83.34	(83.34)	0.00	1,000.00	(1,000.00)	1,000.00	1,000.00
6110 Elevator Contract	396.90	396.66	0.24	6,056.51	4,760.00	1,296.51	4,760.00	(1,296.51)
6135 Extermin./Pest Control	0.00	0.00	0.00	327.00	0.00	327.00	0.00	(327.00)
6170 Fire System Inspection	0.00	91.66	(91.66)	891.50	1,100.00	(208.50)	1,100.00	208.50
6179 Garage Cleaning	0.00	41.67	(41.67)	600.00	500.00	100.00	500.00	(100.00)
6180 Garage Door Repair	1,358.14	66.66	1,291.48	3,767.73	800.00	2,967.73	800.00	(2,967.73)
6190 Move In / Move Out	0.00	208.33	(208.33)	2,750.00	2,500.00	250.00	2,500.00	(250.00)
6298 HVAC	90.00	125.00	(35.00)	2,125.32	1,500.00	625.32	1,500.00	(625.32)
6305 Intercom Repair	0.00	16.67	(16.67)	314.04	200.00	114.04	200.00	(114.04)
6311 Janitorial	400.00	416.66	(16.66)	5,110.00	5,000.00	110.00	5,000.00	(110.00)
6340 Landscape Mow Contract	0.00	325.00	(325.00)	3,965.22	3,900.00	65.22	3,900.00	(65.22)
6342 Landscaping	0.00	191.67	(191.67)	2,652.32	2,300.00	352.32	2,300.00	(352.32)
6360 Lighting	262.12	100.00	162.12	354.05	1,200.00	(845.95)	1,200.00	845.95
6480 Roof Repairs	0.00	0.00	0.00	1,650.00	0.00	1,650.00	0.00	(1,650.00)
6510 Snow Removal	308.25	83.34	224.91	911.50	1,000.00	(88.50)	1,000.00	88.50
6512 Sprinkler Repair	0.00	58.33	(58.33)	1,614.46	700.00	914.46	700.00	(914.46)
6590 Window Cleaning	0.00	150.00	(150.00)	0.00	1,800.00	(1,800.00)	1,800.00	1,800.00
Total Maintenance Expenses	2,915.41	3,004.99	(89.58)	39,309.77	36,060.00	3,249.77	36,060.00	(3,249.77)

Operating Expenses

Unexpended Budget Report

Wednesday, December 31, 2008

Hillcrest Village 2008 Operating Budget (Continued)

