

SUMMIT PARK CONDOMINIUM ASSOCIATION INC  
BALANCE SHEET

6/30/2019

	Operating	Reserve	Total
<b>Assets</b>			
<b>CASH</b>			
1006 - NATIONAL BANK OPERATING MM	\$58,168.58		\$58,168.58
1010 - ALLIANCE OPERATING CHECKING-093	\$24,719.78		\$24,719.78
1015 - ALLIANCE OPERATING MM - 223	\$15,660.92		\$15,660.92
1050 - ALLIANCE RESERVE MONEY MARKET-127		\$180,164.98	\$180,164.98
1055 - SCHWAB RESERVE		\$270,501.61	\$270,501.61
<b>Total CASH</b>	<b>\$98,549.28</b>	<b>\$450,666.59</b>	<b>\$549,215.87</b>
<b>ACCOUNTS RECEIVABLE</b>			
1200 - A/R ASSESSMENT	\$1,789.03	\$1,428.71	\$3,217.74
1203 - A/R GARAGE ASSESSMENT	\$20.00		\$20.00
1215 - A/R STORAGE ASSESSMENT	\$30.00		\$30.00
1223 - A/R TENANT UTILITIES	\$475.84		\$475.84
1230 - A/R FINES	\$300.00		\$300.00
1240 - A/R LATE FEES/INTEREST	\$30.00		\$30.00
1250 - A/R COLLECTION FEES	\$60.00		\$60.00
1280 - A/R OTHER	\$155.11		\$155.11
<b>Total ACCOUNTS RECEIVABLE</b>	<b>\$2,859.98</b>	<b>\$1,428.71</b>	<b>\$4,288.69</b>
<b>OTHER ASSETS</b>			
1600 - PREPAID EXPENSE	\$6,099.55		\$6,099.55
1620 - PREPAID TAXES	\$1,031.00		\$1,031.00
<b>Total OTHER ASSETS</b>	<b>\$7,130.55</b>		<b>\$7,130.55</b>
<b>Assets Total</b>	<b>\$108,539.81</b>	<b>\$452,095.30</b>	<b>\$560,635.11</b>

SUMMIT PARK CONDOMINIUM ASSOCIATION INC  
BALANCE SHEET

6/30/2019

	Operating	Reserve	Total
<b>Liabilities &amp; Equity</b>			
<b>LIABILITIES</b>			
2100 - PREPAID OWNER ASSESSMENTS	\$24,147.51		\$24,147.51
2200 - ACCOUNTS PAYABLE	\$7,242.18	\$13,000.00	\$20,242.18
<b>Total LIABILITIES</b>	<b>\$31,389.69</b>	<b>\$13,000.00</b>	<b>\$44,389.69</b>
<b>EQUITY</b>			
3200 - OPERATING FUND	\$103,765.85		\$103,765.85
3500 - RESERVE FUND		\$418,309.98	\$418,309.98
<b>Total EQUITY</b>	<b>\$103,765.85</b>	<b>\$418,309.98</b>	<b>\$522,075.83</b>
<b>Net Income</b>	<b><u>(\$26,615.73)</u></b>	<b><u>\$20,785.32</u></b>	<b><u>(\$5,830.41)</u></b>
<b>Liabilities and Equity Total</b>	<b><u>\$108,539.81</u></b>	<b><u>\$452,095.30</u></b>	<b><u>\$560,635.11</u></b>

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**  
**INCOME STATEMENT - Operating**  
**6/1/2019 - 6/30/2019**

