

Income Statement (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

	Month to Date	%	Year to Date	%
INCOME - COMMON AREA				
Resident/Member Income				
Maintenance Fee	18,260.25	27.48	214,370.51	22.82
Maint Fee - Townhomes CA	4,292.25	6.46	50,997.75	5.43
Maint Fee - Reserve	2,910.00	4.38	34,920.00	3.72
Maint Fee - Crescent Court	2,619.00	3.94	31,428.00	3.35
Maint Fee - Manor Flats	1,455.00	2.19	17,012.25	1.81
Maint Fee - Gateway	9,530.25	14.34	114,363.00	12.17
TH 2016 Special Assessment	0.00	0.00	160,989.12	17.14
Subtotal: Resident Member Income	39,066.75	58.79	624,080.63	66.43
Miscellaneous Income				
Capitalization Fee	170.66	0.26	1,602.32	0.17
Late/NSF Fees	0.00	0.00	35.00	0.00
Maint Fee - Builder/Developer	0.00	0.00	11,453.49	1.22
Clubhouse Rental Fee	1,950.00	2.93	10,515.00	1.12
Interest Income	641.22	0.96	3,557.69	0.38
Miscellaneous	0.00	0.00	630.00	0.07
Subtotal: Miscellaneous Income	2,761.88	4.16	27,793.50	2.96
TOTAL INCOME - COMMON AREA	41,828.63	62.95	651,874.13	69.39
General				
Accounting	0.00	0.00	800.00	0.09
Legal	0.00	0.00	246.80	0.03
Miscellaneous Expense	132.75	0.20	2,595.07	0.28
Security	1,503.40	2.26	33,487.82	3.56
Bank Account Fees	0.00	0.00	15.00	0.00
Insurance	267.93	0.40	9,519.16	1.01
Subtotal: General	1,904.08	2.87	46,663.85	4.97
Maintenance and Repair				
Miscellaneous Repairs	0.00	0.00	625.00	0.07
Electrical	0.00	0.00	132.62	0.01
Signage	0.00	0.00	409.26	0.04
Landscaping	299.60	0.45	40,247.38	4.28
Tree Maintenance	0.00	0.00	13,621.00	1.45
Plumbing	0.00	0.00	504.46	0.05
Concrete/Masonry Repair	10,200.00	15.35	16,200.00	1.72
Snow Removal	6,276.00	9.44	21,193.00	2.26
Street Lights	0.00	0.00	9,048.92	0.96
Supplies	0.00	0.00	721.35	0.08
Sprinkler Systems	0.00	0.00	1,165.00	0.12
Landscape Committes Annual Planting	0.00	0.00	36,847.49	3.92
Design Review Committee & Services	150.00	0.23	1,312.50	0.14
Social Events	0.00	0.00	7,349.80	0.78
Traffic Calming	0.00	0.00	304.92	0.03
Subtotal: Maintenance and Repair	16,925.60	25.47	149,682.70	15.93
Fees				
Management Staff	3,875.00	5.83	46,500.00	4.95
Management Fees	639.00	0.96	7,668.00	0.82

