

C/O LCM Property Management
1776 South Jackson Suite 300
Denver CO 80210

	Operating	Reserves	Total
CASH			
100100 - Citywide Banks	37,767.46	129,374.90	167,142.36
100300 - US Bank Payroll	0.00	106,294.57	106,294.57
100400 - Petty Cash	400.00	0.00	400.00
100500 - Centennial Bank Checking	397.04	0.00	397.04
100600 - Centennial Bank Savings	4.95	1,860.56	1,865.51
100700 - UBS Business Service Acct	0.00	48,619.90	48,619.90
100800 - Wells Fargo Market Linked CD	0.00	104,402.74	104,402.74
TOTAL CASH	38,569.45	390,552.67	429,122.12
DUE (TO)/FROM			
111200 - Due (To)/From Current Year	(59,190.43)	59,190.43	0.00
TOTAL DUE TO/FROM	(59,190.43)	59,190.43	0.00
NET	(20,620.98)	449,743.10	429,122.12
ACCOUNTS RECEIVABLE			
130100 - Assessments Receivable	22,325.06	0.00	22,325.06
TOTAL ACCOUNTS RECEIVABLE	22,325.06	0.00	22,325.06
FIXED ASSETS			
160100 - Community Center	300,000.00	0.00	300,000.00
160200 - Clubhouse Furniture	33,552.14	0.00	33,552.14
160400 - Office Furniture & Equipment	10,703.68	0.00	10,703.68
160500 - Maint Tools Equip & Machinery	19,491.10	0.00	19,491.10
160600 - Property Plant & Equipment	13,856.00	0.00	13,856.00
160800 - Accumulated Depreciation PP&E	(263,954.91)	0.00	(263,954.91)
TOTAL FIXED ASSETS	113,648.01	0.00	113,648.01
TOTAL ASSETS	115,352.09	449,743.10	565,095.19
LIABILITIES			
ACCOUNTS PAYABLE			
200100 - Prepaid Assessments	45,781.60	0.00	45,781.60
TOTAL ACCOUNTS PAYABLE	45,781.60	0.00	45,781.60
OTHER PAYABLES			
210100 - Other Payables	908.91	0.00	908.91
TOTAL OTHER PAYABLES	908.91	0.00	908.91
TOTAL LIABILITIES	46,690.51	0.00	46,690.51
EQUITY			
FUND BALANCES			
301200 - Retained Earnings	193,286.15	259,735.34	453,021.49
301300 - Inter Fund Transfers	(73,562.79)	73,562.79	0.00
Current Earnings	(51,061.78)	116,444.97	65,383.19
TOTAL EQUITY	68,661.58	449,743.10	518,404.68
TOTAL LIABILITIES & EQUITY	115,352.09	449,743.10	565,095.19

