

# Balance Sheet

Thursday, October 31, 2013

## Reserve Fund

Accrual Accounting Year Starts January 1, 2013

### ASSETS

|                               |                              |                     |
|-------------------------------|------------------------------|---------------------|
| Reserves Cash & Invest        |                              |                     |
| 1020 Reserve- Citywide        | \$110,936.67                 |                     |
| 5412 CDs and Short Term       | \$103,938.35                 |                     |
| 5560 Reserves-RBC Wealth Mgmt | \$111,022.50                 |                     |
|                               | Total Reserves Cash & Invest | \$325,897.52        |
| Other Current Assets          |                              |                     |
| 1150 Accrued Interest         | \$314.82                     |                     |
|                               | Total Other Current Assets   | \$314.82            |
|                               | TOTAL ASSETS                 | <u>\$326,212.34</u> |

### EQUITY

|                        |                              |                     |
|------------------------|------------------------------|---------------------|
| Reserves Current Year  | \$78,425.25                  |                     |
| Members Equity         |                              |                     |
| 3030 Retained Earnings | \$247,787.09                 |                     |
|                        | Total Members Equity         | \$247,787.09        |
|                        | TOTAL EQUITY                 | <u>\$326,212.34</u> |
|                        | TOTAL LIABILITIES AND EQUITY | <u>\$326,212.34</u> |

# Balance Sheet

Thursday, October 31, 2013

## Shenandoah on Smoky Hill

Accrual Accounting Year Starts January 1, 2013

### ASSETS

|                               |                               |                    |
|-------------------------------|-------------------------------|--------------------|
| Operating Cash & Invest       |                               |                    |
| 1010 Shenandoah on Smoky Hill | \$10,191.88                   |                    |
|                               | Total Operating Cash & Invest | \$10,191.88        |
| Other Current Assets          |                               |                    |
| 1110 Allowance for Bad Debts  | (\$17,000.00)                 |                    |
| 1300 Accounts Receivable      | \$31,242.44                   |                    |
| 1655 Prepaid Insurance        | \$3,126.94                    |                    |
|                               | Total Other Current Assets    | \$17,369.38        |
|                               | TOTAL ASSETS                  | <u>\$27,561.26</u> |

### LIABILITIES

|                       |                           |                    |
|-----------------------|---------------------------|--------------------|
| Current Liabilities   |                           |                    |
| 2010 Accounts Payable | \$7,619.16                |                    |
| 2040 Advance Payments | \$15,952.94               |                    |
|                       | Total Current Liabilities | \$23,572.10        |
|                       | TOTAL LIABILITIES         | <u>\$23,572.10</u> |

### EQUITY

|                        |                              |                    |
|------------------------|------------------------------|--------------------|
| Current Year Earnings  | (\$28,461.74)                |                    |
| Members Equity         |                              |                    |
| 3030 Retained Earnings | \$32,450.90                  |                    |
|                        | Total Members Equity         | \$32,450.90        |
|                        | TOTAL EQUITY                 | <u>\$3,989.16</u>  |
|                        | TOTAL LIABILITIES AND EQUITY | <u>\$27,561.26</u> |