Income Statement (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

Page 2
3/30/2017
03:54 PM

	<u>Month to Date</u>	<u>%</u>	<u>Year to Date</u>	<u>%</u>
Maintenance and Repair				
Rubbish Removal	89.60	0.13	916.52	0.10
Security	100.31	0.15	1,803.35	0.19
HVAC	0.00	0.00	44.50	0.00
Miscellaneous Repairs	150.00	0.23	3,138.19	0.33
Exercise Equipment Repair	0.00	0.00	3,060.91	0.33
Supplies	437.64	0.66	2,132.99	0.23
Community Center Improvements	0.00	0.00	-100.00	-0.01
Subtotal: Maintenance and Repair	<u>777.55</u>	<u>1.17</u>	<u>10,996.46</u>	<u>1.17</u>
Pool				
Insurance Pool/Community Center	77.59	0.12	960.96	0.10
Pool Expense Attendants	0.00	0.00	14,072.86	1.50
Pool Expense Maintenance	0.00	0.00	59,764.26	6.36
Pool Furniture New/Replacement	0.00	0.00	11,617.49	1.24
Pool Furniture -Pool Improvements	0.00	0.00	3,038.88	0.32
Subtotal: Pool	<u>77.59</u>	<u>0.12</u>	<u>89,454.45</u>	<u>9.52</u>
Utilities				
Cable	249.18	0.37	2,461.73	0.26
Electricity	0.00	0.00	7,052.14	0.75
Water	375.99	0.57	10,399.70	1.11
Natural Gas	344.09	0.52	3,235.76	0.34
Subtotal: Utilities	<u>969.26</u>	<u>1.46</u>	<u>23,149.33</u>	<u>2.46</u>
Janitorial				
Janitorial	652.73	0.98	10,132.76	1.08
Floor/Carpet Cleaning	-50.00	-0.08	1,200.00	0.13
Subtotal: Janitorial	<u>602.73</u>	<u>0.91</u>	<u>11,332.76</u>	<u>1.21</u>
Reserve Funding	-55,055.00	-82.85	0.00	0.00
Taxes, Federal Income Tax	0.00	0.00	152.00	0.02
TOTAL COMMON AREA EXPENSES	<u>-29,284.19</u>	<u>-44.07</u>	<u>385,599.55</u>	<u>41.04</u>
NET INCOME COMMON AREA	<u>71,112.82</u>	<u>107.02</u>	<u>266,274.58</u>	<u>28.34</u>
INCOME - TOWNHOMES				
Maint Fee - Townhomes	23,673.75	35.63	281,276.25	29.94
Capital Fees - Townhouses	948.00	1.43	6,328.00	0.67
TOTAL INCOME - TOWNHOMES	<u>24,621.75</u>	<u>37.05</u>	<u>287,604.25</u>	<u>30.61</u>
Townhomes - Insurance	3,782.56	5.69	42,599.40	4.53
Maintenance and Repair				
Lndscpg - Townhouses	0.00	0.00	28,158.48	3.00
Annual Plantings	0.00	0.00	12,699.20	1.35
Snow Removal - Townhouses	4,645.00	6.99	15,150.00	1.61
Exterior Maintenance Townhomes	44,976.96	67.69	52,247.52	5.56
Roof Townhouse	2,753.20	4.14	15,364.89	1.64
Subtotal: Maintenance and Repair	<u>52,375.16</u>	<u>78.82</u>	<u>123,620.09</u>	<u>13.16</u>

Income Statement (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

	<u>Month to Date</u>	<u>%</u>	<u>Year to Date</u>	<u>%</u>
Fees				
Management Staff - Townhomes	1,292.00	1.94	15,504.00	1.65
Management Fees - Townhouses	296.25	0.45	3,555.00	0.38
Reserve Funding Townhomes	<u>-84,370.00</u>	<u>-126.97</u>	<u>0.00</u>	<u>0.00</u>
TOTAL EXPENSE TOWNHOMES	<u>-26,624.03</u>	<u>-40.07</u>	<u>185,278.49</u>	<u>19.72</u>
NET INCOME - TOWNHOMES	<u>51,245.78</u>	<u>77.12</u>	<u>102,325.76</u>	<u>10.89</u>
TOTAL NET INCOME	<u><u>122,358.60</u></u>	<u><u>184.14</u></u>	<u><u>368,600.34</u></u>	<u><u>39.23</u></u>

Balance Sheet (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

Page 1
3/30/2017
03:54 PM

ASSETS

CASH

Checking Account	71,448.86
Checking - Citizens Bank	1,000.01
Operating Reserves - Citizens Bank	150,714.53
Capital Reserves - Citizens Bank	334,616.80
Townhouse Reserves - Citizens Bank	<u>272,078.08</u>
TOTAL CASH	829,858.28

