

Balance Sheet

Friday, February 28, 2014

Reserves

Accrual Accounting Year Starts January 1, 2014

ASSETS

Reserve Cash & Investment		
1110 RBC Wealth Management	\$27,340.12	
1130 RBC CDs	\$75,920.00	
	Total Reserve Cash & Investment	\$103,260.12

Accounts Receivable		
1290 Accrued Interest -Reserve	\$105.11	
	Total Accounts Receivable	\$105.11

TOTAL ASSETS		<u>\$103,365.23</u>
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EQUITY

Current Year Earnings	(\$3,786.21)	
Ret.Earnings-PRYR	\$107,151.44	

TOTAL EQUITY		<u>\$103,365.23</u>
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TOTAL LIABILITIES AND EQUITY		<u>\$103,365.23</u>
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Balance Sheet

Friday, February 28, 2014

River Rock Condominiums

Accrual Accounting Year Starts January 1, 2014

ASSETS

Operating Cash & Invest		
1010 River Rock CW Oper Acct	\$9,691.67	
	Total Operating Cash & Invest	\$9,691.67
Accounts Receivable		
1210 Accounts Receivable	\$26,015.72	
1299 Allowance-Uncollectible	(\$12,600.00)	
	Total Accounts Receivable	\$13,415.72
Other Assets		
1320 Prepaid Insurance	\$145.68	
1330 Prepaid Expenses	\$352.00	
	Total Other Assets	\$497.68
	TOTAL ASSETS	<u>\$23,605.07</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$57,868.75	
2030 Advance Payments	\$9,966.97	
2040 Open Credits	\$256.78	
	Total Current Liabilities	\$68,092.50
	TOTAL LIABILITIES	<u>\$68,092.50</u>

EQUITY

Current Year Earnings	\$1,197.31	
Ret.Earnings-PRYR	(\$45,684.74)	
	TOTAL EQUITY	<u>(\$44,487.43)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$23,605.07</u>

Unexpended Budget Report

Friday, February 28, 2014

River Rock Reserve 2014

Reserves Accrual Accounting Year Starts January 1, 2014

		Month To Date			Year To Date			Annual Budget	
		Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME									
Reserve Income									
9410 Reserve Income		6,223	6,223	0	12,446	12,446	0	74,676	62,230
9440 Reserve Interest Income		118	0	118	118	0	118	0	(118)
Total Reserve Income		6,341	6,223	118	12,564	12,446	118	74,676	62,112
TOTAL INCOME		6,341	6,223	118	12,564	12,446	118	74,676	62,112
EXPENSES									
Reserve Expense									
9800 Reserve Expense		0	0	0	16,350	0	16,350	0	(16,350)
Total Reserve Expense		0	0	0	16,350	0	16,350	0	(16,350)
TOTAL EXPENSES		0	0	0	16,350	0	16,350	0	(16,350)
NET INCOME (LOSS)		6,341	6,223	118	(3,786)	12,446	(16,232)	74,676	
UNEXPENDED (OVER EXPENDED)									78,462

Unexpended Budget Report

Friday, February 28, 2014

River Rock Condominiums Operating 2014

River Rock Condominiums Accrual Accounting Year Starts January 1, 2014

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4010 Homeowner Dues	34,400	34,400	0	68,800	68,800	0	412,800	344,000
4050 Clubhouse Rental Income	50	25	25	50	25	25	200	150
4080 Late Charge Income	80	200	(120)	230	400	(170)	2,000	1,770
4100 Legal Fee Income	656	417	239	877	834	43	5,000	4,123
4160 Miscellaneous Income	70	50	20	130	50	80	500	370
4170 Parking - Carport	160	160	0	320	320	0	1,920	1,600
4175 Parking - Garage	873	873	0	1,746	1,746	0	10,476	8,730
Total Income	36,289	36,125	164	72,153	72,175	(22)	432,896	360,743
TOTAL INCOME	36,289	36,125	164	72,153	72,175	(22)	432,896	360,743
EXPENSES								
Operating Expenses								
5021 Gas & Electric	978	905	73	1,956	1,835	121	11,000	9,044
5040 Trash Removal	0	3,750	(3,750)	0	7,500	(7,500)	45,000	45,000
5090 Water & Sewer	5,143	4,800	343	10,413	9,600	813	72,000	61,587
Total Operating Expenses	6,122	9,455	(3,333)	12,369	18,935	(6,566)	128,000	115,631
Maintenance Expense								
6008 Alarm/Fire	1,300	2,000	(700)	2,596	4,000	(1,404)	20,000	17,404
6050 General Building Maint	1,301	1,000	301	3,316	2,000	1,316	12,000	8,684
6070 Clubhouse	96	200	(104)	261	500	(239)	2,500	2,239
6135 Extermin./Pest Control	0	42	(42)	0	80	(80)	500	500
6140 Gates - Security	1,991	500	1,491	2,866	1,000	1,866	3,000	134
6240 General Grounds Maint.	1,119	500	619	2,025	1,200	825	11,000	8,975
6340 Landscape Contract	2,285	2,285	0	4,570	4,570	0	27,420	22,850
6360 Lighting - Common Area	185	200	(15)	370	400	(30)	2,400	2,030
6405 Parking Lot Monitoring	250	150	100	500	300	200	1,800	1,300
6430 Plumbing and Electric	0	250	(250)	600	500	100	2,000	1,400
6460 Pool/Hot Tub	0	0	0	0	0	0	7,000	7,000
6480 Roofs/Gutters	0	1,000	(1,000)	0	1,500	(1,500)	2,000	2,000
6510 Snow Removal	2,546	1,700	846	8,634	6,200	2,434	13,000	4,366
6512 Sprinkler Repairs	0	0	0	0	0	0	4,000	4,000
6530 Streets	0	40	(40)	0	80	(80)	500	500

Unexpended Budget Report

Friday, February 28, 2014

River Rock Condominiums Operating 2014 (Continued)

River Rock Condominiums Accrual Accounting Year Starts January 1, 2014

	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	2,000	(2,000)	0	3,000	(3,000)	11,000	11,000
Total Maintenance Expense	11,074	11,867	(793)	25,739	25,330	409	120,120	94,381
Administration Expense								
7030 Audit	0	0	0	0	0	0	3,400	3,400
7040 Bad Debts	0	800	(800)	0	800	(800)	1,000	1,000
7060 Copies, Printing, Postage	246	100	146	615	500	115	2,000	1,385
7100 Income Tax	0	0	0	0	0	0	500	500
7110 Master Insurance	7,982	5,920	2,062	15,080	11,840	3,240	71,000	55,920
7120 Legal	656	750	(94)	877	1,500	(623)	9,000	8,123
7130 Licenses & Inspections	0	0	0	0	0	0	200	200
7140 Management Fee	1,875	1,875	0	3,750	3,750	0	22,500	18,750
7180 Miscellaneous/Activities	80	40	40	80	80	0	500	420
Total Administration Expense	10,838	9,485	1,353	20,402	18,470	1,932	110,100	89,698
Reserve Contributions								
5900 Reserve Contribution	6,223	6,223	0	12,446	12,446	0	74,676	62,230
Total Reserve Contributions	6,223	6,223	0	12,446	12,446	0	74,676	62,230
TOTAL EXPENSES	34,257	37,030	(2,773)	70,956	75,181	(4,225)	432,896	361,940
NET INCOME (LOSS)	2,032	(905)	2,937	1,197	(3,006)	4,203		
UNEXPENDED (OVER EXPENDED)								(1,197)