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	Current Month Operating	Prior Month Operating	Difference Operating
REVENUES			
ASSESSMENTS			
400100 - Assessments	130,912.00	130,912.00	0.00
410900 - Revenue Due To Reserves	(34,976.00)	(34,976.00)	0.00
TOTAL ASSESSMENTS	95,936.00	95,936.00	0.00
OTHER REVENUES			
420100 - Late Charges	67.00	(214.00)	281.00
420300 - Late Interest	190.27	174.53	15.74
445300 - Collection/NSF Fees	0.00	20.00	(20.00)
445800 - Working Capital	138.00	420.72	(282.72)
455700 - Laundry Income	1,303.40	1,549.17	(245.77)
TOTAL OTHER REVENUES	1,698.67	1,950.42	(251.75)
TOTAL REVENUES	97,634.67	97,886.42	(251.75)
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	5,991.13	6,495.49	(504.36)
500700 - Plumbing	1,947.37	0.00	1,947.37
500721 - Moen Valves	(165.00)	(715.00)	550.00
501450 - Carpet Cleaning	1,420.00	1,465.00	(45.00)
502100 - Roof	0.00	1,341.40	(1,341.40)
503700 - Pest Control	0.00	150.00	(150.00)
504200 - Cleaning/Janitorial	3,916.66	3,916.66	0.00
TOTAL BUILDING EXPENSES	13,110.16	12,653.55	456.61
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	2,236.00	2,150.00	86.00
525200 - HVAC/Boiler Repairs	2,801.39	0.00	2,801.39
535100 - Elevator Maint Contract	2,063.19	0.00	2,063.19
TOTAL MECHANICAL EQUIPMENT SYSTEMS	7,100.58	2,150.00	4,950.58
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	4,393.00	570.87	3,822.13
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	4,393.00	570.87	3,822.13
RECREATION FACILITIES			
600300 - Pool Equipment	120.01	0.00	120.01
610100 - Exercise Equipment	1,545.62	937.36	608.26
620100 - Clubhouse	(74.38)	1,988.18	(2,062.56)
635145 - Community Center	1,047.99	1,027.07	20.92
TOTAL RECREATION FACILITIES	2,639.24	3,952.61	(1,313.37)
GROUNDS			
700100 - Landscape Contract	3,003.33	3,003.33	0.00
700150 - Grounds Maintenance	1,190.54	400.00	790.54
700900 - Sprinklers	871.30	1,540.05	(668.75)
TOTAL GROUNDS EXPENSE	5,065.17	4,943.38	121.79
UTILITIES			
800150 - Gas	6,992.06	5,240.80	1,751.26
800200 - Electricity	4,417.97	4,261.33	156.64
800300 - Water & Sewer	16,352.86	19,049.60	(2,696.74)
800800 - Trash Removal	2,823.70	3,136.91	(313.21)
TOTAL UTILITIES	30,586.59	31,688.64	(1,102.05)

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GENERAL ADMINISTRATIVE			
900100 - Management	1,953.00	3,906.00	(1,953.00)
900400 - Legal	532.50	1,665.50	(1,133.00)
900500 - Reimbursed Legal	0.00	(168.00)	168.00
900700 - Insurance	16,153.75	16,087.75	66.00
900900 - Audit/Tax Prep	0.00	150.00	(150.00)
901350 - Meeting Expense	73.99	293.26	(219.27)
902000 - Telephone/Pagers	1,308.49	1,980.02	(671.53)
902200 - Office Supplies & Expense	1,535.29	488.61	1,046.68
902900 - Online Services	421.95	528.30	(106.35)
903000 - Engineers/Consultants	0.00	1,000.00	(1,000.00)
903200 - Bank Charges	10.00	10.00	0.00
TOTAL GENERAL ADMINISTRATIVE	21,988.97	25,941.44	(3,952.47)
EMPLOYMENT EXPENSE			
910250 - Wages - Office	7,919.63	12,322.87	(4,403.24)
911100 - Wages-Employer Taxes	630.86	996.79	(365.93)
911200 - Wages-Payroll Processing	0.00	318.59	(318.59)
911300 - Wages-Workers Comp	0.00	(2,538.34)	2,538.34
911405 - Manager Subcontract	14,950.84	14,950.84	0.00
TOTAL EMPLOYMENT EXPENSE	23,501.33	26,050.75	(2,549.42)
TOTAL EXPENSES	108,385.04	107,951.24	433.80
NET INCOME/(LOSS)	(10,750.37)	(10,064.82)	(685.55)