OTHER CURRENT ASSETS

Accounts Receivable	5,187.08
Accounts Receivable - Townhomes	<u>1,242.44</u>
TOTAL OTHER CURRENT ASSETS	6,429.52

TOTAL ASSETS 836,287.80

LIABILITIES & CAPITAL

LIABILITES

Prepayment Holding	<u>15,407.07</u>
TOTAL LIABILITES	15,407.07

CAPITAL

Net Income (Loss) YTD	368,600.34
Retained Earnings	<u>452,280.39</u>
TOTAL CAPITAL	820,880.73

TOTAL LIABILITIES & CAPITAL 836,287.80

Budget Comparison Cash Flow (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
INCOME - COMMON AREA									
Resident/Member Income									
Maintenance Fee	18,260.25	17,339.00	921.25	5.31	214,370.51	208,068.00	6,302.51	3.03	208,068.00
Maint Fee - Townhomes CA	4,292.25	4,001.00	291.25	7.28	50,997.75	48,012.00	2,985.75	6.22	48,012.00
Maint Fee - Reserve	2,910.00	2,910.00	0.00	0.00	34,920.00	34,920.00	0.00	0.00	34,920.00
Maint Fee - Crescent Court	2,619.00	2,619.00	0.00	0.00	31,428.00	31,428.00	0.00	0.00	31,428.00
Maint Fee - Manor Flats	1,455.00	1,455.00	0.00	0.00	17,012.25	17,460.00	-447.75	-2.56	17,460.00
Maint Fee - Gateway	9,530.25	9,530.00	0.25	0.00	114,363.00	114,360.00	3.00	0.00	114,360.00
TH 2016 Special Assessment	0.00	0.00	0.00	0	160,989.12	0.00	160,989.12	0	0.00
Subtotal: Resident Member Inc	39,066.75	37,854.00	1,212.75	3.20	624,080.63	454,248.00	169,832.63	37.39	454,248.00
Miscellaneous Income									
Capitalization Fee	170.66	0.00	170.66	0	1,602.32	1,553.00	49.32	3.18	1,553.00
Late/NSF Fees	0.00	0.00	0.00	0	35.00	0.00	35.00	0	0.00
Maint Fee - Builder/Developer	0.00	0.00	0.00	0	11,453.49	6,000.00	5,453.49	90.89	6,000.00
Clubhouse Rental Fee	1,950.00	600.00	1,350.00	225.0	10,515.00	7,200.00	3,315.00	46.04	7,200.00
Interest Income	641.22	0.00	641.22	0	3,557.69	0.00	3,557.69	0	0.00
Miscellaneous	0.00	0.00	0.00	0	630.00	0.00	630.00	0	0.00
Subtotal: Miscellaneous Incom	2,761.88	600.00	2,161.88	360.3	27,793.50	14,753.00	13,040.50	88.39	14,753.00
TOTAL INCOME - COMMON AREA	41,828.63	38,454.00	3,374.63	8.78	651,874.13	469,001.00	182,873.13	38.99	469,001.00
General									
Accounting	0.00	0.00	0.00	0	800.00	1,000.00	200.00	20.00	1,000.00
Legal	0.00	100.00	100.00	100.0	246.80	1,200.00	953.20	79.43	1,200.00
Miscellaneous Expense	132.75	400.00	267.25	66.81	2,595.07	4,800.00	2,204.93	45.94	4,800.00
Security	1,503.40	5,600.00	4,096.60	73.15	33,487.82	67,200.00	33,712.18	50.17	67,200.00
Bank Account Fees	0.00	0.00	0.00	0	15.00	45.00	30.00	66.67	45.00
Insurance	267.93	295.00	27.07	9.18	9,519.16	13,038.00	3,518.84	26.99	13,038.00
Answering Service	0.00	0.00	0.00	0	0.00	60.00	60.00	100.0	60.00