Accounts	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019				
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<b>Income</b>								
<b>INCOME</b>								
4100 - ASSESSMENT	\$18,476.00	\$18,476.00	\$0.00	\$110,856.00	\$110,856.00	\$0.00	\$221,712.00	\$110,856.00
4105 - GARAGE ASSESSMENT	\$800.00	\$800.00	\$0.00	\$4,800.00	\$4,800.00	\$0.00	\$9,600.00	\$4,800.00
4110 - STORAGE ASSESSMENT	\$360.00	\$370.00	(\$10.00)	\$2,200.00	\$2,220.00	(\$20.00)	\$4,440.00	\$2,240.00
4330 - LATE FEES	\$15.00	\$20.83	(\$5.83)	\$75.00	\$124.98	(\$49.98)	\$250.00	\$175.00
4350 - LIEN/COLLECTION FEES	\$15.00	\$62.50	(\$47.50)	\$125.00	\$375.00	(\$250.00)	\$750.00	\$625.00
4500 - CAPITAL CONTRIBUTION	\$812.00	\$416.67	\$395.33	\$2,436.00	\$2,500.02	(\$64.02)	\$5,000.00	\$2,564.00
4600 - INTEREST INCOME	\$12.01	\$12.50	(\$0.49)	\$78.27	\$75.00	\$3.27	\$150.00	\$71.73
4740 - TENANT UTILITIES	\$17.10	\$62.50	(\$45.40)	\$235.66	\$375.00	(\$139.34)	\$750.00	\$514.34
4800 - VIOLATION FINES	\$100.00	\$0.00	\$100.00	\$50.00	\$0.00	\$50.00	\$0.00	(\$50.00)
<b>Total INCOME</b>	<b>\$20,607.11</b>	<b>\$20,221.00</b>	<b>\$386.11</b>	<b>\$120,855.93</b>	<b>\$121,326.00</b>	<b>(\$470.07)</b>	<b>\$242,652.00</b>	<b>\$121,796.07</b>
<b>TRANSFER BETWEEN FUNDS</b>								
8900 - TRANSFER TO RESERVES	\$0.00	\$0.00	\$0.00	(\$22,320.00)	\$0.00	(\$22,320.00)	\$0.00	\$22,320.00
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>(\$22,320.00)</b>	<b>\$0.00</b>	<b>(\$22,320.00)</b>	<b>\$0.00</b>	<b>\$22,320.00</b>
<b>Total Income</b>	<b>\$20,607.11</b>	<b>\$20,221.00</b>	<b>\$386.11</b>	<b>\$98,535.93</b>	<b>\$121,326.00</b>	<b>(\$22,790.07)</b>	<b>\$242,652.00</b>	<b>\$144,116.07</b>
<b>Expense</b>								
<b>ADMINISTRATIVE</b>								
5100 - ACCOUNTING/TAX PREP FEES	\$0.00	\$0.00	\$0.00	\$645.00	\$700.00	\$55.00	\$700.00	\$55.00
5200 - BAD DEBT	\$0.00	\$208.33	\$208.33	\$0.00	\$1,249.98	\$1,249.98	\$2,500.00	\$2,500.00
5250 - BANK FEE	\$0.00	\$4.17	\$4.17	\$10.00	\$25.02	\$15.02	\$50.00	\$40.00
5400 - INSURANCE	\$1,932.41	\$2,216.67	\$284.26	\$11,594.46	\$13,300.02	\$1,705.56	\$26,600.00	\$15,005.54
5500 - LEGAL FEES	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00	\$1,000.00
5530 - LIEN/COLLECTION COSTS	\$0.00	\$62.50	\$62.50	\$110.00	\$375.00	\$265.00	\$750.00	\$640.00
5600 - MANAGEMENT FEES	\$1,639.08	\$1,639.08	\$0.00	\$9,834.48	\$9,834.48	\$0.00	\$19,669.00	\$9,834.52
5650 - MEETINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
5810 - POSTAGE	\$10.00	\$58.33	\$48.33	\$178.82	\$349.98	\$171.16	\$700.00	\$521.18
5820 - PRINTING	\$4.35	\$166.67	\$162.32	\$587.20	\$1,000.02	\$412.82	\$2,000.00	\$1,412.80

