

# Hanley Lofts Condominium

Run Date: 03/15/2024

Run Time: 09:26 AM

## BALANCE SHEET

As of: 02/29/2024

### Assets

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
1011-000	Alliance Bank - Operating	\$41,137.89
1013-000	Alliance Bank - Reserves/WC	\$28,382.38
	TOTAL ASSETS	<u>\$69,520.27</u>

### Liabilities

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
	TOTAL LIABILITIES	\$0.00

### Equity

<b>Account #</b>	<b>Account Name</b>	<b>Total</b>
3900-000	Retained Earnings	\$70,001.10
	Current Year Net Income/(Loss)	(\$480.83)
	TOTAL EQUITY	<u>\$69,520.27</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$69,520.27</u>

# Hanley Lofts Condominium

## INCOME STATEMENT

Start: 02/01/2024 | End: 02/29/2024

### Income

Run Date: 03/15/2024  
Run Time: 09:27 AM

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>							
5000-900 Capital Reserve Income	1,667.00	1,667.00	0.00	3,334.00	3,334.00	0.00	25,835.00
5010-000 Dues	5,722.00	6,000.00	(278.00)	11,818.45	12,000.00	(181.55)	96,000.00
5011-000 Dues - CDA Master Association	336.00	336.00	0.00	672.00	672.00	0.00	5,376.00
5014-000 Transfer Fee	250.00	0.00	250.00	250.00	0.00	250.00	0.00
5045-900 Initiation Fees - Capital Reser...	0.00	0.00	0.00	0.00	0.00	0.00	6,336.00
5050-000 Interest Income	0.83	1.00	(0.17)	1.79	2.00	(0.21)	12.00
5050-900 Interest Income	3.34	2.30	1.04	6.72	4.60	2.12	27.60
<b>Income Total</b>	<b>7,979.17</b>	<b>8,006.30</b>	<b>(27.13)</b>	<b>16,082.96</b>	<b>16,012.60</b>	<b>70.36</b>	<b>133,586.60</b>
<b>Total Income</b>	<b>7,979.17</b>	<b>8,006.30</b>	<b>(27.13)</b>	<b>16,082.96</b>	<b>16,012.60</b>	<b>70.36</b>	<b>133,586.60</b>
<b>Expense</b>							
Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Expense</b>							
6010-000 CDA Master Assoc Dues	336.00	336.00	0.00	672.00	672.00	0.00	5,376.00
6135-000 Board & Annual Meetings	0.00	0.00	0.00	0.00	0.00	0.00	150.00
6305-000 Accounting	450.00	450.00	0.00	450.00	450.00	0.00	450.00
6310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00
6330-000 Bank Charges	0.00	0.00	0.00	9.24	0.00	(9.24)	0.00
6410-000 Refuse Removal	227.00	232.80	5.80	452.05	465.60	13.55	3,724.80
6415-000 Electricity & Gas	298.50	260.00	(38.50)	687.51	520.00	(167.51)	4,120.00
6420-000 Water	139.98	75.00	(64.98)	207.05	150.00	(57.05)	2,510.00
6425-000 Sewer	219.96	188.00	(31.96)	422.25	354.00	(68.25)	3,326.00
6615-000 Snow Removal	2,065.00	1,800.00	(265.00)	3,480.00	4,050.00	570.00	6,750.00
6620-000 Building Replacement Reserve	1,667.00	1,667.00	0.00	3,334.00	3,334.00	0.00	25,835.00
6626-000 Postage	0.00	5.00	5.00	44.69	55.00	10.31	400.00
6630-000 Repairs and Maint	0.00	65.00	65.00	110.00	130.00	20.00	1,030.00
6750-000 Fire Alarm System	0.00	0.00	0.00	210.00	256.50	46.50	2,526.00
6810-000 Commons Mowing	0.00	0.00	0.00	1,665.00	0.00	(1,665.00)	8,495.00
6820-000 Commons Fertilizing	0.00	0.00	0.00	0.00	0.00	0.00	1,340.00
6830-000 Commons Turf Spraying	0.00	0.00	0.00	0.00	0.00	0.00	1,750.00
6843-000 Tree Removal	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
6860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
6880-000 Landscape Labor	0.00	0.00	0.00	0.00	0.00	0.00	1,100.00
6890-000 Misc. Landscape	0.00	0.00	0.00	3,850.00	0.00	(3,850.00)	6,000.00
6900-000 Web Fees	0.00	0.00	0.00	0.00	0.00	0.00	156.82
7505-000 Management Fee	480.00	480.00	0.00	960.00	960.00	0.00	7,680.00
7515-000 Income Taxes	10.00	30.00	20.00	10.00	30.00	20.00	30.00
<b>Expense Total</b>	<b>5,893.44</b>	<b>5,588.80</b>	<b>(304.64)</b>	<b>16,563.79</b>	<b>11,427.10</b>	<b>(5,136.69)</b>	<b>95,749.62</b>
<b>Total Expense</b>	<b>5,893.44</b>	<b>5,588.80</b>	<b>(304.64)</b>	<b>16,563.79</b>	<b>11,427.10</b>	<b>(5,136.69)</b>	<b>95,749.62</b>
<b>Net Income</b>	<b>2,085.73</b>	<b>2,417.50</b>	<b>(331.77)</b>	<b>(480.83)</b>	<b>4,585.50</b>	<b>(5,066.33)</b>	<b>37,836.98</b>

