

Winfield Arms Condo Assn.

Balance Sheet

As of June 30, 2022

07/17/22

Accrual Basis

	<u>Jun 30, 22</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
Capital Reserve (-789-380)	35,379.53
OPERATING Trust (-015-644)	1,720.35
<b>Total Checking/Savings</b>	37,099.88
<b>Accounts Receivable</b>	
Accounts Receivable	-4,224.13
<b>Total Accounts Receivable</b>	-4,224.13
<b>Other Current Assets</b>	
Prepaid Expense	
Web services-	180.00
<b>Total Prepaid Expense</b>	180.00
<b>Total Other Current Assets</b>	180.00
<b>Total Current Assets</b>	33,055.75
<b>Fixed Assets</b>	
Acc Depr - Washer & Dryer	-6,848.78
Washers & Dryers	6,848.78
<b>Total Fixed Assets</b>	0.00
<b>TOTAL ASSETS</b>	<b><u>33,055.75</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable	
2000 - Accounts Payable	150.00
<b>Total Accounts Payable</b>	150.00
<b>Other Current Liabilities</b>	
PREPAID Assessments	0.04
Remodel Security	
remodel security-17 Crystal	500.00
<b>Total Remodel Security</b>	500.00
<b>Total Other Current Liabilities</b>	500.04
<b>Total Current Liabilities</b>	650.04
<b>Total Liabilities</b>	650.04
<b>Equity</b>	
Capital / Special Assessment	15,264.06
Retained Earnings	12,748.77
Net Income	4,392.88
<b>Total Equity</b>	32,405.71
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>33,055.75</u></b>

**Winfield Arms Condo Assn.**  
**Budget Comparison for the Month**  
**June 2022**

07/17/22

Accrual Basis

	<u>Jun 22</u>	<u>Budget</u>
Ordinary Income/Expense		
Income		
<b>INCOME</b>		
5100 · Operating Assessment	8,833.33	8,833.37
5105 · Garage Parking	0.00	0.00
5106 · Alley Parking	0.00	0.00
5110 · Late Fees	0.00	0.00
5115 · Interest	0.29	0.00
5119 · Remodel maintenance fee	0.00	0.00
5120 · Laundry Rooms	0.00	250.00
<b>Total INCOME</b>	<u>8,833.62</u>	<u>9,083.37</u>
<b>Total Income</b>	<u>8,833.62</u>	<u>9,083.37</u>
<b>Gross Profit</b>	8,833.62	9,083.37
Expense		
<b>ADMINISTRATION</b>		
6100 · Management Fees	950.00	950.00
6200 · Board Expense	0.00	0.00
6280 · Bookkeeping	150.00	150.00
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.	0.00	0.00
ADMINISTRATION - Other	0.00	0.00
<b>Total ADMINISTRATION</b>	<u>2,391.49</u>	<u>2,245.33</u>
<b>MAINTENANCE</b>		
Units 18/9 claim 00-225-253124	0.00	0.00
6720 · General / Repairs	0.00	447.00
6722 · Daily Maintenance & Repairs	945.00	122.50
6723 · Misc Maintenance	0.00	0.00
6725 · Building Improvements		
6727 · Roof	0.00	0.00
6728 · Heating/hot water	0.00	48.00
6725 · Building Improvements - Other	0.00	0.00
<b>Total 6725 · Building Improvements</b>	<u>0.00</u>	<u>48.00</u>
6730 · Hot Tub	135.44	0.00
6735 · Landscaping		
6736 Tree Removal	0.00	0.00
6735 · Landscaping - Other	0.00	110.00
<b>Total 6735 · Landscaping</b>	<u>0.00</u>	<u>110.00</u>
6737 · Irrigation	0.00	0.00
6738 · Lawn and Grounds Care	0.00	583.00
6740 · Garage	0.00	758.44
6745 · Alley	0.00	0.00
6770 · Building Supplies	0.00	216.00
6775 · Snow Removal	0.00	0.00
6780 · WIFI Network maintenance	0.00	0.00
6786 · Security	0.00	0.00
<b>Total MAINTENANCE</b>	<u>1,080.44</u>	<u>2,284.94</u>
<b>Pest Control</b>	0.00	0.00
<b>UTILITY</b>		
6930 · Gas	592.57	918.56
6935 · Electricity	1,106.04	778.38
6940 · Sewer	618.97	593.84
6945 · Trash Removal	306.07	150.00

