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Sawmill Creek Association
Balance Sheet
As of October 31, 2013

	Oct 31, 13
ASSETS	
Current Assets	
Checking/Savings	
1015 · SMC-Operating	4,502.97
1069 · SMC-Savings	5,567.99
1025 · SMC-Reserves	76,267.22 (5)
Total Checking/Savings	86,338.18
Accounts Receivable	
1200 · Accounts Receivable	-1,072.20
Total Accounts Receivable	-1,072.20
Total Current Assets	85,265.98
Fixed Assets	
1500 · Improvements and Major Repairs	148,397.27
1515 · Accumulated Depreciation	-11,693.00
Total Fixed Assets	136,704.27
TOTAL ASSETS	**221,970.25**
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2050 · Accounts Payable	7,627.52
Total Accounts Payable	7,627.52
Total Current Liabilities	7,627.52
Total Liabilities	7,627.52
Equity	
3551 · Reserve Equity	62,744.46 (4)
3900 · Retained Earnings	148,604.71
Net Income	2,993.56 (3)
Total Equity	214,342.73
TOTAL LIABILITIES & EQUITY	**221,970.25**

(1) 13522 76
(2) -10529 20
(3) 2993 56

(1) 13522 76
(4) 62744 46
(5) 76267 22

Sawmill Creek Association
Operating Profit & Loss

October 2013

	Oct 13	Budget	$ Over Budget	% of Budget	Jan - Oct 13	YTD Budget	$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
Rev.									
4010 · Operating Dues Income	20,101.68	20,101.68	0.00	100.0%	201,016.80	201,016.80	0.00	100.0%	241,220.16
4030 · Late Payment Fee	40.03	0.00	40.03	100.0%	207.50	0.00	207.50	100.0%	0.00
4040 · ACH/Transfer Fee Income	20.00	0.00	20.00	100.0%	200.00	0.00	200.00	100.0%	0.00
4035 · Interest Income	1.25	0.00	1.25	100.0%	36.35	0.00	36.35	100.0%	0.00
4100 · Other Income	0.00				2,954.16				
Total Rev.	20,162.96	20,101.68	61.28	100.3%	204,414.81	201,016.80	3,398.01	101.7%	241,220.16
Total Income	20,162.96	20,101.68	61.28	100.3%	204,414.81	201,016.80	3,398.01	101.7%	241,220.16
Gross Profit	20,162.96	20,101.68	61.28	100.3%	204,414.81	201,016.80	3,398.01	101.7%	241,220.16
Expense									
Admin.									
8010 · Management Fee	3,386.51	3,386.51	0.00	100.0%	33,865.10	33,865.10	0.00	100.0%	40,638.12
8020 · Income Taxes/Property Taxes	0.00	0.00	0.00	0.0%	652.88	100.00	552.88	652.9%	100.00
8025 · Insurance	6,946.48	9,963.94	-3,017.46	69.7%	42,147.27	42,325.68	-178.41	99.6%	42,325.68
8035 · Postage	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%	100.00
8045 · Admin Expenses/Periodic Reports	0.00	25.00	-25.00	0.0%	518.85	1,060.00	-541.15	48.9%	1,110.00
Total Admin.	10,332.99	13,375.45	-3,042.46	77.3%	77,184.10	77,350.78	-166.68	99.8%	84,273.80
Alarms & Elevator									
8242 · Apex Svc Agreement/Inspection	258.00	271.00	-13.00	95.2%	4,901.25	4,953.25	-52.00	99.0%	6,243.00
8245 · Elevator - R & M	0.00	0.00	0.00	0.0%	0.00	300.00	-300.00	0.0%	300.00
8250 · Thyssenkrupp-Monitoring/Maint	103.15	101.00	2.15	102.1%	3,925.93	3,704.00	221.93	106.0%	4,804.00
Total Alarms & Elevator	361.15	372.00	-10.85	97.1%	8,827.18	8,957.25	-130.07	98.5%	11,347.00
M & R									
8100 · Repair & Maint.	603.83	1,750.00	-1,146.17	34.5%	23,229.51	17,164.85	6,064.66	135.3%	20,664.85
8110 · Landscaping	825.00	550.00	275.00	150.0%	2,668.97	5,200.00	-2,531.03	51.3%	5,200.00
8120 · Boiler & Hot Tub Mech Repair	0.00	417.00	-417.00	0.0%	253.57	4,170.00	-3,916.43	6.1%	5,000.00
8125 · Hot Tub Supplies/Chemicals	1,061.10	300.00	761.10	353.7%	6,324.86	4,900.00	1,424.86	129.1%	6,000.00
Total M & R	2,489.93	3,017.00	-527.07	82.5%	32,476.91	31,434.85	1,042.06	103.3%	36,864.85
Op.									
8220 · Snow Removal	0.00	0.00	0.00	0.0%	885.00	1,700.00	-815.00	52.1%	2,500.00
Total Op.	0.00	0.00	0.00	0.0%	885.00	1,700.00	-815.00	52.1%	2,500.00
Utils.									
8346 · Gas	228.08	196.86	31.22	115.9%	3,403.74	3,719.47	-315.73	91.5%	4,841.05
8345 · Electric	2,575.30	1,754.01	821.29	146.8%	32,157.83	28,647.94	3,509.89	112.3%	35,168.21
8350 · Cable	1,219.00	1,219.00	0.00	100.0%	12,190.00	12,190.00	0.00	100.0%	14,628.00
8355 · Sewer	5,801.64	5,801.64	0.00	100.0%	23,206.56	23,206.56	0.00	100.0%	23,206.56
8360 · Trash	783.00	861.00	-78.00	90.9%	10,193.00	10,238.98	-45.98	99.6%	12,499.98
8365 · Water	0.00	0.00	0.00	0.0%	8,645.87	7,482.25	1,163.62	115.6%	8,978.70
8375 · Telephone	208.13	205.00	3.13	101.5%	2,063.82	2,050.00	13.82	100.7%	2,460.00
8385 · Internet	371.00	371.00	0.00	100.0%	3,710.00	3,710.00	0.00	100.0%	4,452.00
Total Utils.	11,186.15	10,408.51	777.64	107.5%	95,570.82	91,245.20	4,325.62	104.7%	106,234.50
Total Expense	24,370.22	27,172.96	-2,802.74	89.7%	214,944.01	210,688.08	4,255.93	102.0%	241,220.15
Net Ordinary Income	-4,207.26	-7,071.28	2,864.02	59.5%	-10,529.20	-9,671.28	-857.92	108.9%	0.01
Net Income	-4,207.26	-7,071.28	2,864.02	59.5%	-10,529.20	-9,671.28	-857.92	108.9%	0.01

Sawmill Creek Association
Reserve
January through October 2013

	Jan - Oct 13
Other Income/Expense	
Other Income	
Reserve Income	
Reserve Replacement Income	41,983.20
Reserve Interest Income	164.48
Total Reserve Income	42,147.68
Total Other Income	42,147.68
Other Expense	
Reserve Expenses	
Roof Reapirs	7,800.00
Painting	15,200.00
Elevator Shaft Repairs	5,624.92
Total Reserve Expenses	28,624.92
Total Other Expense	28,624.92
Net Other Income	13,522.76
Net Income	**13,522.76**

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