# SUMMIT PARK CONDOMINIUM ASSOCIATION INC

## INCOME STATEMENT - Operating

**6/1/2019 - 6/30/2019**

Accounts	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
5860 - SOCIAL COMMITTEE	\$0.00	\$0.00	\$0.00	\$0.00	\$450.00	\$450.00	\$450.00	\$450.00
5900 - WEBSITE	\$0.00	\$25.00	\$25.00	\$0.00	\$150.00	\$150.00	\$300.00	\$300.00
<b>Total ADMINISTRATIVE</b>	<b>\$3,585.84</b>	<b>\$4,464.08</b>	<b>\$878.24</b>	<b>\$22,959.96</b>	<b>\$27,934.48</b>	<b>\$4,974.52</b>	<b>\$54,819.00</b>	<b>\$31,859.04</b>
<b>COMMON AREA</b>								
5405 - INSURANCE CLAIM DEDUCTIBLE	\$0.00	\$416.67	\$416.67	\$5,000.00	\$2,500.02	(\$2,499.98)	\$5,000.00	\$0.00
6050 - BACK FLOW TESTING	\$0.00	\$333.33	\$333.33	\$675.00	\$1,999.98	\$1,324.98	\$4,000.00	\$3,325.00
6070 - FIRE PROTECTION	\$299.61	\$416.67	\$117.06	\$1,797.62	\$2,500.02	\$702.40	\$5,000.00	\$3,202.38
6075 - FIRE SPRINKLER MAINTENANCE	\$2,322.96	\$500.00	(\$1,822.96)	\$4,578.13	\$3,000.00	(\$1,578.13)	\$6,000.00	\$1,421.87
6160 - GROUNDS TRASH, SIDEWALKS ETC	\$275.00	\$83.33	(\$191.67)	\$485.00	\$499.98	\$14.98	\$1,000.00	\$515.00
6200 - JANITORIAL/CLEANING SERVICES	\$0.00	\$500.00	\$500.00	\$1,425.00	\$3,000.00	\$1,575.00	\$6,000.00	\$4,575.00
6300 - LANDSCAPE MAINTENANCE	\$205.20	\$1,333.33	\$1,128.13	\$8,364.20	\$7,999.98	(\$364.22)	\$16,000.00	\$7,635.80
6330 - LANDSCAPE - OTHER	\$0.00	\$250.00	\$250.00	\$35.00	\$1,500.00	\$1,465.00	\$3,000.00	\$2,965.00
6500 - REPAIRS & MAINTENANCE	\$600.00	\$166.67	(\$433.33)	\$2,264.87	\$1,000.02	(\$1,264.85)	\$2,000.00	(\$264.87)
6510 - REPAIRS & MAINTENANCE: BUILDING	\$0.00	\$416.67	\$416.67	\$391.00	\$2,500.02	\$2,109.02	\$5,000.00	\$4,609.00
6520 - REPAIRS & MAINTENANCE: GUTTERS	\$1,200.00	\$250.00	(\$950.00)	\$1,308.00	\$1,500.00	\$192.00	\$3,000.00	\$1,692.00
6530 - REPAIRS & MAINTENANCE: IRRIGATION	\$0.00	\$125.00	\$125.00	\$0.00	\$750.00	\$750.00	\$1,500.00	\$1,500.00
6550 - REPAIRS & MAINTENANCE: LIGHTING	\$0.00	\$83.33	\$83.33	\$835.38	\$499.98	(\$335.40)	\$1,000.00	\$164.62
6565 - REPAIRS & MAINTENANCE: PAINTING	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00	\$1,000.00
6570 - REPAIRS & MAINTENANCE: PLUMBING	\$0.00	\$166.67	\$166.67	\$753.00	\$1,000.02	\$247.02	\$2,000.00	\$1,247.00
6575 - REPAIRS & MAINTENANCE: SIGNAGE	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00	\$1,000.00
6578 - REPAIRS & MAINTENANCE: STAIRWAYS	\$0.00	\$83.33	\$83.33	\$0.00	\$499.98	\$499.98	\$1,000.00	\$1,000.00
6580 - REPAIRS & MAINTENANCE: STREETS	\$0.00	\$75.00	\$75.00	\$0.00	\$450.00	\$450.00	\$900.00	\$900.00
6600 - SNOW REMOVAL	\$0.00	\$2,083.33	\$2,083.33	\$33,475.50	\$12,499.98	(\$20,975.52)	\$25,000.00	(\$8,475.50)
6680 - SUPPLIES	\$190.00	\$62.50	(\$127.50)	\$190.00	\$375.00	\$185.00	\$750.00	\$560.00
6750 - TOWING	\$0.00	\$16.67	\$16.67	\$0.00	\$100.02	\$100.02	\$200.00	\$200.00
6800 - TREE REMOVAL & MAINTENANCE	\$1,275.00	\$333.33	(\$941.67)	\$1,275.00	\$1,999.98	\$724.98	\$4,000.00	\$2,725.00
<b>Total COMMON AREA</b>	<b>\$6,367.77</b>	<b>\$7,862.49</b>	<b>\$1,494.72</b>	<b>\$62,852.70</b>	<b>\$47,174.94</b>	<b>(\$15,677.76)</b>	<b>\$94,350.00</b>	<b>\$31,497.30</b>
<b>TAXES/OTHER EXPENSES</b>								
8250 - CONTINGENCY	\$0.00	\$208.33	\$208.33	\$0.00	\$1,249.98	\$1,249.98	\$2,500.00	\$2,500.00

