

06/24/2016
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1006 Montaine at Aldarra Homeowners' Association
Balance Sheet - All
05/31/2016

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c/o Best Management Co.
PO Box 938
Kirkland WA 98083

Best Management Company
PO Box 938
Kirkland WA 98083

		ACCOUNT TOTAL	GRAND TOTAL
ASSETS			
Operating Funds			
10009	Cash-Oper-Chk-CAB #	45,946	
Total Operating Funds			45,946
Reserve Funds			
10065	Cash-Maint Res-FB #3446	34,205	
Total Reserve Funds			34,205
Total Funds			80,152
Other Assets			
11000	Accounts Receivable	1,836	
11045	Prepaid Insurance	1,402	
Total Other Assets			3,239
Total Assets			83,391
LIABILITIES			
20002	Accounts Payable - Operating	3,835	
20055	Prepaid Annual Assessments	38,836	
Total Liabilities			42,671
EQUITY			
32000	Retained Earnings - Operating	22,276	
32050	Retained Earnings - Reserves	18,768	
34000	Prior Period Adjust	(24)	
	Year-To-Date Profit/(Loss)	(300)	
Total Equity			40,719
Total Equity and Liabilities			83,391

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		MTD ACTUAL	MONTHLY BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	VARIANCE	ANNUAL BUDGET
OPERATING INCOME								
Regular Income								
40010	Annual Member Assessments	0	0	0	88,200	88,200	0	88,200
Total Regular Income		0	0	0	88,200	88,200	0	88,200
Other Member Income								
40133	Late Charges	0	0	0	42	0	(42)	0
40156	Legal Fees Collectible	0	0	0	(164)	0	164	0
Total Other Member Income		0	0	0	(122)	0	122	0
Other Income								
40211	Interest Earned	1	0	(1)	50	0	(50)	0
Total Other Income		1	0	(1)	50	0	(50)	0
TOTAL OPERATING INCOME		1	0	(1)	88,128	88,200	72	88,200
OPERATING EXPENSES								
Administrative								
60014	Office Expense & Supplies	263	87	(176)	885	1,000	115	1,000
60043	Permits & Licenses	0	0	0	0	10	10	10
60047	Website	113	32	(81)	525	450	(75)	450
60051	Meeting Rentals	0	50	50	0	100	100	100
Total Administrative		375	169	(206)	1,410	1,560	150	1,560
Professional Services								
65103	Management Fee	1,324	1,319	(5)	15,883	15,883	0	15,883
65105	Meeting Minute Taking	75	75	0	525	900	375	900
65121	Acct., Audit, & Tax	160	1,360	1,200	300	1,500	1,200	1,500
65155	Legal Fees	0	2,000	2,000	0	2,000	2,000	2,000
Total Prof. Services		1,559	4,754	3,195	16,708	20,283	3,575	20,283
Insurance & Taxes								
66525	Ins. - Gen.Prop.& Liab.	234	187	(47)	2,585	2,310	(275)	2,310
66566	Real Estate Taxes	0	0	0	380	300	(80)	300
Total Insurance & Taxes		234	187	(47)	2,965	2,610	(355)	2,610
Building Maintenance								
67009	Repairs & Maintenance	0	1,501	1,501	84	1,585	1,501	1,585
Total Building Maint.		0	1,501	1,501	84	1,585	1,501	1,585
Landscaping								
68015	Landscape - Contract	2,300	2,337	38	27,594	28,000	406	28,000
68024	Landscape - Other	646	0	(646)	8,705	1,648	(7,057)	1,648
68033	Irrigation Maintenance	662	1,750	1,088	1,401	2,500	1,099	2,500
68039	Mulch/Bark	5,606	6,000	394	5,606	6,000	394	6,000
68069	Fence Maintenance	0	4,500	4,500	0	4,500	4,500	4,500
Total Landscaping		9,214	14,587	5,373	43,306	42,648	(658)	42,648
Site & Amenities								

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Income Statement - Operating
05/31/2016

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		MTD ACTUAL	MONTHLY BUDGET	VARIANCE	YTD ACTUAL	YTD BUDGET	VARIANCE	ANNUAL BUDGET
69021	Signage	0	100	100	0	100	100	100
	Total Site & Amenities	0	100	100	0	100	100	100
	Utilities							
69524	Electricity	437	479	42	5,903	5,715	(188)	5,715
69598	Water - Irrigation	2,000	0	(2,000)	18,164	11,699	(6,465)	11,699
	Total Utilities	2,437	479	(1,958)	24,068	17,414	(6,654)	17,414
	Transfers							
69720	Deposit to Maintenance Reserve	2,000	2,000	0	2,000	2,000	0	2,000
	Total Transfers	2,000	2,000	0	2,000	2,000	0	2,000
	TOTAL EXPENSES	15,819	23,777	7,958	90,539	88,200	(2,339)	88,200
	TOTAL PROFIT AND LOSS	(15,817)	(23,777)	(7,960)	(2,412)	0	2,412	0