

Wednesday, April 30, 2008

Reserves

\$208,023.25

Balance Sheet

Wednesday, April 30, 2008

River Rock Condominiums

Accrual Accounting Year Starts January 1, 2008

ASSETS

Operating Cash & Invest		
1010 River Rock CW Oper Acct	\$22,669.12	
	Total Operating Cash & Invest	\$22,669.12
Accounts Receivable		
1095 Due from Lawsuit Assessmt	\$27,839.38	
1210 Accounts Receivable	\$10,978.78	
1770 Due from Reserves	(\$5,458.70)	
	Total Accounts Receivable	\$33,359.46
Other Assets		
1310 Prepaid Taxes	\$500.00	
1320 Prepaid Insurance	\$5,886.56	
1330 Prepaid Expenses	\$780.94	
	Total Other Assets	\$7,167.50
	TOTAL ASSETS	<u>\$63,196.08</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$26,569.28	
2030 Advance Payments	\$8,914.86	
2040 Open Credits	\$431.00	
2760 Due to Lawsuit Assessment	\$1,788.00	
2770 Due to Reserves	\$46,887.20	
	Total Current Liabilities	\$84,590.34
	TOTAL LIABILITIES	<u>\$84,590.34</u>

EQUITY

Current Year Earnings	(\$1,611.43)	
Ret.Earnings-PRYR	(\$19,782.83)	
	TOTAL EQUITY	<u>(\$21,394.26)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$63,196.08</u>

Balance Sheet

Wednesday, April 30, 2008

Lawsuit Assessments

Accrual Accounting Year Starts January 1, 2008

ASSETS

Oper.Cash - Lawsuit Asses		
1060 River Rock CW Lawsuit A/C	\$2,567.66	
Total Oper.Cash - Lawsuit Asses		\$2,567.66
Accounts Receivable		
1215 AR-Lawsuit Assessment	\$280.00	
1750 Due From Operating	\$110.00	
Total Accounts Receivable		\$390.00
TOTAL ASSETS		<u>\$2,957.66</u>

LIABILITIES

Current Liabilities		
2750 Due to Operating	\$26,161.38	
2770 Due to Reserves	\$1,000.00	
Total Current Liabilities		\$27,161.38
TOTAL LIABILITIES		<u>\$27,161.38</u>

EQUITY

Current Year Earnings	(\$1,258.00)	
Ret.Earnings-PRYR	(\$22,945.72)	
TOTAL EQUITY		<u>(\$24,203.72)</u>
TOTAL LIABILITIES AND EQUITY		<u>\$2,957.66</u>

Unexpended Budget Report

Wednesday, April 30, 2008

River Rock Reserve Budget 2008

Reserves Accrual Accounting Year Starts January 1, 2008

		Month To Date			Year To Date			Annual Budget	
		Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME									
Reserve Income									
9410 Reserve Income		0	4,325	(4,325)	8,650	17,300	(8,650)	51,901	43,251
9440 Reserve Interest Income		333	0	333	1,759	0	1,759	0	(1,759)
Total Reserve Income		333	4,325	(3,992)	10,410	17,300	(6,891)	51,901	41,491
TOTAL INCOME		333	4,325	(3,992)	10,410	17,300	(6,891)	51,901	41,491
EXPENSES									
Reserve Expense									
9800 Reserve Expense		29,214	0	29,214	41,615	0	41,615	0	(41,615)
Total Reserve Expense		29,214	0	29,214	41,615	0	41,615	0	(41,615)
TOTAL EXPENSES		29,214	0	29,214	41,615	0	41,615	0	(41,615)
NET INCOME (LOSS)		(28,881)	4,325	(33,206)	(31,205)	17,300	(48,506)	51,901	
UNEXPENDED (OVER EXPENDED)									83,106