Subtotal: General	1,904.08	6,395.00	4,490.92	70.23	46,663.85	87,343.00	40,679.15	46.57	87,343.00
Maintenance and Repair									
Miscellaneous Repairs	0.00	200.00	200.00	100.0	625.00	2,400.00	1,775.00	73.96	2,400.00
Electrical	0.00	200.00	200.00	100.0	132.62	2,400.00	2,267.38	94.47	2,400.00
Signage	0.00	100.00	100.00	100.0	409.26	1,200.00	790.74	65.90	1,200.00
Landscaping	299.60	0.00	-299.60	0	40,247.38	42,624.00	2,376.62	5.58	42,624.00
Tree Maintenance	0.00	0.00	0.00	0	13,621.00	5,000.00	-8,621.00	-172.4	5,000.00
Plumbing	0.00	150.00	150.00	100.0	504.46	1,800.00	1,295.54	71.97	1,800.00
Concrete/Masonry Repair	10,200.00	0.00	-10,200.00	0	16,200.00	8,000.00	-8,200.00	-102.5	8,000.00
Snow Removal	6,276.00	6,000.00	-276.00	-4.60	21,193.00	29,000.00	7,807.00	26.92	29,000.00
Street Lights	0.00	0.00	0.00	0	9,048.92	18,000.00	8,951.08	49.73	18,000.00
Supplies	0.00	200.00	200.00	100.0	721.35	2,400.00	1,678.65	69.94	2,400.00
Sprinkler Systems	0.00	0.00	0.00	0	1,165.00	1,600.00	435.00	27.19	1,600.00
Landscape Committes Annual Pla	0.00	0.00	0.00	0	36,847.49	26,737.00	-10,110.49	-37.81	26,737.00
Design Review Committee & Serv	150.00	0.00	-150.00	0	1,312.50	0.00	-1,312.50	0	0.00
Design Review Committee and Se	0.00	300.00	300.00	100.0	0.00	3,600.00	3,600.00	100.0	3,600.00
Social Events	0.00	1,000.00	1,000.00	100.0	7,349.80	8,000.00	650.20	8.13	8,000.00
Traffic Calming	0.00	0.00	0.00	0	304.92	10,000.00	9,695.08	96.95	10,000.00
Subtotal: Maintenance and Rep	16,925.60	8,150.00	-8,775.60	-107.6	149,682.70	162,761.00	13,078.30	8.04	162,761.00
Fees									
Management Staff	3,875.00	3,875.00	0.00	0.00	46,500.00	46,500.00	0.00	0.00	46,500.00
Management Fees	639.00	639.00	0.00	0.00	7,668.00	7,668.00	0.00	0.00	7,668.00
Maintenance and Repair									
Rubbish Removal	89.60	48.00	-41.60	-86.67	916.52	806.00	-110.52	-13.71	806.00
Security	100.31	150.00	49.69	33.13	1,803.35	3,200.00	1,396.65	43.65	3,200.00
HVAC	0.00	200.00	200.00	100.0	44.50	3,000.00	2,955.50	98.52	3,000.00
Miscellaneous Repairs	150.00	200.00	50.00	25.00	3,138.19	2,400.00	-738.19	-30.76	2,400.00
Exercise Equipment Repair	0.00	300.00	300.00	100.0	3,060.91	3,600.00	539.09	14.97	3,600.00
Exterminating	0.00	0.00	0.00	0	0.00	900.00	900.00	100.0	900.00
Supplies	437.64	225.00	-212.64	-94.51	2,132.99	2,700.00	567.01	21.00	2,700.00
Community Center Improvements	0.00	0.00	0.00	0	-100.00	5,000.00	5,100.00	102.0	5,000.00
Subtotal: Maintenance and Rep	777.55	1,123.00	345.45	30.76	10,996.46	21,606.00	10,609.54	49.10	21,606.00