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	Current Month Operating	Current Month Reserves	Current Month Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	130,912.00	0.00	130,912.00
410900 - Revenue Due To Reserves	(34,976.00)	0.00	(34,976.00)
402200 - Assessments Reserves	0.00	34,976.00	34,976.00
TOTAL ASSESSMENTS	95,936.00	34,976.00	130,912.00
OTHER REVENUES			
420100 - Late Charges	67.00	0.00	67.00
420300 - Late Interest	190.27	0.00	190.27
430100 - Interest Income	0.00	6.12	6.12
445800 - Working Capital	138.00	0.00	138.00
455700 - Laundry Income	1,303.40	0.00	1,303.40
TOTAL OTHER REVENUES	1,698.67	6.12	1,704.79
TOTAL REVENUES	97,634.67	34,982.12	132,616.79
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	5,991.13	0.00	5,991.13
500300 - Building Maint-Exterior	0.00	8,650.00	8,650.00
500700 - Plumbing	1,947.37	0.00	1,947.37
500721 - Moen Valves	(165.00)	0.00	(165.00)
501450 - Carpet Cleaning	1,420.00	0.00	1,420.00
504200 - Cleaning/Janitorial	3,916.66	0.00	3,916.66
TOTAL BUILDING EXPENSES	13,110.16	8,650.00	21,760.16
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	2,236.00	0.00	2,236.00
525200 - HVAC/Boiler Repairs	2,801.39	0.00	2,801.39
535100 - Elevator Maint Contract	2,063.19	0.00	2,063.19
TOTAL MECHANICAL EQUIPMENT SYSTEMS	7,100.58	0.00	7,100.58
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	4,393.00	0.00	4,393.00
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	4,393.00	0.00	4,393.00
RECREATION FACILITIES			
600300 - Pool Equipment	120.01	0.00	120.01
610100 - Exercise Equipment	1,545.62	0.00	1,545.62
620100 - Clubhouse	(74.38)	0.00	(74.38)
635145 - Community Center	1,047.99	0.00	1,047.99
TOTAL RECREATION FACILITIES	2,639.24	0.00	2,639.24
GROUNDS			
700100 - Landscape Contract	3,003.33	0.00	3,003.33
700150 - Grounds Maintenance	1,190.54	0.00	1,190.54
700900 - Sprinklers	871.30	0.00	871.30
710450 - Parking Lot Maintenance	0.00	6,950.00	6,950.00
TOTAL GROUNDS EXPENSE	5,065.17	6,950.00	12,015.17
UTILITIES			
800150 - Gas	6,992.06	0.00	6,992.06
800200 - Electricity	4,417.97	0.00	4,417.97
800300 - Water & Sewer	16,352.86	0.00	16,352.86
800800 - Trash Removal	2,823.70	0.00	2,823.70

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TOTAL UTILITIES	30,586.59	0.00	30,586.59
GENERAL ADMINISTRATIVE			
900100 - Management	1,953.00	0.00	1,953.00
900400 - Legal	532.50	0.00	532.50
900700 - Insurance	16,153.75	0.00	16,153.75
901350 - Meeting Expense	73.99	0.00	73.99
902000 - Telephone/Pagers	1,308.49	0.00	1,308.49
902200 - Office Supplies & Expense	1,535.29	0.00	1,535.29
902900 - Online Services	421.95	0.00	421.95
903200 - Bank Charges	10.00	15.00	25.00
TOTAL GENERAL ADMINISTRATIVE	21,988.97	15.00	22,003.97
EMPLOYMENT EXPENSE			
910250 - Wages - Office	7,919.63	0.00	7,919.63
911100 - Wages-Employer Taxes	630.86	0.00	630.86
911405 - Manager Subcontract	14,950.84	0.00	14,950.84
TOTAL EMPLOYMENT EXPENSE	23,501.33	0.00	23,501.33
TOTAL EXPENSES	108,385.04	15,615.00	124,000.04
NET INCOME/(LOSS)	(10,750.37)	19,367.12	8,616.75

