

Simba Run Condominium Association
 Balance Sheet
 As of July 31, 2018

	<u>Jul 31, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
1000 · First Bank	196,812.04
1010 · U.S. Bank - Operating	29,612.19
1060 · U.S. Bank - Capital Reserve	15,684.15
1070 · U S Bank - Special Assessment	43.35
1100 · Capital Reserve - 1st Bank	<u>1,068.29</u>
Total Checking/Savings	243,220.02
Accounts Receivable	
1200 · Accounts Receivable	<u>-34,801.39</u>
Total Accounts Receivable	-34,801.39
Other Current Assets	
1400 · Prepaid Expenses	
1410 · Prepaid Insurance - Bldgs	8,460.42
1420 · Prepaid Elevator Service	<u>353.29</u>
Total 1400 · Prepaid Expenses	<u>8,813.71</u>
Total Other Current Assets	8,813.71
Total Current Assets	217,232.34
Fixed Assets	
1500 · Simba Unit 1205	195,000.00
1510 · Shuttle Buses	37,558.50
1520 · Furniture & Equipment	402,051.13
1530 · Communication System	2,352.90
1590 · Accumulated Depreciation	
1591 · Accum Depr - Unit 1205	-77,962.25
1592 · Accum Depr - Buses	-5,812.63
1593 · Accum Depr - Furn & Equip	-370,974.24
1594 · Accum Depr - Communication Sys	<u>-2,352.90</u>
Total 1590 · Accumulated Depreciation	<u>-457,102.02</u>
Total Fixed Assets	<u>179,860.51</u>
TOTAL ASSETS	<u><u>397,092.85</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	<u>17,347.10</u>
Total Accounts Payable	17,347.10
Other Current Liabilities	
2200 · Payable to SRM	13,613.99
2450 · Accrued Expenses	1,065.00
2460 · Parking Liability	<u>660.00</u>
Total Other Current Liabilities	<u>15,338.99</u>
Total Current Liabilities	<u>32,686.09</u>
Total Liabilities	32,686.09
Equity	
3100 · Working Capital	78,021.06
3200 · Owner Equity - Operations	10,645.24
3300 · Capital Reserve	
3390 · Capital Reserve Fund Balance	<u>275,740.46</u>
Total 3300 · Capital Reserve	<u>275,740.46</u>
Total Equity	<u>364,406.76</u>
TOTAL LIABILITIES & EQUITY	<u><u>397,092.85</u></u>