# Unexpended Budget Report

Thursday, October 31, 2013

## 2013 Shenandoah Reserve Budget

Reserve Fund Accrual Accounting Year Starts January 1, 2013

|                                   | Month To Date |          |          | Year To Date |           |            | Annual Budget |             |
|-----------------------------------|---------------|----------|----------|--------------|-----------|------------|---------------|-------------|
|                                   | Actual        | Budget   | Variance | Actual       | Budget    | Variance   | Budget        | Unexpended  |
| <b>INCOME</b>                     |               |          |          |              |           |            |               |             |
| Reserves Revenues                 |               |          |          |              |           |            |               |             |
| 6410 General Contribution         | 8,631.00      | 8,630.84 | 0.16     | 86,310.00    | 86,308.33 | 1.67       | 103,570.00    | 17,260.00   |
| 6480 Reserves Interest            | 844.30        | 0.00     | 844.30   | 2,657.50     | 0.00      | 2,657.50   | 0.00          | (2,657.50)  |
| Total Reserves Revenues           | 9,475.30      | 8,630.84 | 844.46   | 88,967.50    | 86,308.33 | 2,659.17   | 103,570.00    | 14,602.50   |
| <b>TOTAL INCOME</b>               | 9,475.30      | 8,630.84 | 844.46   | 88,967.50    | 86,308.33 | 2,659.17   | 103,570.00    | 14,602.50   |
| <b>EXPENSES</b>                   |               |          |          |              |           |            |               |             |
| Reserves Expenditures             |               |          |          |              |           |            |               |             |
| 6565 Guardhouse                   | 0.00          | 0.00     | 0.00     | 5,297.99     | 0.00      | 5,297.99   | 0.00          | (5,297.99)  |
| 6620 Reserve Pool                 | 0.00          | 0.00     | 0.00     | 5,244.26     | 0.00      | 5,244.26   | 0.00          | (5,244.26)  |
| Total Reserves Expenditures       | 0.00          | 0.00     | 0.00     | 10,542.25    | 0.00      | 10,542.25  | 0.00          | (10,542.25) |
| <b>TOTAL EXPENSES</b>             | 0.00          | 0.00     | 0.00     | 10,542.25    | 0.00      | 10,542.25  | 0.00          | (10,542.25) |
| <b>NET INCOME (LOSS)</b>          | 9,475.30      | 8,630.84 | 844.46   | 78,425.25    | 86,308.33 | (7,883.08) | 103,570.00    |             |
| <b>UNEXPENDED (OVER EXPENDED)</b> |               |          |          |              |           |            |               | 25,144.75   |