Budget Comparison Cash Flow (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
Pool									
Insurance Pool/Community Cente	77.59	89.00	11.41	12.82	960.96	1,019.00	58.04	5.70	1,019.00
Pool Expense Attendants	0.00	0.00	0.00	0	14,072.86	18,500.00	4,427.14	23.93	18,500.00
Pool Expense Maintenance	0.00	0.00	0.00	0	59,764.26	12,750.00	-47,014.26	-368.7	12,750.00
Pool Furniture New/Replacement	0.00	0.00	0.00	0	11,617.49	4,000.00	-7,617.49	-190.4	4,000.00
Pool Furniture -Pool Improvement	0.00	0.00	0.00	0	3,038.88	7,000.00	3,961.12	56.59	7,000.00
Subtotal: Pool	77.59	89.00	11.41	12.82	89,454.45	43,269.00	-46,185.45	-106.7	43,269.00
Utilities									
Cable	249.18	315.00	65.82	20.90	2,461.73	3,780.00	1,318.27	34.87	3,780.00
Electricity	0.00	300.00	300.00	100.0	7,052.14	7,600.00	547.86	7.21	7,600.00
Water	375.99	325.00	-50.99	-15.69	10,399.70	10,015.00	-384.70	-3.84	10,015.00
Natural Gas	344.09	600.00	255.91	42.65	3,235.76	6,300.00	3,064.24	48.64	6,300.00
Subtotal: Utilities	969.26	1,540.00	570.74	37.06	23,149.33	27,695.00	4,545.67	16.41	27,695.00
Janitorial									
Janitorial	652.73	700.00	47.27	6.75	10,132.76	9,500.00	-632.76	-6.66	9,500.00
Jan Supplies	0.00	50.00	50.00	100.0	0.00	600.00	600.00	100.0	600.00
Floor/Carpet Cleaning	-50.00	0.00	50.00	0	1,200.00	1,600.00	400.00	25.00	1,600.00
Subtotal: Janitorial	602.73	750.00	147.27	19.64	11,332.76	11,700.00	367.24	3.14	11,700.00
Reserve Funding	-55,055.00	5,005.00	60,060.00	1,200.	0.00	60,060.00	60,060.00	100.0	60,060.00
Taxes, Federal Income Tax	0.00	0.00	0.00	0	152.00	0.00	-152.00	0	0.00
TOTAL COMMON AREA EXPENSES	-29,284.19	27,566.00	56,850.19	206.2	385,599.55	468,602.00	83,002.45	17.71	468,602.00
NET INCOME COMMON AREA	71,112.82	10,888.00	60,224.82	553.1	266,274.58	399.00	265,875.58	66.63	399.00
INCOME - TOWNHOMES									
Maint Fee - Townhomes	23,673.75	22,069.00	1,604.75	7.27	281,276.25	264,828.00	16,448.25	6.21	264,828.00
Capital Fees - Townhouses	948.00	0.00	948.00	0	6,328.00	1,414.00	4,914.00	347.5	1,414.00
TOTAL INCOME - TOWNHOMES	24,621.75	22,069.00	2,552.75	11.57	287,604.25	266,242.00	21,362.25	8.02	266,242.00