# Hanley Lofts Condominium

## INCOME STATEMENT

Cost Center 000

Start: 02/01/2024 | End: 02/29/2024

### Income

Run Date: 03/15/2024  
Run Time: 09:27 AM

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>							
5010-000 Dues	5,722.00	6,000.00	(278.00)	11,818.45	12,000.00	(181.55)	96,000.00
5011-000 Dues - CDA Master Association	336.00	336.00	0.00	672.00	672.00	0.00	5,376.00
5014-000 Transfer Fee	250.00	0.00	250.00	250.00	0.00	250.00	0.00
5050-000 Interest Income	0.83	1.00	(0.17)	1.79	2.00	(0.21)	12.00
<b>Income Total</b>	<b>6,308.83</b>	<b>6,337.00</b>	<b>(28.17)</b>	<b>12,742.24</b>	<b>12,674.00</b>	<b>68.24</b>	<b>101,388.00</b>
<b>Total Income</b>	<b>6,308.83</b>	<b>6,337.00</b>	<b>(28.17)</b>	<b>12,742.24</b>	<b>12,674.00</b>	<b>68.24</b>	<b>101,388.00</b>

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Expense</b>							
6010-000 CDA Master Assoc Dues	336.00	336.00	0.00	672.00	672.00	0.00	5,376.00
6135-000 Board & Annual Meetings	0.00	0.00	0.00	0.00	0.00	0.00	150.00
6305-000 Accounting	450.00	450.00	0.00	450.00	450.00	0.00	450.00
6310-000 Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00
6330-000 Bank Charges	0.00	0.00	0.00	9.24	0.00	(9.24)	0.00
6410-000 Refuse Removal	227.00	232.80	5.80	452.05	465.60	13.55	3,724.80
6415-000 Electricity & Gas	298.50	260.00	(38.50)	687.51	520.00	(167.51)	4,120.00
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6615-000 Snow Removal	2,065.00	1,800.00	(265.00)	3,480.00	4,050.00	570.00	6,750.00
6620-000 Building Replacement Reserve	1,667.00	1,667.00	0.00	3,334.00	3,334.00	0.00	25,835.00
6626-000 Postage	0.00	5.00	5.00	44.69	55.00	10.31	400.00
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6810-000 Commons Mowing	0.00	0.00	0.00	1,665.00	0.00	(1,665.00)	8,495.00
6820-000 Commons Fertilizing	0.00	0.00	0.00	0.00	0.00	0.00	1,340.00
6830-000 Commons Turf Spraying	0.00	0.00	0.00	0.00	0.00	0.00	1,750.00
6843-000 Tree Removal	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
6860-000 Sprinkler Turn On/Off	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
6880-000 Landscape Labor	0.00	0.00	0.00	0.00	0.00	0.00	1,100.00
6890-000 Misc. Landscape	0.00	0.00	0.00	3,850.00	0.00	(3,850.00)	6,000.00
6900-000 Web Fees	0.00	0.00	0.00	0.00	0.00	0.00	156.82
7505-000 Management Fee	480.00	480.00	0.00	960.00	960.00	0.00	7,680.00
7515-000 Income Taxes	10.00	30.00	20.00	10.00	30.00	20.00	30.00
<b>Expense Total</b>	<b>5,893.44</b>	<b>5,588.80</b>	<b>(304.64)</b>	<b>16,563.79</b>	<b>11,427.10</b>	<b>(5,136.69)</b>	<b>95,749.62</b>
<b>Total Expense</b>	<b>5,893.44</b>	<b>5,588.80</b>	<b>(304.64)</b>	<b>16,563.79</b>	<b>11,427.10</b>	<b>(5,136.69)</b>	<b>95,749.62</b>
<b>Net Income</b>	<b>415.39</b>	<b>748.20</b>	<b>(332.81)</b>	<b>(3,821.55)</b>	<b>1,246.90</b>	<b>(5,068.45)</b>	<b>5,638.38</b>

# Hanley Lofts Condominium

## INCOME STATEMENT

Capital Reserves  
Start: 02/01/2024 | End: 02/29/2024

### Income

Run Date: 03/15/2024  
Run Time: 09:27 AM

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>							
5000-900 Capital Reserve Income	1,667.00	1,667.00	0.00	3,334.00	3,334.00	0.00	25,835.00
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5050-900 Interest Income	3.34	2.30	1.04	6.72	4.60	2.12	27.60
<b>Income Total</b>	<b>1,670.34</b>	<b>1,669.30</b>	<b>1.04</b>	<b>3,340.72</b>	<b>3,338.60</b>	<b>2.12</b>	<b>32,198.60</b>
<b>Total Income</b>	<b>1,670.34</b>	<b>1,669.30</b>	<b>1.04</b>	<b>3,340.72</b>	<b>3,338.60</b>	<b>2.12</b>	<b>32,198.60</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Total Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Net Income</b>	<b>1,670.34</b>	<b>1,669.30</b>	<b>1.04</b>	<b>3,340.72</b>	<b>3,338.60</b>	<b>2.12</b>	<b>32,198.60</b>