

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

	Operating	Reserves	Total
CASH			
100100 - Citywide Banks	43,657.70	196,973.56	240,631.26
100300 - US Bank Payroll	0.00	106,259.57	106,259.57
100400 - Petty Cash	400.00	0.00	400.00
100500 - Centennial Bank Checking	3,433.56	0.00	3,433.56
100600 - CWB Petty Cash	4.95	1,843.87	1,848.82
100700 - UBS Business Service Acct	0.00	48,377.62	48,377.62
100800 - Wells Fargo Market Linked CD	0.00	110,392.57	110,392.57
TOTAL CASH	47,496.21	463,847.19	511,343.40
DUE (TO)/FROM			
111200 - Due (To)/From Current Year	53,493.44	(53,493.44)	0.00
111250 - Due (To)/From Prior Years	(108,399.07)	108,399.07	0.00
TOTAL DUE TO/FROM	(54,905.63)	54,905.63	0.00
NET	(7,409.42)	518,752.82	511,343.40
ACCOUNTS RECEIVABLE			
130100 - Assessments Receivable	11,504.04	0.00	11,504.04
TOTAL ACCOUNTS RECEIVABLE	11,504.04	0.00	11,504.04
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	117,742.63	518,752.82	636,495.45
LIABILITIES			
ACCOUNTS PAYABLE			
200100 - Prepaid Assessments	59,952.24	0.00	59,952.24
TOTAL ACCOUNTS PAYABLE	59,952.24	0.00	59,952.24
OTHER PAYABLES			
210100 - Other Payables	908.91	0.00	908.91
TOTAL OTHER PAYABLES	908.91	0.00	908.91
TOTAL LIABILITIES	60,861.15	0.00	60,861.15
EQUITY			
FUND BALANCES			
301200 - Retained Earnings	77,909.94	436,742.96	514,652.90
301300 - Inter Fund Transfers	(73,562.79)	73,562.79	0.00
Current Earnings	52,534.33	8,447.07	60,981.40
TOTAL EQUITY	56,881.48	518,752.82	575,634.30
TOTAL LIABILITIES & EQUITY	117,742.63	518,752.82	636,495.45

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	Current Month Operating	Prior Month Operating	Difference Operating
REVENUES			
ASSESSMENTS			
400100 - Assessments	155,128.00	155,128.00	0.00
410900 - Revenue Due To Reserves	(45,592.00)	(45,592.00)	0.00
TOTAL ASSESSMENTS	109,536.00	109,536.00	0.00
OTHER REVENUES			
420100 - Late Charges	170.00	160.00	10.00
420300 - Late Interest	91.88	103.31	(11.43)
445100 - Fines & Violations	100.00	0.00	100.00
445800 - Working Capital	136.70	98.00	38.70
455600 - Clubhouse/Party Room Rent	185.00	50.00	135.00
455700 - Laundry Income	1,445.98	1,737.71	(291.73)
TOTAL OTHER REVENUES	2,129.56	2,149.02	(19.46)
TOTAL REVENUES	111,665.56	111,685.02	(19.46)
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	1,594.68	1,070.66	524.02
500721 - Moen Valves	0.00	(300.00)	300.00
501450 - Carpet Cleaning	157.88	1,195.00	(1,037.12)
504200 - Cleaning/Janitorial	4,504.00	6,266.02	(1,762.02)
TOTAL BUILDING EXPENSES	6,256.56	8,231.68	(1,975.12)
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	2,258.34	2,258.33	0.01
525200 - HVAC/Boiler Repairs	5,812.21	260.00	5,552.21
535100 - Elevator Maint Contract	2,135.40	2,135.40	0.00
TOTAL MECHANICAL EQUIPMENT SYSTEMS	10,205.95	4,653.73	5,552.22
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	169.40	827.14	(657.74)
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	169.40	827.14	(657.74)
RECREATION FACILITIES			
610200 - Exercise Room	38.69	0.00	38.69
620100 - Clubhouse	1,133.22	0.00	1,133.22
635145 - Community Center	1,001.18	1,003.02	(1.84)
TOTAL RECREATION FACILITIES	2,173.09	1,003.02	1,170.07
GROUNDS			
700100 - Landscape Contract	3,243.84	3,003.33	240.51
700150 - Grounds Maintenance	450.00	500.00	(50.00)
700400 - Trees	840.00	400.00	440.00
700900 - Sprinklers	1,764.30	0.00	1,764.30
701500 - Snow Removal	1,670.00	1,795.00	(125.00)
720300 - Fences	0.00	(500.00)	500.00
721100 - Water Lines	1,280.00	0.00	1,280.00
TOTAL GROUNDS EXPENSE	9,248.14	5,198.33	4,049.81
UTILITIES			
800150 - Gas	11,216.36	6,222.85	4,993.51
800200 - Electricity	3,894.53	4,043.90	(149.37)
800300 - Water & Sewer	9,934.74	15,685.43	(5,750.69)
800800 - Trash Removal	3,115.15	3,073.95	41.20