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

**INCOME STATEMENT - Operating**

**6/1/2019 - 6/30/2019**

<b>Accounts</b>	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019			<b>Annual Budget</b>	<b>Remaining Budget</b>
	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>		
8280 - CORPORATION COMMISSION	\$0.00	\$0.83	\$0.83	\$10.00	\$4.98	(\$5.02)	\$10.00	\$0.00
8800 - TAXES - FEDERAL	\$0.00	\$208.33	\$208.33	\$1,031.00	\$1,249.98	\$218.98	\$2,500.00	\$1,469.00
8840 - TAXES - PROPERTY	\$0.00	\$8.33	\$8.33	\$0.00	\$49.98	\$49.98	\$100.00	\$100.00
8850 - TAXES - STATE	\$0.00	\$41.67	\$41.67	\$168.00	\$250.02	\$82.02	\$500.00	\$332.00
<b>Total TAXES/OTHER EXPENSES</b>	<b>\$0.00</b>	<b>\$467.49</b>	<b>\$467.49</b>	<b>\$1,209.00</b>	<b>\$2,804.94</b>	<b>\$1,595.94</b>	<b>\$5,610.00</b>	<b>\$4,401.00</b>
<b>UTILITIES</b>								
7100 - ELECTRICITY	\$1,036.95	\$1,666.67	\$629.72	\$8,429.94	\$10,000.02	\$1,570.08	\$20,000.00	\$11,570.06
7300 - GAS	\$39.50	\$58.33	\$18.83	\$222.38	\$349.98	\$127.60	\$700.00	\$477.62
7550 - TRASH/SANITATION	\$808.92	\$833.33	\$24.41	\$4,701.29	\$4,999.98	\$298.69	\$10,000.00	\$5,298.71
7900 - WATER/SEWER	\$4,233.09	\$3,916.67	(\$316.42)	\$24,540.73	\$23,500.02	(\$1,040.71)	\$47,000.00	\$22,459.27
7950 - UTILITY CUT-INS	\$17.10	\$83.33	\$66.23	\$235.66	\$499.98	\$264.32	\$1,000.00	\$764.34
<b>Total UTILITIES</b>	<b>\$6,135.56</b>	<b>\$6,558.33</b>	<b>\$422.77</b>	<b>\$38,130.00</b>	<b>\$39,349.98</b>	<b>\$1,219.98</b>	<b>\$78,700.00</b>	<b>\$40,570.00</b>
<b>Total Expense</b>	<b>\$16,089.17</b>	<b>\$19,352.39</b>	<b>\$3,263.22</b>	<b>\$125,151.66</b>	<b>\$117,264.34</b>	<b>(\$7,887.32)</b>	<b>\$233,479.00</b>	<b>\$108,327.34</b>
<b>Operating Net Income</b>	<b>\$4,517.94</b>	<b>\$868.61</b>	<b>\$3,649.33</b>	<b>(\$26,615.73)</b>	<b>\$4,061.66</b>	<b>(\$30,677.39)</b>	<b>\$9,173.00</b>	<b>\$35,788.73</b>