Simba Run Condominium Association
 Operating Fund Statement
 July 2018

	<u>Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Sep '17 - Jul 18</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
Income									
4000 · Association Dues	54,918.40	54,818.42	99.98	100.18%	604,102.40	603,002.62	1,099.78	100.18%	657,821.00
4010 · SRA Condo - CDOT Proceeds	0.00	0.00	0.00	0.0%	115.91	0.00	115.91	100.0%	0.00
4300 · Interest Charges	0.00	15.58	-15.58	0.0%	505.15	171.38	333.77	294.75%	186.96
4400 · Late Charges	0.00	75.00	-75.00	0.0%	800.00	825.00	-25.00	96.97%	900.00
4450 · Maint Labor/ Materials to Owner	2,275.80	2,972.50	-696.70	76.56%	40,033.67	32,697.50	7,336.17	122.44%	35,670.00
4553 · Parking Fee	0.00	0.00	0.00	0.0%	6,001.15	0.00	6,001.15	100.0%	0.00
4610 · SRM Rent	2,000.00	2,000.00	0.00	100.0%	22,095.00	22,000.00	95.00	100.43%	24,000.00
4620 · Night Houseman Support	1,747.92	1,747.92	0.00	100.0%	19,227.12	19,227.12	0.00	100.0%	20,975.00
4630 · Night Shuttle Support	0.00	0.00	0.00	0.0%	14,091.00	14,091.00	0.00	100.0%	14,091.00
4640 · Firewood Income	0.00	250.00	-250.00	0.0%	1,210.00	2,750.00	-1,540.00	44.0%	3,000.00
4765 · RBO Resort Fees	0.00	0.00	0.00	0.0%	-14,229.65	0.00	-14,229.65	100.0%	0.00
Total Income	60,942.12	61,879.42	-937.30	98.49%	693,951.75	694,764.62	-812.87	99.88%	756,643.96
Gross Profit	60,942.12	61,879.42	-937.30	98.49%	693,951.75	694,764.62	-812.87	99.88%	756,643.96
Expense									
Total 5005 · SRCA Payroll	12,277.54	12,120.45	157.09	101.3%	164,410.23	175,913.45	-11,503.22	93.46%	188,033.90
5020 · FICA Expense - Simba portion	939.23	1,198.75	-259.52	78.35%	12,123.01	13,186.25	-1,063.24	91.94%	14,385.00
5035 · Unemployment Taxes	32.83	50.00	-17.17	65.66%	1,035.23	1,300.00	-264.77	79.63%	1,316.00
5040 · Workman's Comp Insurance	635.19	0.00	635.19	100.0%	5,764.13	7,650.00	-1,885.87	75.35%	7,650.00
Total 5000 · Payroll	13,884.79	13,369.20	515.59	103.86%	183,332.60	198,049.70	-14,717.10	92.57%	211,384.90
5100 · Administrative Expenses									
5110 · Management Fee	2,200.00	2,200.00	0.00	100.0%	22,166.25	24,200.00	-2,033.75	91.6%	26,400.00
5120 · Accounting Expense	1,250.00	1,250.00	0.00	100.0%	13,750.00	13,750.00	0.00	100.0%	15,000.00
5130 · Professional Services	250.00	0.00	250.00	100.0%	6,382.45	3,600.00	2,782.45	177.29%	3,600.00
5140 · Legal Expense	206.50	666.67	-460.17	30.98%	3,680.02	7,333.37	-3,653.35	50.18%	8,000.00