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	Current Month Operating	Prior Month Operating	Difference Operating
TOTAL UTILITIES	28,160.78	29,026.13	(865.35)
GENERAL ADMINISTRATIVE			
900100 - Management	1,953.00	1,953.00	0.00
900330 - Collections Admin	133.00	340.00	(207.00)
900700 - Insurance	19,615.06	19,615.08	(0.02)
901350 - Meeting Expense	87.81	0.00	87.81
902000 - Telephone/Pagers	80.66	1,147.68	(1,067.02)
902200 - Office Supplies & Expense	1,440.64	245.63	1,195.01
902800 - Website	47.99	27.99	20.00
902900 - Online Services	287.65	399.00	(111.35)
903000 - Engineers/Consultants	0.00	1,400.00	(1,400.00)
TOTAL GENERAL ADMINISTRATIVE	23,645.81	25,128.38	(1,482.57)
EMPLOYMENT EXPENSE			
910250 - Wages - Office	10,593.75	9,080.38	1,513.37
910800 - Wages-Bonuses 1	550.00	0.00	550.00
911100 - Wages-Employer Taxes	811.72	710.37	101.35
911200 - Wages-Payroll Processing	142.03	282.40	(140.37)
911300 - Wages-Workers Comp	492.00	0.00	492.00
911405 - Manager Subcontract	16,023.25	17,640.41	(1,617.16)
TOTAL EMPLOYMENT EXPENSE	28,612.75	27,713.56	899.19
TOTAL EXPENSES	108,472.48	101,781.97	6,690.51
NET INCOME/(LOSS)	3,193.08	9,903.05	(6,709.97)

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	Current Month Operating	Current Month Reserves	Current Month Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	155,128.00	0.00	155,128.00
410900 - Revenue Due To Reserves	(45,592.00)	0.00	(45,592.00)
402200 - Assessments Reserves	0.00	45,592.00	45,592.00
TOTAL ASSESSMENTS	109,536.00	45,592.00	155,128.00
OTHER REVENUES			
420100 - Late Charges	170.00	0.00	170.00
420300 - Late Interest	91.88	0.00	91.88
430100 - Interest Income	0.00	506.76	506.76
445100 - Fines & Violations	100.00	0.00	100.00
445800 - Working Capital	136.70	0.00	136.70
455600 - Clubhouse/Party Room Rent	185.00	0.00	185.00
455700 - Laundry Income	1,445.98	0.00	1,445.98
TOTAL OTHER REVENUES	2,129.56	506.76	2,636.32
TOTAL REVENUES	111,665.56	46,098.76	157,764.32
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	1,594.68	0.00	1,594.68
500700 - Plumbing	0.00	1,200.00	1,200.00
501450 - Carpet Cleaning	157.88	0.00	157.88
504200 - Cleaning/Janitorial	4,504.00	0.00	4,504.00
TOTAL BUILDING EXPENSES	6,256.56	1,200.00	7,456.56
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	2,258.34	0.00	2,258.34
525200 - HVAC/Boiler Repairs	5,812.21	0.00	5,812.21
535100 - Elevator Maint Contract	2,135.40	0.00	2,135.40
TOTAL MECHANICAL EQUIPMENT SYSTEMS	10,205.95	0.00	10,205.95
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	169.40	0.00	169.40
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	169.40	0.00	169.40
RECREATION FACILITIES			
610200 - Exercise Room	38.69	0.00	38.69
620100 - Clubhouse	1,133.22	0.00	1,133.22
635145 - Community Center	1,001.18	0.00	1,001.18
TOTAL RECREATION FACILITIES	2,173.09	0.00	2,173.09
GROUNDS			
700100 - Landscape Contract	3,243.84	0.00	3,243.84
700150 - Grounds Maintenance	450.00	0.00	450.00
700400 - Trees	840.00	0.00	840.00
700900 - Sprinklers	1,764.30	0.00	1,764.30
701500 - Snow Removal	1,670.00	0.00	1,670.00
720100 - Concrete	0.00	4,670.00	4,670.00
721100 - Water Lines	1,280.00	0.00	1,280.00
TOTAL GROUNDS EXPENSE	9,248.14	4,670.00	13,918.14
UTILITIES			
800150 - Gas	11,216.36	0.00	11,216.36
800200 - Electricity	3,894.53	0.00	3,894.53
800300 - Water & Sewer	9,934.74	0.00	9,934.74

