

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

	Operating	Reserves	Total
CASH			
100100 - Citywide Banks	19,798.17	96,932.34	116,730.51
100300 - US Bank Payroll	6,414.57	100,000.00	106,414.57
100400 - Petty Cash	400.00	0.00	400.00
100500 - Centennial Bank Checking	511.36	0.00	511.36
100600 - Centennial Bank Savings	504.68	1,920.27	2,424.95
100700 - UBS Business Service Acct	0.00	48,882.05	48,882.05
100800 - Wells Fargo Market Linked CD	0.00	104,040.67	104,040.67
TOTAL CASH	27,628.78	351,775.33	379,404.11
DUE (TO)/FROM			
111200 - Due (To)/From Current Year	15,945.00	(15,945.00)	0.00
TOTAL DUE TO/FROM	15,945.00	(15,945.00)	0.00
NET	43,573.78	335,830.33	379,404.11
ACCOUNTS RECEIVABLE			
130100 - Assessments Receivable	20,459.26	0.00	20,459.26
TOTAL ACCOUNTS RECEIVABLE	20,459.26	0.00	20,459.26
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	177,681.05	335,830.33	513,511.38
LIABILITIES			
ACCOUNTS PAYABLE			
200100 - Prepaid Assessments	38,879.86	0.00	38,879.86
TOTAL ACCOUNTS PAYABLE	38,879.86	0.00	38,879.86
OTHER PAYABLES			
210100 - Other Payables	908.91	0.00	908.91
TOTAL OTHER PAYABLES	908.91	0.00	908.91
TOTAL LIABILITIES	39,788.77	0.00	39,788.77
EQUITY			
FUND BALANCES			
301200 - Retained Earnings	112,762.85	347,663.46	460,426.31
301300 - Inter Fund Transfers	(73,562.79)	73,562.79	0.00
301550 - Prior Period Adjustments	117,759.31	(53,487.52)	64,271.79
Current Earnings	(19,067.09)	(31,908.40)	(50,975.49)
TOTAL EQUITY	137,892.28	335,830.33	473,722.61
TOTAL LIABILITIES & EQUITY	177,681.05	335,830.33	513,511.38

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	Current Month Operating	Current Month Reserves	Current Month Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	104,656.00	0.00	104,656.00
410900 - Revenue Due To Reserves	(14,515.83)	0.00	(14,515.83)
402200 - Assessments Reserves	0.00	14,515.83	14,515.83
TOTAL ASSESSMENTS	90,140.17	14,515.83	104,656.00
OTHER REVENUES			
420100 - Late Charges	105.00	0.00	105.00
420300 - Late Interest	158.32	0.00	158.32
430100 - Interest Income	0.00	14.41	14.41
445300 - Collection/NSF Fees	(40.00)	0.00	(40.00)
445800 - Working Capital	98.00	0.00	98.00
455700 - Laundry Income	1,450.01	0.00	1,450.01
TOTAL OTHER REVENUES	1,771.33	14.41	1,785.74
TOTAL REVENUES	91,911.50	14,530.24	106,441.74
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	4,319.10	0.00	4,319.10
500300 - Building Maint-Exterior	0.00	3,000.00	3,000.00
500721 - Moen Valves	(150.00)	0.00	(150.00)
504200 - Cleaning/Janitorial	280.00	0.00	280.00
TOTAL BUILDING EXPENSES	4,449.10	3,000.00	7,449.10
MECHANICAL EQUIPMENT SYSTEMS			
525200 - HVAC/Boiler Repairs	2,150.00	0.00	2,150.00
535100 - Elevator Maint Contract	1,993.41	0.00	1,993.41
TOTAL MECHANICAL EQUIPMENT SYSTEMS	4,143.41	0.00	4,143.41
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	3,168.34	0.00	3,168.34
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	3,168.34	0.00	3,168.34
RECREATION FACILITIES			
600300 - Pool Equipment	1,673.18	0.00	1,673.18
620100 - Clubhouse	265.29	3,305.00	3,570.29
635145 - Community Center	1,580.44	0.00	1,580.44
TOTAL RECREATION FACILITIES	3,518.91	3,305.00	6,823.91
GROUNDS			
700150 - Grounds Maintenance	636.24	0.00	636.24
701500 - Snow Removal	11,342.50	0.00	11,342.50
710450 - Parking Lot Maintenance	0.00	1,139.89	1,139.89
720335 - Trash Enclosures	0.00	3,290.00	3,290.00
TOTAL GROUNDS EXPENSE	11,978.74	4,429.89	16,408.63
UTILITIES			
800150 - Gas	19,469.29	0.00	19,469.29
800200 - Electricity	(168.73)	0.00	(168.73)
800300 - Water & Sewer	9,810.87	0.00	9,810.87
800800 - Trash Removal	511.61	0.00	511.61
TOTAL UTILITIES	29,623.04	0.00	29,623.04
GENERAL ADMINISTRATIVE			
900100 - Management	1,953.00	0.00	1,953.00