# **SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

## **INCOME STATEMENT - Reserve**

**6/1/2019 - 6/30/2019**

	6/1/2019 - 6/30/2019			1/1/2019 - 6/30/2019				
Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<b>Reserve Income</b>								
<b>INCOME</b>								
4101 - ASSESSMENT - RESERVE FUND	\$6,696.00	\$6,696.00	\$0.00	\$40,176.00	\$40,176.00	\$0.00	\$80,352.00	\$40,176.00
4610 - INTEREST INCOME - RESERVES	\$373.90	\$500.00	(\$126.10)	\$3,862.81	\$3,000.00	\$862.81	\$6,000.00	\$2,137.19
<b>Total INCOME</b>	<b>\$7,069.90</b>	<b>\$7,196.00</b>	<b>(\$126.10)</b>	<b>\$44,038.81</b>	<b>\$43,176.00</b>	<b>\$862.81</b>	<b>\$86,352.00</b>	<b>\$42,313.19</b>
<b>TRANSFER BETWEEN FUNDS</b>								
9000 - TRANSFER FROM OPERATING	\$0.00	\$0.00	\$0.00	\$22,320.00	\$0.00	\$22,320.00	\$0.00	(\$22,320.00)
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$22,320.00</b>	<b>\$0.00</b>	<b>\$22,320.00</b>	<b>\$0.00</b>	<b>(\$22,320.00)</b>
<b>Total Reserve Income</b>	<b>\$7,069.90</b>	<b>\$7,196.00</b>	<b>(\$126.10)</b>	<b>\$66,358.81</b>	<b>\$43,176.00</b>	<b>\$23,182.81</b>	<b>\$86,352.00</b>	<b>\$19,993.19</b>
<b>Reserve Expense</b>								
<b>ADMINISTRATIVE</b>								
5251 - BANK FEE/CHANGE IN INVESTMENTS-RESERVES	(\$1,028.58)	\$0.00	\$1,028.58	(\$4,741.68)	\$0.00	\$4,741.68	\$0.00	\$4,741.68
<b>Total ADMINISTRATIVE</b>	<b>(\$1,028.58)</b>	<b>\$0.00</b>	<b>\$1,028.58</b>	<b>(\$4,741.68)</b>	<b>\$0.00</b>	<b>\$4,741.68</b>	<b>\$0.00</b>	<b>\$4,741.68</b>
<b>COMMON AREA</b>								
9100 - CARPORT REPAIR - RESERVES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
9125 - CONCRETE, STAIRWAYS - RESERVES	\$0.00	\$833.33	\$833.33	\$0.00	\$4,999.98	\$4,999.98	\$10,000.00	\$10,000.00
9150 - FENCE-REPAIR/REPAINT - RESERVES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