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800800 - Trash Removal	3,115.15	0.00	3,115.15
TOTAL UTILITIES	28,160.78	0.00	28,160.78
GENERAL ADMINISTRATIVE			
900100 - Management	1,953.00	0.00	1,953.00
900330 - Collection Expense	133.00	0.00	133.00
900700 - Insurance	19,615.06	0.00	19,615.06
901350 - Meeting Expense	87.81	0.00	87.81
902000 - Telephone/Pagers	80.66	0.00	80.66
902200 - Office Supplies & Expense	1,440.64	0.00	1,440.64
902800 - Website	47.99	0.00	47.99
902900 - Online Services	287.65	0.00	287.65
TOTAL GENERAL ADMINISTRATIVE	23,645.81	0.00	23,645.81
EMPLOYMENT EXPENSE			
910250 - Wages - Office	10,593.75	0.00	10,593.75
910800 - Wages-Bonuses 1	550.00	0.00	550.00
911100 - Wages-Employer Taxes	811.72	0.00	811.72
911200 - Wages-Payroll Processing	142.03	0.00	142.03
911300 - Wages-Workers Comp	492.00	0.00	492.00
911405 - Manager Subcontract	16,023.25	0.00	16,023.25
TOTAL EMPLOYMENT EXPENSE	28,612.75	0.00	28,612.75
TOTAL EXPENSES	108,472.48	5,870.00	114,342.48
NET INCOME/(LOSS)	3,193.08	40,228.76	43,421.84

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	YTD Operating	YTD Reserves	YTD Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	1,241,024.00	0.00	1,241,024.00
410900 - Revenue Due To Reserves	(364,736.00)	0.00	(364,736.00)
402200 - Assessments Reserves	0.00	364,736.00	364,736.00
TOTAL ASSESSMENTS	876,288.00	364,736.00	1,241,024.00
OTHER REVENUES			
420100 - Late Charges	1,406.00	0.00	1,406.00
420300 - Late Interest	717.34	0.00	717.34
424999 - Misc Other Revenue	260.00	0.00	260.00
430100 - Interest Income	0.00	5,448.28	5,448.28
445100 - Fines & Violations	200.00	0.00	200.00
445300 - Collection Exp Reimb	290.00	0.00	290.00
445500 - Key/FOB Fees	315.00	0.00	315.00
445800 - Working Capital	1,681.30	0.00	1,681.30
455600 - Clubhouse/Party Room Rent	485.00	0.00	485.00
455700 - Laundry Income	12,136.92	0.00	12,136.92
TOTAL OTHER REVENUES	17,491.56	5,448.28	22,939.84
TOTAL REVENUES	893,779.56	370,184.28	1,263,963.84
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	16,650.72	6,293.82	22,944.54
500113 - Building Repair	0.00	122,728.81	122,728.81
500300 - Building Maint-Exterior	0.00	1,500.00	1,500.00
500640 - Stucco	0.00	6,350.00	6,350.00
500700 - Plumbing	3,914.64	1,200.00	5,114.64
500721 - Moen Valves	(900.00)	0.00	(900.00)
501450 - Carpet Cleaning	1,762.88	0.00	1,762.88
502100 - Roof	4,463.57	0.00	4,463.57
503700 - Pest Control	750.00	0.00	750.00
504200 - Cleaning/Janitorial	34,319.98	0.00	34,319.98
TOTAL BUILDING EXPENSES	60,961.79	138,072.63	199,034.42
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	18,649.99	0.00	18,649.99
525200 - HVAC/Boiler Repairs	6,640.59	155,140.57	161,781.16
535100 - Elevator Maint Contract	6,333.99	0.00	6,333.99
TOTAL MECHANICAL EQUIPMENT SYSTEMS	31,624.57	155,140.57	186,765.14
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	10,453.57	0.00	10,453.57
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	10,453.57	0.00	10,453.57
RECREATION FACILITIES			
600200 - Pool	978.74	0.00	978.74
600600 - Pool Chemicals & Supplies	1,393.03	0.00	1,393.03
610100 - Exercise Equipment	451.98	0.00	451.98
610200 - Exercise Room	824.77	0.00	824.77
620100 - Clubhouse	1,133.22	0.00	1,133.22
635145 - Community Center	8,897.05	0.00	8,897.05
TOTAL RECREATION FACILITIES	13,678.79	0.00	13,678.79
GROUNDS			
700100 - Landscape Contract	24,717.15	0.00	24,717.15