Townhomes - Insurance	3,782.56	3,880.00	97.44	2.51	42,599.40	45,189.00	2,589.60	5.73	45,189.00
Maintenance and Repair									
Lndscpg - Townhouses	0.00	0.00	0.00	0	28,158.48	28,160.00	1.52	0.01	28,160.00
Annual Plantings	0.00	0.00	0.00	0	12,699.20	16,000.00	3,300.80	20.63	16,000.00
Concrete/Masonry Repairs - Town	0.00	0.00	0.00	0	0.00	6,000.00	6,000.00	100.0	6,000.00
Tree Maintenance-TH	0.00	0.00	0.00	0	0.00	4,000.00	4,000.00	100.0	4,000.00
Exterminating Townhomes	0.00	0.00	0.00	0	0.00	200.00	200.00	100.0	200.00
Snow Removal - Townhouses	4,645.00	4,000.00	-645.00	-16.13	15,150.00	20,000.00	4,850.00	24.25	20,000.00
Exterior Maintenance Townhomes	44,976.96	500.00	-44,476.96	-8,895	52,247.52	21,500.00	-30,747.52	-143.0	21,500.00
Roof Townhouse	2,753.20	1,000.00	-1,753.20	-175.3	15,364.89	12,000.00	-3,364.89	-28.04	12,000.00
Subtotal: Maintenance and Rep	52,375.16	5,500.00	-46,875.16	-852.2	123,620.09	107,860.00	-15,760.09	-14.61	107,860.00
Fees									
Management Staff - Townhomes	1,292.00	1,292.00	0.00	0.00	15,504.00	15,504.00	0.00	0.00	15,504.00
Management Fees - Townhouses	296.25	296.00	-0.25	-0.08	3,555.00	3,552.00	-3.00	-0.08	3,552.00
Reserve Funding Townhomes	-84,370.00	7,670.00	92,040.00	1,200.	0.00	92,040.00	92,040.00	100.0	92,040.00
Reserve Funding Study Townhom	0.00	0.00	0.00	0	0.00	2,000.00	2,000.00	100.0	2,000.00
TOTAL EXPENSE TOWNHOMES	-26,624.03	18,638.00	45,262.03	242.8	185,278.49	266,145.00	80,866.51	30.38	266,145.00
NET INCOME - TOWNHOMES	51,245.78	3,431.00	47,814.78	1,393.	102,325.76	97.00	102,228.76	105.3	97.00
TOTAL NET INCOME	122,358.60	14,319.00	108,039.60	754.5	368,600.34	496.00	368,104.34	74.21	496.00
ADJUSTMENTS									
Checking - Citizens Bank	0.00	0.00	0.00	0	-1,000.01	0.00	-1,000.01	0	0.00
Operating Reserves - Citizens Ba	-127.55	0.00	-127.55	0	-150,714.53	0.00	-150,714.53	0	0.00
Reserves	0.00	0.00	0.00	0	174,057.71	0.00	174,057.71	0	0.00
Capital Reserves - Citizens Bank	10,908.44	0.00	10,908.44	0	-334,616.80	0.00	-334,616.80	0	0.00
Townhouse Reserve Account	0.00	0.00	0.00	0	178,584.92	0.00	178,584.92	0	0.00