Hillcrest Village Accrual Accounting Year Starts January 1, 2008

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Operating Expenses (Continued)								
5021 Electric & Gas	1,834.22	921.25	912.97	14,439.68	11,055.00	3,384.68	11,055.00	(3,384.68)
5030 Intercom Phone Line	175.70	208.33	(32.63)	2,421.68	2,500.00	(78.32)	2,500.00	78.32
5040 Trash	279.74	275.00	4.74	3,501.56	3,300.00	201.56	3,300.00	(201.56)
5090 Water & Sewer	63.18	650.00	(586.82)	8,712.48	7,800.00	912.48	7,800.00	(912.48)
6008 Fire Alarm Monitoring	42.00	50.00	(8.00)	615.50	600.00	15.50	600.00	(15.50)
Total Operating Expenses	2,394.84	2,104.58	290.26	29,690.90	25,255.00	4,435.90	25,255.00	(4,435.90)
Other Expense								
7110 Insurance	(14.42)	1,500.00	(1,514.42)	17,177.57	18,000.00	(822.43)	18,000.00	822.43
7130 License, Fees, Permits	177.00	50.00	127.00	1,179.00	600.00	579.00	600.00	(579.00)
Total Other Expenses	162.58	1,550.00	(1,387.42)	18,356.57	18,600.00	(243.43)	18,600.00	243.43
Administrative/Professional								
7030 Audit/Review	0.00	66.66	(66.66)	1,121.00	800.00	321.00	800.00	(321.00)
7055 Consulting	0.00	0.00	0.00	5,022.10	0.00	5,022.10	0.00	(5,022.10)
7120 Legal	264.00	250.00	14.00	9,946.00	3,000.00	6,946.00	3,000.00	(6,946.00)
7140 Management	1,050.00	1,050.00	0.00	12,600.00	12,600.00	0.00	12,600.00	0.00
7230 Misc. Administrative	0.00	0.00	0.00	36.38	0.00	36.38	0.00	(36.38)
7235 Office	229.58	70.00	159.58	798.20	840.00	(41.80)	840.00	41.80
Total Administrative/Professional	1,543.58	1,436.66	106.92	29,523.68	17,240.00	12,283.68	17,240.00	(12,283.68)
Contingency								
7051 Contingency	0.00	300.59	(300.59)	0.00	3,607.00	(3,607.00)	3,607.00	3,607.00
Total Contingency	0.00	300.59	(300.59)	0.00	3,607.00	(3,607.00)	3,607.00	3,607.00
Transfer to Reserves								
5900 Reserves Contribution	(20,836.67)	1,083.33	(21,920.00)	(8,920.04)	13,000.00	(21,920.04)	13,000.00	21,920.04
Total Transfer to Reserves	(20,836.67)	1,083.33	(21,920.00)	(8,920.04)	13,000.00	(21,920.04)	13,000.00	21,920.04
Reserve Expenses								
9258 Special Assessment Exp	1,387.00	0.00	1,387.00	1,387.00	0.00	1,387.00	0.00	(1,387.00)
Total Reserve Expenses	1,387.00	0.00	1,387.00	1,387.00	0.00	1,387.00	0.00	(1,387.00)

Unexpended Budget Report

Wednesday, December 31, 2008

Hillcrest Village 2008 Operating Budget (Continued)

Hillcrest Village Accrual Accounting Year Starts January 1, 2008

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
TOTAL EXPENSES	(12,433.26)	9,480.15	(21,913.41)	109,347.88	113,762.00	(4,414.12)	113,762.00	4,414.12
NET INCOME (LOSS)	21,735.02	0.02	21,735.00	3,191.28		3,191.28		
UNEXPENDED (OVER EXPENDED)								(3,191.28)

Unexpended Budget Report

Wednesday, December 31, 2008

Hillcrest Village 2008 Reserve Budget

Hillcrest Village Reserve Accrual Accounting Year Starts January 1, 2008

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4150 Interest - Reserves	20.18	0.00	20.18	973.30	0.00	973.30	0.00	(973.30)
Total Income	20.18	0.00	20.18	973.30	0.00	973.30	0.00	(973.30)
Reserve Income								
9410 Reserve Income	(20,836.67)	1,083.33	(21,920.00)	(8,920.04)	13,000.00	(21,920.04)	13,000.00	21,920.04
Total Reserve Income	(20,836.67)	1,083.33	(21,920.00)	(8,920.04)	13,000.00	(21,920.04)	13,000.00	21,920.04
TOTAL INCOME	(20,816.49)	1,083.33	(21,899.82)	(7,946.74)	13,000.00	(20,946.74)	13,000.00	20,946.74
EXPENSES								
Reserve Expenses								
9705 Legal Expenses - Decks	0.00	0.00	0.00	6,080.00	0.00	6,080.00	0.00	(6,080.00)
9800 Reserve Expenses	3,585.47	0.00	3,585.47	11,127.47	0.00	11,127.47	0.00	(11,127.47)
Total Reserve Expenses	3,585.47	0.00	3,585.47	17,207.47	0.00	17,207.47	0.00	(17,207.47)
TOTAL EXPENSES	3,585.47	0.00	3,585.47	17,207.47	0.00	17,207.47	0.00	(17,207.47)
NET INCOME (LOSS)	(24,401.96)	1,083.33	(25,485.29)	(25,154.21)	13,000.00	(38,154.21)	13,000.00	
UNEXPENDED (OVER EXPENDED)								38,154.21