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700150 - Grounds Maintenance	9,209.15	46.26	9,255.41
700400 - Trees	8,595.00	0.00	8,595.00
700900 - Sprinklers	8,016.88	0.00	8,016.88
701500 - Snow Removal	5,038.72	0.00	5,038.72
710450 - Parking Lot Maintenance	0.00	60,560.00	60,560.00
720100 - Concrete	0.00	7,707.75	7,707.75
721100 - Water Lines	1,280.00	0.00	1,280.00
TOTAL GROUNDS EXPENSE	56,856.90	68,314.01	125,170.91
UTILITIES			
800150 - Gas	76,765.42	0.00	76,765.42
800200 - Electricity	32,517.59	0.00	32,517.59
800300 - Water & Sewer	110,143.32	0.00	110,143.32
800800 - Trash Removal	24,835.73	0.00	24,835.73
TOTAL UTILITIES	244,262.06	0.00	244,262.06
GENERAL ADMINISTRATIVE			
900100 - Management	15,624.00	0.00	15,624.00
900330 - Collection Expense	473.00	0.00	473.00
900400 - Legal	1,798.00	0.00	1,798.00
900670 - Payment Plan Admin	142.03	0.00	142.03
900700 - Insurance	155,366.96	0.00	155,366.96
900800 - Insurance Deductible/Claims	2,500.00	0.00	2,500.00
900900 - Audit/Tax Prep	3,300.00	0.00	3,300.00
901101 - Income Tax Expense	50.00	0.00	50.00
901350 - Meeting Expense	952.09	0.00	952.09
902000 - Telephone/Pagers	9,991.66	0.00	9,991.66
902200 - Office Supplies & Expense	6,470.70	0.00	6,470.70
902800 - Website	111.88	0.00	111.88
902900 - Online Services	2,393.08	0.00	2,393.08
903000 - Engineers/Consultants	9,100.00	0.00	9,100.00
903200 - Bank Charges	0.00	210.00	210.00
904999 - Other General Admin Expenses	984.75	0.00	984.75
TOTAL GENERAL ADMINISTRATIVE	209,258.15	210.00	209,468.15
EMPLOYMENT EXPENSE			
910250 - Wages - Office	76,424.60	0.00	76,424.60
910800 - Wages-Bonuses 1	550.00	0.00	550.00
911100 - Wages-Employer Taxes	6,074.61	0.00	6,074.61
911200 - Wages-Payroll Processing	1,013.95	0.00	1,013.95
911300 - Wages-Workers Comp	492.00	0.00	492.00
911405 - Manager Subcontract	129,594.24	0.00	129,594.24
TOTAL EMPLOYMENT EXPENSE	214,149.40	0.00	214,149.40
TOTAL EXPENSES	841,245.23	361,737.21	1,202,982.44
NET INCOME/(LOSS)	52,534.33	8,447.07	60,981.40