

Winfield Arms Condo Assn.
Balance Sheet
As of January 31, 2022

Accrual Basis

	Jan 31, 22
ASSETS	
Current Assets	
Checking/Savings	
Capital Reserve (-789-380)	30,378.24
OPERATING Trust (-015-644)	20,697.11
Total Checking/Savings	51,075.35
Accounts Receivable	
Accounts Receivable	1,477.87
Total Accounts Receivable	1,477.87
Other Current Assets	
Prepaid Expense	
Sanitation-	1,237.94
Web services-	430.00
Total Prepaid Expense	1,667.94
Total Other Current Assets	1,667.94
Total Current Assets	54,221.16
Fixed Assets	
Acc Depr - Washer & Dryer	-6,848.78
Washers & Dryers	6,848.78
Total Fixed Assets	0.00
TOTAL ASSETS	54,221.16
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 - Accounts Payable	150.00
Total Accounts Payable	150.00
Other Current Liabilities	
PREPAID Assessments	21,000.01
Remodel Security	
remodel security-17 Crystal	500.00
Total Remodel Security	500.00
Total Other Current Liabilities	21,500.01
Total Current Liabilities	21,650.01
Total Liabilities	21,650.01
Equity	
Capital / Special Assessment	15,264.06
Retained Earnings	13,498.77
Net Income	3,808.32
Total Equity	32,571.15
TOTAL LIABILITIES & EQUITY	54,221.16

Winfield Arms Condo Assn.
Budget Comparison for the Month
January 2022

Accrual Basis

	Jan 22	Budget
Ordinary Income/Expense		
Income		
INCOME		
5100 · Operating Assessment	9,641.58	8,833.37
5105 · Garage Parking	1,100.00	1,200.00
5106 · Alley Parking	1,200.00	1,200.00
5110 · Late Fees	50.00	0.00
5115 · Interest	0.23	0.00
5119 · Remodel maintenance fee	0.00	0.00
5120 · Laundry Rooms	286.75	250.00
INCOME - Other	400.00	
Total INCOME	<u>12,678.56</u>	<u>11,483.37</u>
Total Income	<u>12,678.56</u>	<u>11,483.37</u>
Gross Profit	12,678.56	11,483.37
Expense		
ADMINISTRATION		
6100 · Management Fees	950.00	950.00
6200 · Board Expense	0.00	0.00
6280 · Bookkeeping	150.00	200.00
6285 · Website Maintenance	50.00	50.00
6300 · Postage/Office Supplies	0.00	0.00
6500 · Insurance	1,241.49	1,095.33
6560 · Legal & Audit	0.00	0.00
6570 · Misc.Admin.	50.00	44.00
ADMINISTRATION - Other	0.00	0.00
Total ADMINISTRATION	<u>2,441.49</u>	<u>2,339.33</u>
MAINTENANCE		
Units 18/9 claim 00-225-253124	0.00	0.00
6720 · General / Repairs	480.00	667.88
6722 · Daily Maintenance & Repairs	1,008.00	0.00
6723 · Misc Maintenance	0.00	0.00
6724 · Unit Expense	155.00	
6725 · Building Improvements		
6727 · Roof	0.00	0.00
6728 · Heating/hot water	272.34	349.53
6725 · Building Improvements - Other	0.00	0.00
Total 6725 · Building Improvements	<u>272.34</u>	<u>349.53</u>
6730 · Hot Tub	0.00	0.00
6735 · Landscaping		
6736 Tree Removal	0.00	0.00
6735 · Landscaping - Other	0.00	0.00
Total 6735 · Landscaping	<u>0.00</u>	<u>0.00</u>
6737 · Irrigation	0.00	0.00
6738 · Lawn and Grounds Care	0.00	0.00
6740 · Garage	0.00	0.00
6745 · Alley	240.00	0.00
6770 · Building Supplies	40.38	480.00
6775 · Snow Removal	804.00	0.00
6780 · WIFI Network maintenance	120.00	240.00
6786 · Security	0.00	0.00
Total MAINTENANCE	<u>3,119.72</u>	<u>1,737.41</u>
Pest Control	0.00	0.00
UTILITY		
6930 · Gas	1,451.52	947.98
6935 · Electricity	1,191.83	1,279.68