# Unexpended Budget Report

Thursday, October 31, 2013

## Shenandoah 2013 Operating Budget

Shenandoah on Smoky Hill Accrual Accounting Year Starts January 1, 2013

|                              | Month To Date    |                  |               | Year To Date      |                   |                 | Annual Budget     |                  |
|------------------------------|------------------|------------------|---------------|-------------------|-------------------|-----------------|-------------------|------------------|
|                              | Actual           | Budget           | Variance      | Actual            | Budget            | Variance        | Budget            | Unexpended       |
| <b>INCOME</b>                |                  |                  |               |                   |                   |                 |                   |                  |
| Revenues                     |                  |                  |               |                   |                   |                 |                   |                  |
| 4010 Monthly Dues            | 44,000.00        | 44,000.00        | 0.00          | 440,000.00        | 440,000.00        | 0.00            | 528,000.00        | 88,000.00        |
| 4020 Late Fee Income         | 125.00           | 166.66           | (41.66)       | 1,860.00          | 1,666.67          | 193.33          | 2,000.00          | 140.00           |
| 4250 NSF Fee                 | 0.00             | 0.00             | 0.00          | 0.00              | 0.00              | 0.00            | 0.00              | 0.00             |
| 4300 Legal Fee Income        | 480.00           | 333.34           | 146.66        | 4,810.85          | 3,333.33          | 1,477.52        | 4,000.00          | (810.85)         |
| 4300 Other Revenues          | 100.00           | 50.00            | 50.00         | 2,845.00          | 500.00            | 2,345.00        | 600.00            | (2,245.00)       |
| Total Revenues               | 44,705.00        | 44,550.00        | 155.00        | 449,515.85        | 445,500.00        | 4,015.85        | 534,600.00        | 85,084.15        |
| <b>TOTAL INCOME</b>          | <b>44,705.00</b> | <b>44,550.00</b> | <b>155.00</b> | <b>449,515.85</b> | <b>445,500.00</b> | <b>4,015.85</b> | <b>534,600.00</b> | <b>85,084.15</b> |
| <b>EXPENSES</b>              |                  |                  |               |                   |                   |                 |                   |                  |
| Administration               |                  |                  |               |                   |                   |                 |                   |                  |
| 5010 Management Fee          | 1,725.00         | 1,725.00         | 0.00          | 17,250.00         | 17,250.00         | 0.00            | 20,700.00         | 3,450.00         |
| 5025 Audit                   | 0.00             | 200.00           | (200.00)      | 2,400.00          | 2,000.00          | 400.00          | 2,400.00          | 0.00             |
| 5037 Office & Administration | 335.27           | 458.34           | (123.07)      | 5,503.15          | 4,583.33          | 919.82          | 5,500.00          | (3.15)           |
| 5045 Income Taxes            | 0.00             | 41.67            | (41.67)       | 0.00              | 416.67            | (416.67)        | 500.00            | 500.00           |
| 5048 Insurance               | 0.00             | 533.33           | (533.33)      | 7,431.00          | 5,333.33          | 2,097.67        | 6,400.00          | (1,031.00)       |
| 5050 Legal Services          | 100.00           | 833.33           | (733.33)      | 5,512.85          | 8,333.33          | (2,820.48)      | 10,000.00         | 4,487.15         |
| 5098 Other Admin Expense     | 0.00             | 12.50            | (12.50)       | 0.00              | 125.00            | (125.00)        | 150.00            | 150.00           |
| 9000 Bad Debt Expense        | 0.00             | 416.66           | (416.66)      | 16.85             | 4,166.67          | (4,149.82)      | 5,000.00          | 4,983.15         |
| Total Administration         | 2,160.27         | 4,220.83         | (2,060.56)    | 38,113.85         | 42,208.33         | (4,094.48)      | 50,650.00         | 12,536.15        |
| Committees                   |                  |                  |               |                   |                   |                 |                   |                  |
| 5240 Social                  | 200.00           | 0.00             | 200.00        | 1,756.56          | 1,400.00          | 356.56          | 2,000.00          | 243.44           |
| Total Committees             | 200.00           | 0.00             | 200.00        | 1,756.56          | 1,400.00          | 356.56          | 2,000.00          | 243.44           |
| Utilities                    |                  |                  |               |                   |                   |                 |                   |                  |
| 5306 Utilities               | 1,724.35         | 1,625.00         | 99.35         | 15,425.75         | 16,250.00         | (824.25)        | 19,500.00         | 4,074.25         |
| 5312 Telephone               | 165.25           | 166.67           | (1.42)        | 1,630.16          | 1,666.67          | (36.51)         | 2,000.00          | 369.84           |
| 5316 Trash Collection        | 0.00             | 3,500.00         | (3,500.00)    | 27,058.22         | 35,000.00         | (7,941.78)      | 42,000.00         | 14,941.78        |
| 5320 Water & Sewer           | 8,018.73         | 5,250.00         | 2,768.73      | 57,476.81         | 52,500.00         | 4,976.81        | 63,000.00         | 5,523.19         |
| Total Utilities              | 9,908.33         | 10,541.67        | (633.34)      | 101,590.94        | 105,416.67        | (3,825.73)      | 126,500.00        | 24,909.06        |
| Grounds                      |                  |                  |               |                   |                   |                 |                   |                  |
| 5405 Common Area Maintenance | 1,457.52         | 666.66           | 790.86        | 7,253.36          | 6,666.67          | 586.69          | 8,000.00          | 746.64           |