5150 · Office Supplies	134.25	134.17	0.08	100.06%	3,656.57	1,475.87	2,180.70	247.76%	1,610.00
5155 · Bank Service Charges	34.32	13.92	20.40	246.55%	265.68	153.12	112.56	173.51%	167.00
5160 · Other Administrative Expense	88.73	732.75	-644.02	12.11%	2,723.30	8,060.25	-5,336.95	33.79%	8,793.00
Total 5100 · Administrative Expenses	4,163.80	4,997.51	-833.71	83.32%	52,624.27	58,572.61	-5,948.34	89.85%	63,570.00
5200 · Operating Insurance and Taxes									
5210 · Building Insurance	4,035.17	4,085.42	-50.25	98.77%	44,470.61	44,939.62	-469.01	98.96%	49,025.00
5220 · Personal Property Tax	0.00	0.00	0.00	0.0%	236.62	277.00	-40.38	85.42%	277.00
Total 5200 · Operating Insurance and Taxes	4,035.17	4,085.42	-50.25	98.77%	44,707.23	45,216.62	-509.39	98.87%	49,302.00
5300 · Maintenance Expense									
5310 · Painting / Drywall	0.00	152.75	-152.75	0.0%	822.28	1,680.25	-857.97	48.94%	1,833.00
5315 · Landscaping & Grounds	3,300.46	1,786.00	1,514.46	184.8%	10,195.30	7,144.00	3,051.30	142.71%	8,930.00
5320 · Snow Removal	0.00	0.00	0.00	0.0%	10,378.74	6,519.00	3,859.74	159.21%	6,519.00
5325 · Garage Expense	60.99	350.00	-289.01	17.43%	2,309.49	3,850.00	-1,540.51	59.99%	4,200.00
5330 · Carpet Cleaning	0.00	0.00	0.00	0.0%	2,209.28	2,125.00	84.28	103.97%	2,125.00
5335 · Elevator Expense	2,106.77	1,941.66	165.11	108.5%	24,710.82	21,358.26	3,352.56	115.7%	23,300.00
5340 · Lighting Expense	0.00	0.00	0.00	0.0%	3,052.24	0.00	3,052.24	100.0%	0.00
5345 · Keys & Locks	0.00	0.00	0.00	0.0%	1,288.76	0.00	1,288.76	100.0%	0.00
5360 · Exterior Building Maintenance	5,810.00	526.33	5,283.67	1,103.87%	14,694.97	5,789.63	8,905.34	253.82%	6,316.00
5365 · Owner Reimbursable Expenses	305.66	0.00	305.66	100.0%	18,110.05	0.00	18,110.05	100.0%	0.00
5370 · Interior Repairs & Maintenance	1,192.22	836.67	355.55	142.5%	9,265.17	9,203.37	61.80	100.67%	10,040.00
5375 · Miscellaneous	270.98	192.83	78.15	140.53%	2,181.09	2,121.13	59.96	102.83%	2,314.00
5380 · Outside Maintenance Services	655.47	3,333.33	-2,677.86	19.66%	13,698.02	36,666.63	-22,968.61	37.36%	40,000.00
Total 5300 · Maintenance Expense	13,702.55	9,119.57	4,582.98	150.25%	112,916.21	96,457.27	16,458.94	117.06%	105,577.00
5400 · Amenities									
5410 · Pool / Sauna / Tennis / Equip	247.50	1,194.75	-947.25	20.72%	7,885.81	13,142.25	-5,256.44	60.0%	14,337.00
5430 · Firewood	0.00	125.00	-125.00	0.0%	1,200.00	1,375.00	-175.00	87.27%	1,500.00

