

Balance Sheet

Thursday, October 31, 2013 for South Pearl Commons

Consolidated

Cash Accounting Year Starts January 1, 2013

ASSETS

Cash & Investments

Citywide Operating

\$21,289.41

Citywide Reserve MM

\$83,943.85

Total Cash & Investments

\$105,233.26

Fixed Assets

Equipment

\$1,017.29

Total Fixed Assets

\$1,017.29

TOTAL ASSETS

\$106,250.55

EQUITY

Retained Earnings PRYR

\$96,206.02

Current Year Earnings

\$10,044.53

TOTAL EQUITY

\$106,250.55

TOTAL LIABILITIES AND EQUITY

\$106,250.55

Unaudited - For Management Purposes Only

Unexpended Budget Report

Thursday, October 31, 2013

Unaudited - For Management Purposes Only

South Pearl Commons Operating

South Pearl Commons Cash Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4010 HOA Dues	4,480.00	4,485.00	(5.00)	45,135.00	44,850.00	285.00	53,820.00	8,685.00
4020 Bike Storage Fees	30.00	33.33	(3.33)	290.00	333.33	(43.33)	400.00	110.00
4080 Late Fees	10.00	0.00	10.00	50.00	0.00	50.00	0.00	(50.00)
4090 Laundry Income	76.75	70.84	5.91	670.64	708.33	(37.69)	850.00	179.36
4160 Owners Charge	0.00	0.00	0.00	100.00	0.00	100.00	0.00	(100.00)
Total Income	4,596.75	4,589.17	7.58	46,245.64	45,891.66	353.98	55,070.00	8,824.36
TOTAL INCOME	4,596.75	4,589.17	7.58	46,245.64	45,891.66	353.98	55,070.00	8,824.36
EXPENSES								
Operating Expenses								
5010 Electric	150.30	183.33	(33.03)	1,177.61	1,833.33	(655.72)	2,200.00	1,022.39
5020 Gas	233.13	541.66	(308.53)	4,455.86	5,416.67	(960.81)	6,500.00	2,044.14
5040 Trash Removal	126.17	125.00	1.17	1,309.31	1,250.00	59.31	1,500.00	190.69
5090 Water & Sewer	531.89	458.33	73.56	5,119.85	4,583.33	536.52	5,500.00	380.15
6541 Telephone - Entry System	51.44	58.33	(6.89)	510.66	583.33	(72.67)	700.00	189.34
Total Operating Expenses	1,092.93	1,366.65	(273.72)	12,573.29	13,666.66	(1,093.37)	16,400.00	3,826.71
Maintenance Expenses								
6020 Boiler Inspection	0.00	12.50	(12.50)	0.00	125.00	(125.00)	150.00	150.00
6030 Boiler Maintenance	0.00	200.00	(200.00)	475.00	2,000.00	(1,525.00)	2,400.00	1,925.00
6051 Building Exterior Maint.	0.00	166.66	(166.66)	0.00	1,666.67	(1,666.67)	2,000.00	2,000.00
6052 Building Interior Maint.	0.00	166.66	(166.66)	649.31	1,666.67	(1,017.36)	2,000.00	1,350.69
6060 Common Area Cleaning	200.00	200.00	0.00	2,000.00	2,000.00	0.00	2,400.00	400.00
6087 Doors & Windows	0.00	16.67	(16.67)	303.00	166.67	136.33	200.00	(103.00)
6135 Exterminating/Pest	0.00	16.66	(16.66)	85.00	166.67	(81.67)	200.00	115.00
6170 Fire Safety	0.00	12.50	(12.50)	538.93	125.00	413.93	150.00	(388.93)
6315 Keys & Locks	87.50	16.66	70.84	486.96	166.67	320.29	200.00	(286.96)
6340 Landscape & Grounds	0.00	83.33	(83.33)	1,267.28	833.33	433.95	1,000.00	(267.28)
6430 Plumbing	0.00	191.66	(191.66)	218.00	1,916.67	(1,698.67)	2,300.00	2,082.00
6480 Roof Repairs	0.00	83.33	(83.33)	2,484.00	833.33	1,650.67	1,000.00	(1,484.00)
6510 Snow Removal	0.00	83.33	(83.33)	440.00	833.33	(393.33)	1,000.00	560.00

Unexpended Budget Report

Thursday, October 31, 2013

South Pearl Commons Operating (Continued)

South Pearl Commons Cash Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Total Maintenance Expenses	287.50	1,249.96	(962.46)	8,947.48	12,500.01	(3,552.53)	15,000.00	6,052.52
Administrative Expenses								
5900 Reserve Contributions	600.00	600.00	0.00	6,000.00	6,000.00	0.00	7,200.00	1,200.00
7021 Administrative Expenses	31.50	37.50	(6.00)	689.58	375.00	314.58	450.00	(239.58)
7030 Audit/Accounting	0.00	25.00	(25.00)	178.00	250.00	(72.00)	300.00	122.00
7060 Copies & Postage	32.36	26.66	5.70	323.57	266.67	56.90	320.00	(3.57)
7110 Insurance Expense	0.00	583.33	(583.33)	6,678.00	5,833.33	844.67	7,000.00	322.00
7140 Management Fees	700.00	700.00	0.00	7,000.00	7,000.00	0.00	8,400.00	1,400.00
Total Administrative Expenses	1,363.86	1,972.49	(608.63)	20,869.15	19,725.00	1,144.15	23,670.00	2,800.85
TOTAL EXPENSES	2,744.29	4,589.10	(1,844.81)	42,389.92	45,891.67	(3,501.75)	55,070.00	12,680.08
NET INCOME (LOSS)	1,852.46	0.07	1,852.39	3,855.72	(0.01)	3,855.73		
UNEXPENDED (OVER EXPENDED)								(3,855.72)

Unaudited - For Management Purposes Only

Unexpended Budget Report

Thursday, October 31, 2013

South Pearl 2013 Reserve

S. Pearl Commons Reserves Cash Accounting Year Starts January 1, 2013

		Month To Date			Year To Date			Annual Budget	
		Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME									
Income									
9450 WC Interest Income		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Income		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Reserve Income									
9410 Reserve Income		600.00	600.00	0.00	6,000.00	6,000.00	0.00	7,200.00	1,200.00
9440 Reserve Interest		20.82	8.33	12.49	188.81	83.33	105.48	100.00	(88.81)
Total Reserve Income		620.82	608.33	12.49	6,188.81	6,083.33	105.48	7,300.00	1,111.19
TOTAL INCOME		620.82	608.33	12.49	6,188.81	6,083.33	105.48	7,300.00	1,111.19
NET INCOME (LOSS)		620.82	608.33	12.49	6,188.81	6,083.33	105.48	7,300.00	
UNEXPENDED (OVER EXPENDED)									1,111.19

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