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	Current Month Operating	Current Month Reserves	Current Month Total
900700 - Insurance	15,018.66	0.00	15,018.66
901350 - Meeting Expense	23.14	0.00	23.14
902000 - Telephone/Pagers	1,121.30	0.00	1,121.30
902200 - Office Supplies & Expense	481.33	0.00	481.33
902800 - Website	252.12	0.00	252.12
902900 - Online Services	1,573.20	0.00	1,573.20
TOTAL GENERAL ADMINISTRATIVE	20,422.75	0.00	20,422.75
EMPLOYMENT EXPENSE			
910250 - Wages - Office	7,391.15	0.00	7,391.15
910800 - Wages-Bonuses 1	250.00	0.00	250.00
911100 - Wages-Employer Taxes	691.04	0.00	691.04
911200 - Wages-Payroll Processing	156.00	0.00	156.00
911405 - Manager Subcontract	20,833.33	0.00	20,833.33
TOTAL EMPLOYMENT EXPENSE	29,321.52	0.00	29,321.52
TOTAL EXPENSES	106,625.81	10,734.89	117,360.70
NET INCOME/(LOSS)	(14,714.31)	3,795.35	(10,918.96)

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	YTD Operating	YTD Reserves	YTD Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	941,904.00	0.00	941,904.00
410900 - Revenue Due To Reserves	(130,642.47)	0.00	(130,642.47)
402200 - Assessments Reserves	0.00	130,642.47	130,642.47
TOTAL ASSESSMENTS	811,261.53	130,642.47	941,904.00
OTHER REVENUES			
420100 - Late Charges	575.69	0.00	575.69
420300 - Late Interest	1,251.26	0.00	1,251.26
430100 - Interest Income	0.00	40.34	40.34
445300 - Collection/NSF Fees	(20.00)	0.00	(20.00)
445800 - Working Capital	3,402.78	0.00	3,402.78
446100 - Easement Income	15,140.66	0.00	15,140.66
455700 - Laundry Income	14,236.81	0.00	14,236.81
TOTAL OTHER REVENUES	34,587.20	40.34	34,627.54
TOTAL REVENUES	845,848.73	130,682.81	976,531.54
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	24,449.23	0.00	24,449.23
500300 - Building Maint-Exterior	0.00	21,310.14	21,310.14
500700 - Plumbing	7,549.01	(735.42)	6,813.59
500721 - Moen Valves	(1,085.00)	0.00	(1,085.00)
502100 - Roof	3,551.09	9,824.00	13,375.09
504200 - Cleaning/Janitorial	(2,240.00)	0.00	(2,240.00)
TOTAL BUILDING EXPENSES	32,224.33	30,398.72	62,623.05
MECHANICAL EQUIPMENT SYSTEMS			
525200 - HVAC/Boiler Repairs	18,522.92	8,122.00	26,644.92
535100 - Elevator Maint Contract	15,459.32	0.00	15,459.32
535400 - Elevator inspection Fee	840.00	0.00	840.00
TOTAL MECHANICAL EQUIPMENT SYSTEMS	34,822.24	8,122.00	42,944.24
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	14,208.53	0.00	14,208.53
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	14,208.53	0.00	14,208.53
LAUNDRY OPERATIONS & APPLIANCES			
560215 - Laundry Facilities	0.00	(5,000.00)	(5,000.00)
TOTAL LAUNDRY OPERATIONS & APPLIANCES	0.00	(5,000.00)	(5,000.00)
RECREATION FACILITIES			
600200 - Pool	2,027.64	1,560.00	3,587.64
600300 - Pool Equipment	1,673.18	0.00	1,673.18
600600 - Pool Chemicals & Supplies	1,828.78	0.00	1,828.78
610100 - Exercise Equipment	1,144.60	3,009.60	4,154.20
610200 - Exercise Room	1,110.36	0.00	1,110.36
620100 - Clubhouse	6,557.59	4,945.91	11,503.50
635145 - Community Center	8,018.73	0.00	8,018.73
TOTAL RECREATION FACILITIES	22,360.88	9,515.51	31,876.39
GROUNDS			
700100 - Landscape Contract	6,006.00	0.00	6,006.00
700150 - Grounds Maintenance	9,444.20	12,414.45	21,858.65
700400 - Trees	4,005.00	0.00	4,005.00