**INCOME STATEMENT - Reserve**

**6/1/2019 - 6/30/2019**

6/1/2019 - 6/30/2019	1/1/2019 - 6/30/2019
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Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
9205 - LANDSCAPING COMMON AREA - RESERVES	\$0.00	\$2,083.33	\$2,083.33	\$0.00	\$12,499.98	\$12,499.98	\$25,000.00	\$25,000.00
9210 - LANDSCAPING-IRRIGATION - RESERVES	\$13,000.00	\$0.00	(\$13,000.00)	\$13,000.00	\$25,000.00	\$12,000.00	\$25,000.00	\$12,000.00
9300 - MAILBOX REPLACEMENT - RESERVES	\$0.00	\$0.00	\$0.00	\$7,977.00	\$11,000.00	\$3,023.00	\$11,000.00	\$3,023.00
9400 - PAINTING - RESERVES	\$14,669.00	\$2,333.33	(\$12,335.67)	\$29,338.17	\$13,999.98	(\$15,338.19)	\$28,000.00	(\$1,338.17)
9410 - PAINTING-CARPORTS - RESERVES	\$0.00	\$2,000.00	\$2,000.00	\$0.00	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00
9550 - STAIR TREADS - RESERVES	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$5,000.00	\$5,000.00
<b>Total COMMON AREA</b>	<b>\$27,669.00</b>	<b>\$12,249.99</b>	<b>(\$15,419.01)</b>	<b>\$50,315.17</b>	<b>\$74,499.94</b>	<b>\$24,184.77</b>	<b>\$109,000.00</b>	<b>\$58,684.83</b>
<b>Total Reserve Expense</b>	<b>\$26,640.42</b>	<b>\$12,249.99</b>	<b>(\$14,390.43)</b>	<b>\$45,573.49</b>	<b>\$74,499.94</b>	<b>\$28,926.45</b>	<b>\$109,000.00</b>	<b>\$63,426.51</b>
<b>Reserve Net Income</b>	<b>(\$19,570.52)</b>	<b>(\$5,053.99)</b>	<b>(\$14,516.53)</b>	<b>\$20,785.32</b>	<b>(\$31,323.94)</b>	<b>\$52,109.26</b>	<b>(\$22,648.00)</b>	<b>(\$43,433.32)</b>