Winfield Arms Condo Assn.
Budget Comparison for the Month
January 2022

Accrual Basis

	<u>Jan 22</u>	<u>Budget</u>
6940 · Sewer	618.97	593.84
6945 · Trash Removal	179.57	95.48
6950 · Pest Control	91.00	1,130.46
6955 · Water	327.21	278.18
6960 · Cable fees	0.00	0.00
6961 · WIFI Network-cable	0.00	247.68
6962 · AT&T LTE Failover	60.00	
6963 · MSP Network Maintenance	520.00	
6965 · Internet (monthly fee)	467.83	0.00
6970 · Security		
6971 · Fire alarm annual inspection	0.00	0.00
6972 · Telephone	50.26	44.05
6973 · Camera Maintenance and Support	50.00	
6970 · Security - Other	120.00	120.00
Total 6970 · Security	<u>220.26</u>	<u>164.05</u>
Total UTILITY	<u>5,128.19</u>	<u>4,737.35</u>
Total Expense	<u>10,689.40</u>	<u>8,814.09</u>
Net Ordinary Income	1,989.16	2,669.28
Other Income/Expense		
Other Income		
8000 · CAPITAL INCOME		
8010 · Reserve assessments	1,819.16	1,731.33
Total 8000 · CAPITAL INCOME	<u>1,819.16</u>	<u>1,731.33</u>
Total Other Income	<u>1,819.16</u>	<u>1,731.33</u>
Net Other Income	<u>1,819.16</u>	<u>1,731.33</u>
Net Income	<u><u>3,808.32</u></u>	<u><u>4,400.61</u></u>

Winfield Arms Condo Assn.
Budget vs. Actual YTD
January 2022

Accrual Basis

	Jan 22	Budget	\$ Over Bud...
Ordinary Income/Expense			
Income			
INCOME			
5100 · Operating Assessment	9,641.58	8,833.37	808.21
5105 · Garage Parking	1,100.00	1,200.00	-100.00
5106 · Alley Parking	1,200.00	1,200.00	0.00
5110 · Late Fees	50.00	0.00	50.00
5115 · Interest	0.23	0.00	0.23
5119 · Remodel maintenance fee	0.00	0.00	0.00
5120 · Laundry Rooms	286.75	250.00	36.75
INCOME - Other	400.00		
Total INCOME	12,678.56	11,483.37	1,195.19
Total Income	12,678.56	11,483.37	1,195.19
Gross Profit	12,678.56	11,483.37	1,195.19
Expense			
ADMINISTRATION			
6100 · Management Fees	950.00	950.00	0.00
6200 · Board Expense	0.00	0.00	0.00
6280 · Bookkeeping	150.00	200.00	-50.00
6285 · Website Maintenance	50.00	50.00	0.00
6300 · Postage/Office Supplies	0.00	0.00	0.00
6500 · Insurance	1,241.49	1,095.33	146.16
6560 · Legal & Audit	0.00	0.00	0.00
6570 · Misc.Admin.	50.00	44.00	6.00
ADMINISTRATION - Other	0.00	0.00	0.00
Total ADMINISTRATION	2,441.49	2,339.33	102.16
MAINTENANCE			
Units 18/9 claim 00-225-253124	0.00	0.00	0.00
6720 · General / Repairs	480.00	667.88	-187.88
6722 · Daily Maintenance & Repairs	1,008.00	0.00	1,008.00
6723 · Misc Maintenance	0.00	0.00	0.00
6724 · Unit Expense	155.00		
6725 · Building Improvements			
6727 · Roof	0.00	0.00	0.00
6728 · Heating/hot water	272.34	349.53	-77.19
6725 · Building Improvements - Other	0.00	0.00	0.00
Total 6725 · Building Improvements	272.34	349.53	-77.19
6730 · Hot Tub	0.00	0.00	0.00
6735 · Landscaping			
6736 Tree Removal	0.00	0.00	0.00
6735 · Landscaping - Other	0.00	0.00	0.00
Total 6735 · Landscaping	0.00	0.00	0.00
6737 · Irrigation	0.00	0.00	0.00
6738 · Lawn and Grounds Care	0.00	0.00	0.00
6740 · Garage	0.00	0.00	0.00
6745 · Alley	240.00	0.00	240.00
6770 · Building Supplies	40.38	480.00	-439.62
6775 · Snow Removal	804.00	0.00	804.00
6780 · WIFI Network maintenance	120.00	240.00	-120.00
6786 · Security	0.00	0.00	0.00
Total MAINTENANCE	3,119.72	1,737.41	1,382.31
Pest Control	0.00	0.00	0.00
UTILITY			
6930 · Gas	1,451.52	947.98	503.54
6935 · Electricity	1,191.83	1,279.68	-87.85