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700900 - Sprinklers	4,823.40	0.00	4,823.40
701500 - Snow Removal	11,342.50	0.00	11,342.50
710450 - Parking Lot Maintenance	0.00	32,439.89	32,439.89
720100 - Concrete	0.00	10,048.00	10,048.00
720335 - Trash Enclosures	0.00	6,250.00	6,250.00
721100 - Water Lines	680.00	0.00	680.00
721200 - Hydrants	0.00	19,010.00	19,010.00
721400 - Courtesy Patrol	1,389.62	0.00	1,389.62
TOTAL GROUNDS EXPENSE	37,690.72	80,162.34	117,853.06
UTILITIES			
800150 - Gas	72,926.36	0.00	72,926.36
800200 - Electricity	31,009.95	0.00	31,009.95
800300 - Water & Sewer	117,943.46	0.00	117,943.46
800800 - Trash Removal	20,642.50	0.00	20,642.50
TOTAL UTILITIES	242,522.27	0.00	242,522.27
GENERAL ADMINISTRATIVE			
900100 - Management	17,577.00	0.00	17,577.00
900400 - Legal	568.75	0.00	568.75
900700 - Insurance	149,399.35	0.00	149,399.35
900900 - Audit/Tax Prep	2,950.00	0.00	2,950.00
901350 - Meeting Expense	659.83	0.00	659.83
901500 - Holidays/Entertainment	118.95	0.00	118.95
902000 - Telephone/Pagers	10,145.05	0.00	10,145.05
902200 - Office Supplies & Expense	6,382.40	0.00	6,382.40
902800 - Website	387.72	0.00	387.72
902900 - Online Services	6,033.60	0.00	6,033.60
903000 - Engineers/Consultants	17,000.00	0.00	17,000.00
903200 - Bank Charges	370.00	440.40	810.40
904999 - Other General Admin Expenses	3,946.60	0.00	3,946.60
TOTAL GENERAL ADMINISTRATIVE	215,539.25	440.40	215,979.65
EMPLOYMENT EXPENSE			
910250 - Wages - Office	75,150.86	0.00	75,150.86
910800 - Wages-Bonuses 1	250.00	0.00	250.00
911100 - Wages-Employer Taxes	6,453.43	0.00	6,453.43
911200 - Wages-Payroll Processing	1,275.46	0.00	1,275.46
911300 - Wages-Workers Comp	924.00	0.00	924.00
911405 - Manager Subcontract	181,493.85	0.00	181,493.85
TOTAL EMPLOYMENT EXPENSE	265,547.60	0.00	265,547.60
TOTAL EXPENSES	864,915.82	123,638.97	988,554.79
NET INCOME/(LOSS)	(19,067.09)	7,043.84	(12,023.25)