Trial Balance (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

Page 1
3/30/2017
03:54 PM

	Balance Forward	Debit	Credit	Ending Balance
1105 Checking Account	68,582.95	2,865.91		71,448.86
1106 Checking - Citizens Bank	1,000.01			1,000.01
1107 Operating Reserves - Citizens Bank	150,586.98	127.55		150,714.53
1113 Capital Reserves - Citizens Bank	345,525.24		10,908.44	334,616.80
1116 Townhouse Reserves - Citizens Bank	264,180.97	7,897.11		272,078.08
1310 Accounts Receivable	20,352.36		15,165.28	5,187.08
1318 Accounts Receivable - Townhomes	3,138.93		1,896.49	1,242.44
2250 Prepayment Holding	-15,420.31	13.24		-15,407.07
2254 Reserve Account Transfers	-139,425.00	139,425.00		0.00
2711 Retained Earnings	-452,280.39			-452,280.39
3050 Maintenance Fee	-196,110.26		18,260.25	-214,370.51
3051 Maint Fee - Townhomes CA	-46,705.50		4,292.25	-50,997.75
3052 Maint Fee - Reserve	-32,010.00		2,910.00	-34,920.00
3053 Maint Fee - Crescent Court	-28,809.00		2,619.00	-31,428.00
3054 Maint Fee - Manor Flats	-15,557.25		1,455.00	-17,012.25
3055 Maint Fee - Gateway	-104,832.75		9,530.25	-114,363.00
3056 TH 2016 Special Assessment	-160,989.12			-160,989.12
3060 Capitalization Fee	-1,431.66		170.66	-1,602.32
3062 Late/NSF Fees	-35.00			-35.00
3063 Maint Fee - Builder/Developer	-11,453.49			-11,453.49
3064 Clubhouse Rental Fee	-8,565.00		1,950.00	-10,515.00
3066 Interest Income	-2,916.47		641.22	-3,557.69
3067 Miscellaneous	-630.00			-630.00
6020 Accounting	800.00			800.00
6025 Legal	246.80			246.80
6030 Miscellaneous Expense	2,462.32	132.75		2,595.07
6035 Security	31,984.42	1,503.40		33,487.82
6040 Bank Account Fees	15.00			15.00
6050 Insurance	9,251.23	267.93		9,519.16
6110 Miscellaneous Repairs	625.00			625.00
6115 Electrical	132.62			132.62
6120 Signage	409.26			409.26
6125 Landscaping	39,947.78	299.60		40,247.38
6127 Tree Maintenance	13,621.00			13,621.00
6130 Plumbing	504.46			504.46
6135 Concrete/Masonry Repair	6,000.00	10,200.00		16,200.00
6140 Snow Removal	14,917.00	6,276.00		21,193.00
6145 Street Lights	9,048.92			9,048.92
6150 Supplies	721.35			721.35
6156 Sprinkler Systems	1,165.00			1,165.00
6157 Landscape Committes Annual Planting	36,847.49			36,847.49
6158 Design Review Committee & Services	1,162.50	150.00		1,312.50
6165 Social Events	7,349.80			7,349.80
6170 Traffic Calming	304.92			304.92
6205 Management Staff	42,625.00	3,875.00		46,500.00
6210 Management Fees	7,029.00	639.00		7,668.00
6310 Rubbish Removal	826.92	89.60		916.52
6315 Security	1,703.04	100.31		1,803.35
6320 HVAC	44.50			44.50
6325 Miscellaneous Repairs	2,988.19	150.00		3,138.19
6327 Exercise Equipment Repair	3,060.91			3,060.91
6335 Supplies	1,695.35	437.64		2,132.99
6336 Community Center Improvements	-100.00			-100.00
6410 Insurance Pool/Community Center	883.37	77.59		960.96
6415 Pool Expense Attendants	14,072.86			14,072.86
6420 Pool Expense Maintenance	59,764.26			59,764.26

Trial Balance (Accrual)
Summerset Neighborhood Assoc - (neighbor)
December 2016

	Balance Forward	Debit	Credit	Ending Balance
6425 Pool Furniture New/Replacement	11,617.49			11,617.49
6426 Pool Furniture -Pool Improvements	3,038.88			3,038.88
6510 Cable	2,212.55	249.18		2,461.73
6515 Electricity	7,052.14			7,052.14
6520 Water	10,023.71	375.99		10,399.70
6525 Natural Gas	2,891.67	344.09		3,235.76
6610 Janitorial	9,480.03	652.73		10,132.76
6622 Floor/Carpet Cleaning	1,250.00		50.00	1,200.00
6633 Reserve Funding	55,055.00		55,055.00	0.00
6637 Taxes, Federal Income Tax	152.00			152.00
6655 Maint Fee - Townhomes	-257,602.50		23,673.75	-281,276.25
6656 Capital Fees - Townhouses	-5,380.00		948.00	-6,328.00
6665 Townhomes - Insurance	38,816.84	3,782.56		42,599.40
6710 Lndscpg - Townhouses	28,158.48			28,158.48
6711 Annual Plantings	12,699.20			12,699.20
6720 Snow Removal - Townhouses	10,505.00	4,645.00		15,150.00
6725 Exterior Maintenance Townhomes	7,270.56	44,976.96		52,247.52
6730 Roof Townhouse	12,611.69	2,753.20		15,364.89
6805 Management Staff - Townhomes	14,212.00	1,292.00		15,504.00
6810 Management Fees - Townhouses	3,258.75	296.25		3,555.00
6830 Reserve Funding Townhomes	84,370.00		84,370.00	0.00
	<u>0.00</u>	<u>233,895.59</u>	<u>233,895.59</u>	<u>0.00</u>