Winfield Arms Condo Assn.
Budget vs. Actual YTD
January 2022

Accrual Basis

	Jan 22	Budget	\$ Over Bud...
6940 - Sewer	618.97	593.84	25.13
6945 - Trash Removal	179.57	95.48	84.09
6950 - Pest Control	91.00	1,130.46	-1,039.46
6955 - Water	327.21	278.18	49.03
6960 - Cable fees	0.00	0.00	0.00
6961 - WIFI Network-cable	0.00	247.68	-247.68
6962 - AT&T LTE Failover	60.00		
6963 - MSP Network Maintenance	520.00		
6965 - Internet (monthly fee)	467.83	0.00	467.83
6970 - Security			
6971 - Fire alarm annual inspection	0.00	0.00	0.00
6972 - Telephone	50.26	44.05	6.21
6973 - Camera Maintenance and Support	50.00		
6970 - Security - Other	120.00	120.00	0.00
Total 6970 - Security	220.26	164.05	56.21
Total UTILITY	5,128.19	4,737.35	390.84
Total Expense	10,689.40	8,814.09	1,875.31
Net Ordinary Income	1,989.16	2,669.28	-680.12
Other Income/Expense			
Other Income			
8000 - CAPITAL INCOME			
8010 - Reserve assessments	1,819.16	1,731.33	87.83
Total 8000 - CAPITAL INCOME	1,819.16	1,731.33	87.83
Total Other Income	1,819.16	1,731.33	87.83
Net Other Income	1,819.16	1,731.33	87.83
Net Income	3,808.32	4,400.61	-592.29

Winfield Arms Condo Assn.
Check Detail
January 2022

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Check	auto	01/18/22	American Family ...	OPERATING ...		-1,241.49
				6500 · Insurance	-1,224.91	1,224.91
				6500 · Insurance	-16.58	16.58
TOTAL					-1,241.49	1,241.49
Check	AUTO	01/04/22	Mountain Waste ...	OPERATING ...		-179.57
				6945 · Trash R...	-179.57	179.57
TOTAL					-179.57	179.57
Check	AUTO	01/09/22	CenturyLink	OPERATING ...		-50.26
				6972 · Telepho...	-50.26	50.26
TOTAL					-50.26	50.26
Check	AUTO	01/13/22	Comcast INTERN...	OPERATING ...		-467.83
				6965 · Internet ...	-467.83	467.83
TOTAL					-467.83	467.83
Check	AUTO	01/25/22	City of Aspen	OPERATING ...		-1,519.04
				6955 · Water	-327.21	327.21
				6935 · Electricity	-1,191.83	1,191.83
TOTAL					-1,519.04	1,519.04
Check	AUTO	01/27/22	Aspen Consolidat...	OPERATING ...		-1,856.91
				Sanitation-	-1,856.91	1,856.91
TOTAL					-1,856.91	1,856.91
Check	AUTO	01/31/22	Black Hills Energy	OPERATING ...		-1,451.52
				6930 · Gas	-1,451.52	1,451.52
TOTAL					-1,451.52	1,451.52
Check	5987	01/04/22	Larsen Limited	OPERATING ...		-315.00
				6963 · MSP N...	-260.00	260.00
				6962 · AT&T L...	-30.00	30.00
				6973 · Camera...	-25.00	25.00
TOTAL					-315.00	315.00
Check	5988	01/04/22	Aspen Resort Ac...	OPERATING ...		-315.00
				6722 · Daily M...	-315.00	315.00
TOTAL					-315.00	315.00
Check	5989	01/04/22	Orkin	OPERATING ...		-91.00