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Current Mnth	Current Mnth	Current Mnth		Current YTD	Current YTD	Current YTD	Current Year
Actual	Budget	Variance		Actual	Budget	Variance	Total Budget
ASSESSMENT REVENUE							
104,656	104,666	(10)	1.400100	941,904	941,994	(90)	1,255,990
(14,516)	(14,516)	0	1.410900	(130,642)	(130,644)	2	(174,190)
90,140	90,150	(10)		811,262	811,350	(88)	1,081,800
TOTAL OPERATING ASSESSMENTS							
OTHER OPERATING REVENUE							
105	55	50	1.420100	576	495	81	660
158	113	45	1.420300	1,251	1,017	234	1,350
(40)	0	(40)	1.445300	(20)	0	(20)	0
0	83	(83)	1.445755	0	747	(747)	1,000
98	186	(88)	1.445800	3,403	1,674	1,729	2,230
0	0	0	1.446100	15,141	0	15,141	0
1,450	608	842	1.455700	14,237	5,472	8,765	7,290
1,771	1,045	726		34,587	9,405	25,182	12,530
91,912	91,195	717		845,849	820,755	25,094	1,094,330
TOTAL OPERATING REVENUE							
OPERATING EXPENSES							
BUILDING							
0	417	417	1.500050	0	3,753	3,753	5,000
4,319	2,878	(1,441)	1.500100	24,449	25,902	1,453	34,540
0	561	561	1.500700	7,549	5,049	(2,500)	6,730
(150)	0	150	1.500721	(1,085)	0	1,085	0
0	0	0	1.501450	0	3,000	3,000	3,000
0	83	83	1.502100	3,551	747	(2,804)	1,000
0	53	53	1.503700	0	477	477	640
280	4,125	3,845	1.504200	(2,240)	37,125	39,365	49,500
4,449	8,117	3,668		32,224	76,053	43,829	100,410
TOTAL BUILDING EXPENSES							
MECHANICAL EQUIPMENT SYSTEMS							
2,150	1,250	(900)	1.525200	18,523	11,250	(7,273)	15,000
0	0	0	1.525300	0	2,350	2,350	2,350
1,993	1,215	(778)	1.535100	15,459	10,935	(4,524)	14,580
0	208	208	1.535200	0	1,872	1,872	2,500
0	0	0	1.535400	840	840	0	840
4,143	2,673	(1,470)		34,822	27,247	(7,575)	35,270
TOTAL MECHANICAL/EQUIPMENT SYSTEMS							
FIRE ENTRY SECURITY SYSTEMS & SERVICES							
3,168	1,545	(1,623)	1.545050	14,209	13,905	(304)	18,535
3,168	1,545	(1,623)		14,209	13,905	(304)	18,535
TOTAL FIRE ENTRY SECURITY SYS & SRVS							
RECREATION FACILITIES							
0	85	85	1.600200	2,028	765	(1,263)	1,020
1,673	42	(1,631)	1.600300	1,673	378	(1,295)	500
0	283	283	1.600600	1,829	2,547	718	3,390
0	24	24	1.610100	1,145	216	(929)	290
0	0	0	1.610200	1,110	200	(910)	200
265	34	(231)	1.620100	6,558	306	(6,252)	410
1,580	991	(589)	1.635145	8,019	8,919	900	11,890
3,519	1,459	(2,060)		22,361	13,331	(9,030)	17,700
TOTAL RECREATION FACILITIES							
GROUNDS							
0	3,003	3,003	1.700100	6,006	27,027	21,021	36,040
636	433	(203)	1.700150	9,444	3,897	(5,547)	5,200
0	0	0	1.700400	4,005	5,000	995	5,000
0	0	0	1.700900	4,823	5,000	177	5,000
11,343	5,374	(5,969)	1.701500	11,343	16,122	4,780	26,870
0	208	208	1.721100	680	1,872	1,192	2,500
0	700	700	1.721400	1,390	6,300	4,910	8,400
11,979	9,718	(2,261)		37,691	65,218	27,527	89,010
TOTAL GROUNDS EXPENSE							
UTILITIES							
19,469	6,873	(12,596)	1.800150	72,926	61,857	(11,069)	82,480
(169)	3,819	3,988	1.800200	31,010	34,371	3,361	45,830
9,811	13,440	3,629	1.800300	117,943	120,960	3,017	161,275
512	2,588	2,076	1.800800	20,643	23,292	2,650	31,050
29,623	26,720	(2,903)		242,522	240,480	(2,042)	320,635
TOTAL UTILITIES EXPENSE							
ADMINISTRATIVE							
ADMINISTRATIVE GENERAL							
1,953	1,953	0	1.900100	17,577	17,577	0	23,440
0	375	375	1.900400	569	3,375	2,806	4,500
0	(139)	(139)	1.900500	0	(1,251)	(1,251)	(1,670)
15,019	15,259	240	1.900700	149,399	137,331	(12,068)	183,110
0	244	244	1.900900	2,950	2,196	(754)	2,925
0	0	0	1.901101	0	170	170	170

Golden Ridge Condominium Association
Budget Comparison - Operating Fund
01/31/2022

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Current Mnth Actual	Current Mnth Budget	Current Mnth Variance		Current YTD Actual	Current YTD Budget	Current YTD Variance	Current Year Total Budget
23	69	46	1.901350	660	621	(39)	830
0	0	0	1.901500	119	340	221	340
0	106	106	1.901905	0	954	954	1,270
1,121	1,213	92	1.902000	10,145	10,917	772	14,560
481	545	64	1.902200	6,382	4,905	(1,477)	6,540
252	82	(170)	1.902800	388	738	350	980
1,573	461	(1,112)	1.902900	6,034	4,149	(1,885)	5,530
0	0	0	1.903000	17,000	0	(17,000)	0
0	30	30	1.903200	370	270	(100)	360
0	199	199	1.903400	0	1,791	1,791	2,390
0	468	468	1.904999	3,947	4,212	265	5,620
20,423	20,865	442		215,539	188,295	(27,244)	250,895
SALARIES							
7,391	8,457	1,066	1.910250	75,151	76,113	962	101,480
250	0	(250)	1.910800	250	1,000	750	1,000
691	699	8	1.911100	6,453	6,291	(162)	8,390
156	163	7	1.911200	1,275	1,467	192	1,950
0	163	163	1.911300	924	1,467	543	1,950
20,833	12,259	(8,574)	1.911405	181,494	110,331	(71,163)	147,105
29,322	21,741	(7,581)		265,548	196,669	(68,879)	261,875
106,626	92,838	(13,788)		864,916	821,198	(43,718)	1,094,330
(14,714)	(1,643)	(13,071)		(19,067)	(443)	(18,624)	0