**Winfield Arms Condo Assn.**  
**Budget Comparison for the Month**  
**June 2022**

07/17/22

Accrual Basis

	<u>Jun 22</u>	<u>Budget</u>
6950 - Pest Control	0.00	0.00
6955 - Water	336.68	303.46
6960 - Cable fees	381.76	0.00
6961 - WIFI Network-cable	0.00	29.24
6962 - AT&T LTE Failover	60.00	
6963 - MSP Network Maintenance	520.00	
6965 - Internet (monthly fee)	0.00	220.11
6970 - Security		
6971 - Fire alarm annual inspection	0.00	0.00
6972 - Telephone	53.18	43.50
6973 - Camera Maintenance and Support	50.00	
6970 - Security - Other	0.00	0.00
<b>Total 6970 - Security</b>	<u>103.18</u>	<u>43.50</u>
<b>Total UTILITY</b>	<u>4,025.27</u>	<u>3,037.09</u>
<b>Total Expense</b>	<u>7,497.20</u>	<u>7,567.36</u>
<b>Net Ordinary Income</b>	1,336.42	1,516.01
<b>Other Income/Expense</b>		
<b>Other Income</b>		
<b>8000 - CAPITAL INCOME</b>		
8010 - Reserve assessments	1,666.67	1,720.68
<b>Total 8000 - CAPITAL INCOME</b>	<u>1,666.67</u>	<u>1,720.68</u>
<b>Total Other Income</b>	<u>1,666.67</u>	<u>1,720.68</u>
<b>Net Other Income</b>	1,666.67	1,720.68
<b>Net Income</b>	<u><u>3,003.09</u></u>	<u><u>3,236.69</u></u>

**Winfield Arms Condo Assn.  
 Budget Comparison YTD  
 January through June 2022**

	Jan - Jun 22	Budget
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
<b>INCOME</b>		
5100 - Operating Assessment	53,808.23	53,000.22
5105 - Garage Parking	1,100.00	1,200.00
5106 - Alley Parking	1,200.00	1,200.00
5110 - Late Fees	0.00	0.00
5115 - Interest	1.52	0.00
5119 - Remodel maintenance fee	0.00	0.00
5120 - Laundry Rooms	1,234.50	1,500.00
INCOME - Other	250.00	
<b>Total INCOME</b>	<b>57,594.25</b>	<b>56,900.22</b>
<b>Total Income</b>	<b>57,594.25</b>	<b>56,900.22</b>
<b>Gross Profit</b>	<b>57,594.25</b>	<b>56,900.22</b>
<b>Expense</b>		
<b>ADMINISTRATION</b>		
6100 - Management Fees	5,700.00	5,700.00
6200 - Board Expense	0.00	100.00
6280 - Bookkeeping	900.00	950.00
6285 - Website Maintenance	300.00	300.00
6300 - Postage/Office Supplies	0.00	50.00
6500 - Insurance	7,448.98	6,572.02
6560 - Legal & Audit	828.00	0.00
6570 - Misc.Admin.	512.00	424.77
ADMINISTRATION - Other	0.00	0.00
<b>Total ADMINISTRATION</b>	<b>15,688.98</b>	<b>14,096.79</b>
<b>MAINTENANCE</b>		
6777- Plumbing	2,949.52	
Units 18/9 claim 00-225-253124	0.00	0.00
6720 - General / Repairs	2,271.50	3,556.33
6722 - Daily Maintenance & Repairs	3,150.00	497.50
6723 - Misc Maintenance	465.00	0.00
6724 - Unit Expense	155.00	
6725 - Building Improvements		
6727 - Roof	240.00	339.00
6728 - Heating/hot water	1,410.88	1,065.53
6725 - Building Improvements - Other	0.00	217.56
<b>Total 6725 - Building Improvements</b>	<b>1,650.88</b>	<b>1,622.09</b>
6730 - Hot Tub	338.62	189.86
6735 - Landscaping		
6736 Tree Removal	0.00	0.00
6735 - Landscaping - Other	45.00	194.00
<b>Total 6735 - Landscaping</b>	<b>45.00</b>	<b>194.00</b>
6737 - Irrigation	0.00	0.00
6738 - Lawn and Grounds Care	192.00	583.00
6740 - Garage	1,935.18	820.94
6745 - Alley	400.00	800.00
6750 - Laundry Room Expense	55.00	
6770 - Building Supplies	79.70	864.35
6775 - Snow Removal	3,712.00	2,454.50
6780 - WIFI Network maintenance	120.00	480.00
6786 - Security	0.00	0.00
<b>Total MAINTENANCE</b>	<b>17,519.40</b>	<b>12,062.57</b>
<b>Pest Control</b>	<b>0.00</b>	<b>0.00</b>
<b>SPECIAL PROJECTS</b>		