Simba Run Condominium Association
 Operating Fund Statement
 July 2018

	<u>Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Sep '17 - Jul 18</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>	<u>Annual Budget</u>
Total 5400 · Amenities	247.50	1,319.75	-1,072.25	18.75%	9,085.81	14,517.25	-5,431.44	62.59%	15,837.00
5500 · Fire and Protection									
5510 · Surveillance System	769.18	152.58	616.60	504.12%	2,524.79	1,678.38	846.41	150.43%	1,831.00
5520 · Alarm Monitoring	0.00	674.83	-674.83	0.0%	6,530.53	7,423.13	-892.60	87.98%	8,098.00
5530 · Smoke Detectors / Extinguisher	0.00	0.00	0.00	0.0%	1,452.45	283.00	1,169.45	513.23%	283.00
5540 · Sprinkler System	0.00	0.00	0.00	0.0%	4,432.42	0.00	4,432.42	100.0%	0.00
Total 5500 · Fire and Protection	769.18	827.41	-58.23	92.96%	14,940.19	9,384.51	5,555.68	159.2%	10,212.00
5600 · Utilities									
5610 · Electricity	3,012.78	5,250.00	-2,237.22	57.39%	58,468.01	57,750.00	718.01	101.24%	63,000.00
5620 · Gas Expense	956.56	1,358.33	-401.77	70.42%	14,455.12	14,941.63	-486.51	96.74%	16,300.00
5630 · Water & Sewer	7,809.39	6,241.67	1,567.72	125.12%	75,844.49	68,658.37	7,186.12	110.47%	74,900.00
5640 · Trash Removal	798.70	775.00	23.70	103.06%	8,442.82	8,525.00	-82.18	99.04%	9,300.00
5650 · Cable TV Expense	6,238.88	5,275.00	963.88	118.27%	59,133.97	58,025.00	1,108.97	101.91%	63,300.00
5660 · Telephone Expense	1,717.71	1,275.00	442.71	134.72%	11,767.62	14,025.00	-2,257.38	83.91%	15,300.00
Total 5600 · Utilities	20,534.02	20,175.00	359.02	101.78%	228,112.03	221,925.00	6,187.03	102.79%	242,100.00
5700 · Transportation									
5710 · Bus Gas / Repair / Maintenance	0.00	0.00	0.00	0.0%	12,404.82	9,459.00	2,945.82	131.14%	9,459.00
5720 · Bus License & Fees	0.00	0.00	0.00	0.0%	100.00	0.00	100.00	100.0%	0.00
5730 · Bus Lease	0.00	0.00	0.00	0.0%	27,255.23	28,605.00	-1,349.77	95.28%	28,605.00
5740 · Bus Insurance	0.00	0.00	0.00	0.0%	3,092.00	1,640.00	1,452.00	188.54%	1,640.00
Total 5700 · Transportation	0.00	0.00	0.00	0.0%	42,852.05	39,704.00	3,148.05	107.93%	39,704.00
5800 · Manager Housing									
5820 · Manager Unit Condo Fees	740.49	856.33	-115.84	86.47%	8,145.39	9,419.63	-1,274.24	86.47%	10,276.00
5830 · Manager Unit Utilities	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	0.00
5840 · Manager Unit Real Estate Taxes	0.00	0.00	0.00	0.0%	1,873.00	1,861.00	12.00	100.65%	1,861.00
Total 5800 · Manager Housing	740.49	856.33	-115.84	86.47%	10,018.39	11,280.63	-1,262.24	88.81%	12,137.00
5900 · Depreciation Expense	1,334.71	0.00	1,334.71	100.0%	14,681.79	0.00	14,681.79	100.0%	0.00
Total Expense	<u>59,412.21</u>	<u>54,750.19</u>	<u>4,662.02</u>	<u>108.52%</u>	<u>713,270.57</u>	<u>695,107.59</u>	<u>18,162.98</u>	<u>102.61%</u>	<u>749,823.90</u>
Fund Surplus/-Deficit	<u>1,529.91</u>	<u>7,129.23</u>	<u>-5,599.32</u>	<u>21.46%</u>	<u>-19,318.82</u>	<u>-342.97</u>	<u>-18,975.85</u>	<u>5,632.8%</u>	<u>6,820.06</u>
Beginnig Fund Balance					29,964.06				
Ending Fund Balance					10,645.24				

Simba Run Condominium Association
 Capital Fund Statement
 September 2017 through July 2018

	<u>Sep '17 - Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
4050 · Capital Reserve Dues	137,500.00	0.00	137,500.00	100.0%
4500 · Interest Earned	119.85	0.00	119.85	100.0%
Total Income	<u>137,619.85</u>	<u>0.00</u>	<u>137,619.85</u>	<u>100.0%</u>
Gross Profit	137,619.85	0.00	137,619.85	100.0%
Expense				
6000 · Capital Reserve Expense				
6020 · CDOT Owner Distributions	0.00	0.00	0.00	0.0%
6050 · Garage	56,508.51	0.00	56,508.51	100.0%
6060 · Hot Tub/Pool	11,696.91	0.00	11,696.91	100.0%
6070 · 5th Floor Project	6,490.75	0.00	6,490.75	100.0%
6075 · Roof Repairs	27,935.29	0.00	27,935.29	100.0%
6080 · Pool Air Handling	2,584.05	0.00	2,584.05	100.0%
6085 · Miscellaneous Capital Projects	61,112.00	0.00	61,112.00	100.0%
Total 6000 · Capital Reserve Expense	<u>166,327.51</u>	<u>0.00</u>	<u>166,327.51</u>	<u>100.0%</u>
Total Expense	<u>166,327.51</u>	<u>0.00</u>	<u>166,327.51</u>	<u>100.0%</u>
Fund Surplus/-Deficit	<u>-28,707.66</u>	<u>0.00</u>	<u>-28,707.66</u>	<u>100.0%</u>
Beginnig Fund Balance	188,256.00			
Transfer Special Assessment Fund	116,192.12			
Ending Fund Balance	275,740.46			