Unexpended Budget Report

Wednesday, April 30, 2008

River Rock 2008 Budget

River Rock Condominiums 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 Homeowner Dues	28,800	28,800	0	115,200	115,200	0	345,600	230,400
4050 Clubhouse Rental Income	0	42	(42)	300	167	133	500	200
4066 Insurance Income	0	0	0	10	0	10	0	(10)
4080 Late Charge Income	330	167	163	535	667	(132)	2,000	1,465
4160 Miscellaneous Income	0	42	(42)	28	167	(139)	500	472
4170 Parking - Carport	160	160	0	640	640	0	1,920	1,280
4175 Parking - Garage	873	873	0	3,492	3,492	0	10,476	6,984
Total Income	30,163	30,083	80	120,205	120,332	(127)	360,996	240,791
TOTAL INCOME	30,163	30,083	80	120,205	120,332	(127)	360,996	240,791
EXPENSES								
Operating Expenses								
5021 Gas & Electric	778	1,250	(472)	3,707	5,000	(1,293)	15,000	11,293
5040 Trash Removal	2,792	2,844	(52)	11,113	11,375	(262)	34,125	23,012
5090 Water & Sewer	4,618	3,938	680	16,767	15,750	1,017	47,250	30,483
Total Operating Expenses	8,188	8,031	157	31,588	32,125	(537)	96,375	64,787
Maintenance Expense								
6008 Alarm/Fire	426	1,500	(1,074)	5,916	6,000	(84)	18,000	12,084
6050 General Building Maint	750	250	500	2,288	1,000	1,288	3,000	712
6070 Clubhouse	127	250	(123)	1,062	1,000	62	3,000	1,938
6135 Extermin./Pest Control	0	29	(29)	0	117	(117)	350	350
6140 Gates - Security	0	333	(333)	907	1,333	(426)	4,000	3,093
6240 General Grounds Maint.	401	667	(266)	1,910	2,667	(757)	8,000	6,090
6340 Landscape Contract	2,160	2,160	0	8,640	8,640	0	25,920	17,280
6360 Lighting - Common Area	808	333	474	1,014	1,333	(320)	4,000	2,986
6405 Parking Lot Monitoring	125	125	0	500	500	0	1,500	1,000
6430 Plumbing and Electric	0	250	(250)	95	1,000	(905)	3,000	2,905
6460 Pool/Hot Tub	1,200	667	533	1,200	2,667	(1,467)	8,000	6,800
6480 Roofs/Gutters	165	42	123	330	167	163	500	170
6510 Snow Removal	0	1,000	(1,000)	8,120	4,000	4,120	12,000	3,881
6512 Sprinkler Repairs	0	250	(250)	0	1,000	(1,000)	3,000	3,000
6530 Streets	0	42	(42)	0	167	(167)	500	500

Unexpended Budget Report

Wednesday, April 30, 2008

River Rock 2008 Budget (Continued)

River Rock Condominiums 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)								
Maintenance Expense (Continued)								
6560 Tree Care	0	1,083	(1,083)	8,580	4,333	4,247	13,000	4,420
Total Maintenance Expense	6,162	8,981	(2,819)	40,560	35,923	4,637	107,770	67,210
Administration Expense								
7030 Audit	0	250	(250)	0	1,000	(1,000)	3,000	3,000
7040 Bad Debts	1,659	208	1,451	966	833	132	2,500	1,534
7051 Contingency	0	42	(42)	0	167	(167)	500	500
7060 Copies, Printing, Postage	24	208	(184)	359	833	(474)	2,500	2,141
7100 Income Tax	0	42	(42)	0	167	(167)	500	500
7110 Master Insurance	4,085	6,125	(2,040)	16,340	24,500	(8,160)	73,500	57,160
7120 Legal	0	83	(83)	0	333	(333)	1,000	1,000
7130 Licenses & Inspections	200	21	179	325	83	242	250	(75)
7140 Management Fee	1,700	1,700	0	6,800	6,800	0	20,400	13,600
7180 Miscellaneous/Activities	0	42	(42)	3,253	167	3,086	500	(2,753)
7190 Newsletter	0	25	(25)	0	100	(100)	300	300
Total Administration Expense	7,668	8,746	(1,078)	28,043	34,983	(6,940)	104,950	76,907
Reserve Contributions								
5900 Reserve Contribution	8,650	4,325	4,325	21,625	17,300	4,325	51,901	30,276
Total Reserve Contributions	8,650	4,325	4,325	21,625	17,300	4,325	51,901	30,276
TOTAL EXPENSES	30,668	30,083	585	121,816	120,332	1,484	360,996	239,180
NET INCOME (LOSS)	(505)	0	(505)	(1,611)	0	(1,611)		
UNEXPENDED (OVER EXPENDED)								1,611