# Unexpended Budget Report

Thursday, October 31, 2013

## Shenandoah 2013 Operating Budget (Continued)

Shenandoah on Smoky Hill Accrual Accounting Year Starts January 1, 2013

|                                   | Month To Date    |                  |                   | Year To Date       |                   |                    | Annual Budget     |                  |
|-----------------------------------|------------------|------------------|-------------------|--------------------|-------------------|--------------------|-------------------|------------------|
|                                   | Actual           | Budget           | Variance          | Actual             | Budget            | Variance           | Budget            | Unexpended       |
| <b>EXPENSES (Continued)</b>       |                  |                  |                   |                    |                   |                    |                   |                  |
| <b>Grounds (Continued)</b>        |                  |                  |                   |                    |                   |                    |                   |                  |
| 5409 Grounds Contract             | 4,015.00         | 4,015.00         | 0.00              | 40,824.97          | 40,150.00         | 674.97             | 48,180.00         | 7,355.03         |
| 5430 Snow Removal                 | 0.00             | 1,500.00         | (1,500.00)        | 8,033.80           | 9,000.00          | (966.20)           | 12,000.00         | 3,966.20         |
| 5433 Sprinkler                    | 396.00           | 1,166.66         | (770.66)          | 28,188.32          | 11,666.67         | 16,521.65          | 14,000.00         | (14,188.32)      |
| 5440 Tree Service                 | 1,665.00         | 1,500.00         | 165.00            | 23,471.77          | 15,000.00         | 8,471.77           | 18,000.00         | (5,471.77)       |
| 5445 Fence                        | 1,364.00         | 125.00           | 1,239.00          | 4,456.00           | 1,250.00          | 3,206.00           | 1,500.00          | (2,956.00)       |
| 5450 Street Maintenance           | 0.00             | 500.00           | (500.00)          | 18,588.80          | 5,000.00          | 13,588.80          | 6,000.00          | (12,588.80)      |
| Total Grounds                     | 8,897.52         | 9,473.32         | (575.80)          | 130,817.02         | 88,733.34         | 42,083.68          | 107,680.00        | (23,137.02)      |
| <b>Buildings</b>                  |                  |                  |                   |                    |                   |                    |                   |                  |
| 5610 Building Maintenance         | 17.86            | 250.00           | (232.14)          | 2,496.58           | 2,500.00          | (3.42)             | 3,000.00          | 503.42           |
| Total Buildings                   | 17.86            | 250.00           | (232.14)          | 2,496.58           | 2,500.00          | (3.42)             | 3,000.00          | 503.42           |
| <b>Amenities</b>                  |                  |                  |                   |                    |                   |                    |                   |                  |
| 5470 Lake/Pump                    | 0.00             | 291.66           | (291.66)          | 3,553.00           | 2,916.67          | 636.33             | 3,500.00          | (53.00)          |
| 5611 Security Services            | 10,416.00        | 10,416.66        | (0.66)            | 97,724.80          | 104,166.67        | (6,441.87)         | 125,000.00        | 27,275.20        |
| 5820 Pool Contract                | 1,150.00         | 616.66           | 533.34            | 12,295.43          | 6,166.67          | 6,128.76           | 7,400.00          | (4,895.43)       |
| 5822 Pool Supplies                | 300.00           | 208.33           | 91.67             | 2,464.41           | 2,083.33          | 381.08             | 2,500.00          | 35.59            |
| 5825 Pool Misc Repairs            | 0.00             | 166.66           | (166.66)          | 775.00             | 1,666.67          | (891.67)           | 2,000.00          | 1,225.00         |
| 5845 Tennis Court                 | 80.00            | 66.66            | 13.34             | 80.00              | 666.67            | (586.67)           | 800.00            | 720.00           |
| Total Amenities                   | 11,946.00        | 11,766.63        | 179.37            | 116,892.64         | 117,666.68        | (774.04)           | 141,200.00        | 24,307.36        |
| <b>Reserve Transfers</b>          |                  |                  |                   |                    |                   |                    |                   |                  |
| 6100 Transfer to Reserves         | 8,631.00         | 8,630.84         | 0.16              | 86,310.00          | 86,308.33         | 1.67               | 103,570.00        | 17,260.00        |
| Total Reserve Transfers           | 8,631.00         | 8,630.84         | 0.16              | 86,310.00          | 86,308.33         | 1.67               | 103,570.00        | 17,260.00        |
| <b>TOTAL EXPENSES</b>             | <b>41,760.98</b> | <b>44,883.29</b> | <b>(3,122.31)</b> | <b>477,977.59</b>  | <b>444,233.35</b> | <b>33,744.24</b>   | <b>534,600.00</b> | <b>56,622.41</b> |
| <b>NET INCOME (LOSS)</b>          | <b>2,944.02</b>  | <b>(333.29)</b>  | <b>3,277.31</b>   | <b>(28,461.74)</b> | <b>1,266.65</b>   | <b>(29,728.39)</b> |                   |                  |
| <b>UNEXPENDED (OVER EXPENDED)</b> |                  |                  |                   |                    |                   |                    |                   | <b>28,461.74</b> |