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

**Income Statement - Operating**

**1/1/2019 - 6/30/2019**

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	YTD
<b>Income</b>							
<b>INCOME</b>							
4100 - ASSESSMENT							
4105 - GARAGE ASSESSMENT	\$18,476.00	\$18,476.00	\$18,476.00	\$18,476.00	\$18,476.00	\$18,476.00	\$110,856.00
4110 - STORAGE ASSESSMENT	\$800.00	\$800.00	\$800.00	\$800.00	\$800.00	\$800.00	\$4,800.00
4330 - LATE FEES	\$370.00	\$370.00	\$370.00	\$370.00	\$360.00	\$360.00	\$2,200.00
4350 - LIEN/COLLECTION FEES	\$15.00	\$0.00	\$30.00	(\$30.00)	\$45.00	\$15.00	\$75.00
4500 - CAPITAL CONTRIBUTION	\$15.00	\$0.00	\$55.00	(\$30.00)	\$70.00	\$15.00	\$125.00
4600 - INTEREST INCOME	\$0.00	\$0.00	\$0.00	\$406.00	\$1,218.00	\$812.00	\$2,436.00
4740 - TENANT UTILITIES	\$14.90	\$13.55	\$13.02	\$12.64	\$12.15	\$12.01	\$78.27
4800 - VIOLATION FINES	\$26.76	\$47.24	\$55.04	\$45.08	\$44.44	\$17.10	\$235.66
<b>Total INCOME</b>	<b>(\$150.00)</b>	<b>\$50.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$50.00</b>	<b>\$100.00</b>	<b>\$50.00</b>
	<b>\$19,567.66</b>	<b>\$19,756.79</b>	<b>\$19,799.06</b>	<b>\$20,049.72</b>	<b>\$21,075.59</b>	<b>\$20,607.11</b>	<b>\$120,855.93</b>
<b>TRANSFER BETWEEN FUNDS</b>							
8900 - TRANSFER TO RESERVES							
	\$0.00	(\$22,320.00)	\$0.00	\$0.00	\$0.00	\$0.00	(\$22,320.00)
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>\$0.00</b>	<b>(\$22,320.00)</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>(\$22,320.00)</b>
<b>Total Income</b>	<b>\$19,567.66</b>	<b>(\$2,563.21)</b>	<b>\$19,799.06</b>	<b>\$20,049.72</b>	<b>\$21,075.59</b>	<b>\$20,607.11</b>	<b>\$98,535.93</b>
<b>Expense</b>							
<b>ADMINISTRATIVE</b>							
5100 - ACCOUNTING/TAX PREP FEES							
	\$0.00	\$0.00	\$645.00	\$0.00	\$0.00	\$0.00	\$645.00
5250 - BANK FEE	\$5.00	\$5.00	(\$10.00)	\$0.00	\$10.00	\$0.00	\$10.00
5400 - INSURANCE	\$1,932.41	\$1,932.41	\$1,932.41	\$1,932.41	\$1,932.41	\$1,932.41	\$11,594.46
5530 - LIEN/COLLECTION COSTS	\$30.00	\$0.00	\$25.00	\$0.00	\$55.00	\$0.00	\$110.00
5600 - MANAGEMENT FEES	\$1,639.08	\$1,639.08	\$1,639.08	\$1,639.08	\$1,639.08	\$1,639.08	\$9,834.48
5810 - POSTAGE	\$84.73	\$8.96	\$9.68	\$13.05	\$52.40	\$10.00	\$178.82
5820 - PRINTING	\$428.20	\$8.90	\$91.75	\$30.10	\$23.90	\$4.35	\$587.20
<b>Total ADMINISTRATIVE</b>	<b>\$4,119.42</b>	<b>\$3,594.35</b>	<b>\$4,332.92</b>	<b>\$3,614.64</b>	<b>\$3,712.79</b>	<b>\$3,585.84</b>	<b>\$22,959.96</b>
<b>COMMON AREA</b>							
5405 - INSURANCE CLAIM DEDUCTIBLE							
	\$0.00	\$5,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,000.00

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

**Income Statement - Operating**

**1/1/2019 - 6/30/2019**

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	YTD
6050 - BACK FLOW TESTING	\$0.00	\$0.00	\$0.00	\$675.00	\$0.00	\$0.00	\$675.00
6070 - FIRE PROTECTION	\$299.61	\$299.59	\$299.61	\$299.61	\$299.59	\$299.61	\$1,797.62
6075 - FIRE SPRINKLER MAINTENANCE	\$657.00	\$0.00	\$0.00	\$1,598.17	\$0.00	\$2,322.96	\$4,578.13
6160 - GROUNDS TRASH, SIDEWALKS ETC	\$70.00	\$0.00	\$70.00	\$35.00	\$35.00	\$275.00	\$485.00
6200 - JANITORIAL/CLEANING SERVICES	\$300.00	\$275.00	\$275.00	\$300.00	\$275.00	\$0.00	\$1,425.00
6300 - LANDSCAPE MAINTENANCE	\$722.00	\$0.00	\$0.00	\$4,884.00	\$2,553.00	\$205.20	\$8,364.20
6330 - LANDSCAPE - OTHER	\$0.00	\$0.00	\$0.00	\$0.00	\$35.00	\$0.00	\$35.00
6500 - REPAIRS & MAINTENANCE	\$275.00	\$0.00	\$759.87	\$630.00	\$0.00	\$600.00	\$2,264.87
6510 - REPAIRS & MAINTENANCE: BUILDING	\$0.00	\$0.00	\$85.00	(\$894.00)	\$1,200.00	\$0.00	\$391.00
6520 - REPAIRS & MAINTENANCE: GUTTERS	\$0.00	\$0.00	\$0.00	\$0.00	\$108.00	\$1,200.00	\$1,308.00
6550 - REPAIRS & MAINTENANCE: LIGHTING	\$0.00	\$0.00	\$458.00	\$377.38	\$0.00	\$0.00	\$835.38
6570 - REPAIRS & MAINTENANCE: PLUMBING	\$0.00	\$0.00	\$0.00	\$753.00	\$0.00	\$0.00	\$753.00
6600 - SNOW REMOVAL	\$4,720.00	\$8,790.00	\$19,965.50	\$0.00	\$0.00	\$0.00	\$33,475.50
6680 - SUPPLIES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$190.00	\$190.00
6800 - TREE REMOVAL & MAINTENANCE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,275.00	\$1,275.00
<b>Total COMMON AREA</b>	<b>\$7,043.61</b>	<b>\$14,364.59</b>	<b>\$21,912.98</b>	<b>\$8,658.16</b>	<b>\$4,505.59</b>	<b>\$6,367.77</b>	<b>\$62,852.70</b>