Winfield Arms Condo Assn.
Check Detail
January 2022

Type	Num	Date	Name	Account	Paid Amount	Original Amount
				6950 · Pest Co...	-91.00	91.00
TOTAL					-91.00	91.00
Check	5990	01/06/22	Aspen Hi Tech	OPERATING ...		-600.00
				6780 · WIFI N...	-120.00	120.00
				Web services-	-480.00	480.00
TOTAL					-600.00	600.00
Check	5991	01/06/22	Aspen Resort Ac...	OPERATING ...		-8.73
				6770 · Building...	-8.73	8.73
TOTAL					-8.73	8.73
Check	5992	01/06/22	Proguard	OPERATING ...		-120.00
				6970 · Security	-120.00	120.00
TOTAL					-120.00	120.00
Check	5993	01/06/22	Aspen Resort Ac...	OPERATING ...		-950.00
				6100 · Manage...	-950.00	950.00
TOTAL					-950.00	950.00
Check	5994	01/06/22	A*Ok Plumbing & ...	OPERATING ...		-217.34
				6728 · Heating/...	-217.34	217.34
TOTAL					-217.34	217.34
Check	5995	01/07/22	Ron Erickson	OPERATING ...		-50.00
				6570 · Misc.Ad...	-50.00	50.00
TOTAL					-50.00	50.00
Check	5996	01/14/22	Aspen Resort Ac...	OPERATING ...		-5.45
				6770 · Building...	-5.45	5.45
TOTAL					-5.45	5.45
Check	5997	01/19/22	Aspen Resort Ac...	OPERATING ...		-315.00
				6722 · Daily M...	-315.00	315.00
TOTAL					-315.00	315.00
Check	5998	01/19/22	mountain mainte...	OPERATING ...		-1,734.00
				6720 · General...	-275.00	275.00
				6745 · Alley	-240.00	240.00
				6728 · Heating/...	-55.00	55.00
				6720 · General...	-55.00	55.00
				6720 · General...	-150.00	150.00
				6720 · General...	-155.00	155.00
				6775 · Snow R...	-660.00	660.00

Winfield Arms Condo Assn.
Check Detail
January 2022

<u>Type</u>	<u>Num</u>	<u>Date</u>	<u>Name</u>	<u>Account</u>	<u>Paid Amount</u>	<u>Original Amount</u>
				6775 · Snow R...	-72.00	72.00
				6775 · Snow R...	-72.00	72.00
TOTAL					-1,734.00	1,734.00
Check	5999	01/20/22	Aspen Resort Ac...	OPERATING ...		-26.20
				6770 · Building...	-26.20	26.20
TOTAL					-26.20	26.20
Check	6000	01/26/22	Bill's Lock Repair	OPERATING ...		-155.00
				6724 · Unit Ex...	-155.00	155.00
TOTAL					-155.00	155.00
Check	6001	01/27/22	Larsen Limited	OPERATING ...		-315.00
				6963 · MSP N...	-260.00	260.00
				6962 · AT&T L...	-30.00	30.00
				6973 · Camera...	-25.00	25.00
TOTAL					-315.00	315.00
Check	6003	01/31/22	Aspen Resort Ac...	OPERATING ...		-378.00
				6722 · Daily M...	-378.00	378.00
TOTAL					-378.00	378.00
Bill Pmt -C...	6043	01/11/22	Siarau Company	OPERATING ...		-150.00
Bill		12/31/21		6280 · Bookke...	-150.00	150.00
TOTAL					-150.00	150.00