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	YTD Operating	YTD Reserves	YTD Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	785,472.00	0.00	785,472.00
410900 - Revenue Due To Reserves	(209,856.00)	0.00	(209,856.00)
402200 - Assessments Reserves	0.00	209,856.00	209,856.00
TOTAL ASSESSMENTS	575,616.00	209,856.00	785,472.00
OTHER REVENUES			
420100 - Late Charges	153.00	0.00	153.00
420300 - Late Interest	918.85	0.00	918.85
430100 - Interest Income	0.00	371.36	371.36
445300 - Collection/NSF Fees	20.00	0.00	20.00
445800 - Working Capital	1,847.36	0.00	1,847.36
446100 - Easement Income	5,174.65	0.00	5,174.65
455700 - Laundry Income	8,467.09	0.00	8,467.09
TOTAL OTHER REVENUES	16,580.95	371.36	16,952.31
TOTAL REVENUES	592,196.95	210,227.36	802,424.31
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	24,606.17	0.00	24,606.17
500113 - Building Repair	0.00	400.00	400.00
500300 - Building Maint-Exterior	0.00	15,215.00	15,215.00
500700 - Plumbing	11,896.99	6,800.00	18,696.99
500721 - Moen Valves	(2,920.00)	0.00	(2,920.00)
501310 - Lighting	0.00	4,556.51	4,556.51
501450 - Carpet Cleaning	2,885.00	0.00	2,885.00
502100 - Roof	1,341.40	0.00	1,341.40
503700 - Pest Control	2,000.00	0.00	2,000.00
504200 - Cleaning/Janitorial	23,499.96	0.00	23,499.96
TOTAL BUILDING EXPENSES	63,309.52	26,971.51	90,281.03
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	8,686.00	0.00	8,686.00
525200 - HVAC/Boiler Repairs	10,206.32	19,537.35	29,743.67
525300 - HVAC/Boiler Inspection Fees	1,830.00	0.00	1,830.00
535100 - Elevator Maint Contract	6,049.74	0.00	6,049.74
535200 - Elevator Repairs	555.62	0.00	555.62
TOTAL MECHANICAL EQUIPMENT SYSTEMS	27,327.68	19,537.35	46,865.03
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	10,770.50	0.00	10,770.50
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	10,770.50	0.00	10,770.50
RECREATION FACILITIES			
600200 - Pool	1,519.41	0.00	1,519.41
600300 - Pool Equipment	120.01	1,433.53	1,553.54
600600 - Pool Chemicals & Supplies	773.21	0.00	773.21
610100 - Exercise Equipment	2,940.05	0.00	2,940.05
620100 - Clubhouse	2,464.55	0.00	2,464.55
635145 - Community Center	7,108.25	0.00	7,108.25
TOTAL RECREATION FACILITIES	14,925.48	1,433.53	16,359.01
GROUNDS			
700100 - Landscape Contract	18,019.98	0.00	18,019.98
700150 - Grounds Maintenance	3,601.43	4,139.75	7,741.18

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	YTD Operating	YTD Reserves	YTD Total
700400 - Trees	11,775.00	0.00	11,775.00
700900 - Sprinklers	7,071.32	0.00	7,071.32
701500 - Snow Removal	400.00	0.00	400.00
710450 - Parking Lot Maintenance	0.00	37,425.00	37,425.00
720100 - Concrete	0.00	4,215.25	4,215.25
TOTAL GROUNDS EXPENSE	40,867.73	45,780.00	86,647.73
UTILITIES			
800150 - Gas	63,601.39	0.00	63,601.39
800200 - Electricity	30,263.49	0.00	30,263.49
800300 - Water & Sewer	91,094.08	0.00	91,094.08
800800 - Trash Removal	22,006.78	0.00	22,006.78
TOTAL UTILITIES	206,965.74	0.00	206,965.74
GENERAL ADMINISTRATIVE			
900100 - Management	11,718.00	0.00	11,718.00
900400 - Legal	5,210.50	0.00	5,210.50
900500 - Reimbursed Legal	(3,018.00)	0.00	(3,018.00)
900700 - Insurance	98,055.43	0.00	98,055.43
900900 - Audit/Tax Prep	3,150.00	0.00	3,150.00
901350 - Meeting Expense	622.85	0.00	622.85
902000 - Telephone/Pagers	7,939.70	0.00	7,939.70
902200 - Office Supplies & Expense	4,957.58	0.00	4,957.58
902800 - Website	51.85	0.00	51.85
902900 - Online Services	1,926.50	0.00	1,926.50
903000 - Engineers/Consultants	6,747.00	0.00	6,747.00
903200 - Bank Charges	30.00	60.00	90.00
904999 - Other General Admin Expenses	46.67	0.00	46.67
TOTAL GENERAL ADMINISTRATIVE	137,438.08	60.00	137,498.08
EMPLOYMENT EXPENSE			
910250 - Wages - Office	50,044.68	0.00	50,044.68
911100 - Wages-Employer Taxes	4,153.60	0.00	4,153.60
911200 - Wages-Payroll Processing	726.52	0.00	726.52
911300 - Wages-Workers Comp	(2,538.34)	0.00	(2,538.34)
911405 - Manager Subcontract	89,267.54	0.00	89,267.54
TOTAL EMPLOYMENT EXPENSE	141,654.00	0.00	141,654.00
TOTAL EXPENSES	643,258.73	93,782.39	737,041.12
NET INCOME/(LOSS)	(51,061.78)	116,444.97	65,383.19