07/17/22  
Accrual Basis

**Winfield Arms Condo Assn.**  
**Budget Comparison YTD**  
January through June 2022

	<u>Jan - Jun 22</u>	<u>Budget</u>
SP Swer Back-up 3/22	480.00	
<b>Total SPECIAL PROJECTS</b>	<b>480.00</b>	
<b>UTILITY</b>		
6930 - Gas	6,892.80	4,426.27
6935 - Electricity	8,117.76	7,000.99
6940 - Sewer	3,713.82	3,563.04
6945 - Trash Removal	1,758.99	736.44
6950 - Pest Control	1,139.32	1,130.46
6955 - Water	2,208.39	1,807.76
6960 - Cable fees	763.52	0.00
6961 - WIFI Network-cable	0.00	335.40
6962 - AT&T LTE Failover	210.00	
6963 - MSP Network Maintenance	1,820.00	
6965 - Internet (monthly fee)	1,613.11	1,159.03
6970 - Security		
6971 - Fire alarm annual inspection	0.00	0.00
6972 - Telephone	316.61	262.03
6973 - Camera Maintenance and Support	175.00	
6970 - Security - Other	936.15	240.00
<b>Total 6970 - Security</b>	<b>1,427.76</b>	<b>502.03</b>
<b>Total UTILITY</b>	<b>29,665.47</b>	<b>20,661.42</b>
<b>Total Expense</b>	<b>63,353.85</b>	<b>46,820.78</b>
<b>Net Ordinary Income</b>	<b>-5,759.60</b>	<b>10,079.44</b>
<b>Other Income/Expense</b>		
<b>Other Income</b>		
<b>8000 - CAPITAL INCOME</b>		
8010 - Reserve assessments	10,152.48	10,356.00
<b>Total 8000 - CAPITAL INCOME</b>	<b>10,152.48</b>	<b>10,356.00</b>
<b>Total Other Income</b>	<b>10,152.48</b>	<b>10,356.00</b>
<b>Net Other Income</b>	<b>10,152.48</b>	<b>10,356.00</b>
<b>Net Income</b>	<b>4,392.88</b>	<b>20,435.44</b>

**Winfield Arms Condo Assn.**  
**Check Detail**  
**June 2022**

07/17/22

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Check	auto	06/02/22	Aspen Places	OPERATING Tr...		<b>-950.00</b>
				6100 · Managem...	-950.00	950.00
TOTAL					-950.00	950.00
Check	auto	06/09/22	CenturyLink	OPERATING Tr...		<b>-53.18</b>
				6972 · Telephone	-53.18	53.18
TOTAL					-53.18	53.18
Check	auto	06/27/22	City of Aspen	OPERATING Tr...		<b>-1,442.72</b>
				6955 · Water	-336.68	336.68
				6935 · Electricity	-1,106.04	1,106.04
TOTAL					-1,442.72	1,442.72
Check	Auto	06/03/22	Mountain Waste ...	OPERATING Tr...		<b>-306.07</b>
				6945 · Trash Re...	-306.07	306.07
TOTAL					-306.07	306.07
Check	AUTO	06/13/22	Comcast Cable	OPERATING Tr...		<b>-381.76</b>
				6960 · Cable fees	-381.76	381.76
TOTAL					-381.76	381.76
Check	AUTO	06/15/22	American Family ...	OPERATING Tr...		<b>-16.58</b>
				6500 · Insurance	-16.58	16.58
TOTAL					-16.58	16.58
Check	AUTO	06/16/22	American Family ...	OPERATING Tr...		<b>-1,224.91</b>
				6500 · Insurance	-1,224.91	1,224.91
TOTAL					-1,224.91	1,224.91
Check	Transf	06/02/22	Aspen Places LLC	OPERATING Tr...		<b>-945.00</b>
				6722 · Daily Mai...	-945.00	945.00
TOTAL					-945.00	945.00
Check	6039	06/06/22	Larsen Limited	OPERATING Tr...		<b>-315.00</b>
				6963 · MSP Net...	-260.00	260.00
				6962 · AT&T LT...	-30.00	30.00
				6973 · Camera ...	-25.00	25.00
TOTAL					-315.00	315.00
Check	6040	06/06/22	Ajax Pool & Spa, I...	OPERATING Tr...		<b>-135.44</b>
				6730 · Hot Tub	-135.44	135.44

**Winfield Arms Condo Assn.**  
**Check Detail**  
**June 2022**

07/17/22

<u>Type</u>	<u>Num</u>	<u>Date</u>	<u>Name</u>	<u>Account</u>	<u>Paid Amount</u>	<u>Original Amount</u>
TOTAL					-135.44	135.44
<b>Check</b>	<b>6043</b>	<b>06/30/22</b>	<b>Black Hills Energy</b>	<b>OPERATING Tr...</b>		<b>-592.57</b>
				6930 · Gas	-592.57	592.57
TOTAL					-592.57	592.57
<b>Check</b>	<b>6044</b>	<b>06/30/22</b>	<b>Larsen Limited</b>	<b>OPERATING Tr...</b>		<b>-315.00</b>
				6963 · MSP Net...	-260.00	260.00
				6962 · AT&T LT...	-30.00	30.00
				6973 · Camera ...	-25.00	25.00
TOTAL					-315.00	315.00
<b>Bill Pmt -C...</b>	<b>6136</b>	<b>06/08/22</b>	<b>Siarau Company</b>	<b>OPERATING Tr...</b>		<b>-150.00</b>
Bill		05/31/22		6280 · Bookkeep...	-150.00	150.00
TOTAL					-150.00	150.00