**TAXES/OTHER EXPENSES**

8280 - CORPORATION COMMISSION	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00	\$0.00	\$10.00
8800 - TAXES - FEDERAL	\$0.00	\$0.00	\$0.00	\$1,031.00	\$0.00	\$0.00	\$1,031.00
8850 - TAXES - STATE	\$0.00	\$0.00	\$0.00	\$168.00	\$0.00	\$0.00	\$168.00
<b>Total TAXES/OTHER EXPENSES</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$1,199.00</b>	<b>\$10.00</b>	<b>\$0.00</b>	<b>\$1,209.00</b>

**UTILITIES**

7100 - ELECTRICITY	\$2,020.00	\$1,787.12	\$1,124.59	\$1,348.98	\$1,112.30	\$1,036.95	\$8,429.94
7300 - GAS	\$38.37	\$35.50	\$34.87	\$36.09	\$38.05	\$39.50	\$222.38
7550 - TRASH/SANITATION	\$788.49	\$788.49	\$788.49	\$788.49	\$738.41	\$808.92	\$4,701.29
7900 - WATER/SEWER	\$3,579.72	\$4,247.91	\$4,442.67	\$4,037.52	\$3,999.82	\$4,233.09	\$24,540.73

**SUMMIT PARK CONDOMINIUM ASSOCIATION INC**

**Income Statement - Operating**

**1/1/2019 - 6/30/2019**

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	YTD
7950 - UTILITY CUT-INS	\$26.76	\$47.24	\$55.04	\$45.08	\$44.44	\$17.10	\$235.66
<u>Total UTILITIES</u>	<u>\$6,453.34</u>	<u>\$6,906.26</u>	<u>\$6,445.66</u>	<u>\$6,256.16</u>	<u>\$5,933.02</u>	<u>\$6,135.56</u>	<u>\$38,130.00</u>
<i>Total Expense</i>	<i>\$17,616.37</i>	<i>\$24,865.20</i>	<i>\$32,691.56</i>	<i>\$19,727.96</i>	<i>\$14,161.40</i>	<i>\$16,089.17</i>	<i>\$125,151.66</i>
Operating Net Income	\$1,951.29	(\$27,428.41)	(\$12,892.50)	\$321.76	\$6,914.19	\$4,517.94	(\$26,615.73)

## SUMMIT PARK CONDOMINIUM ASSOCIATION INC

### Income Statement - Reserve

1/1/2019 - 6/30/2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	YTD
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#### Reserve Income

##### INCOME

4101 - ASSESSMENT - RESERVE FUND	\$6,696.00	\$6,696.00	\$6,696.00	\$6,696.00	\$6,696.00	\$6,696.00	\$40,176.00
4510 - WORKING CAPITAL RESERVE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
4610 - INTEREST INCOME - RESERVES	\$1,769.57	\$342.50	\$266.36	\$869.97	\$240.51	\$373.90	\$3,862.81
<b>Total INCOME</b>	<b>\$8,465.57</b>	<b>\$7,038.50</b>	<b>\$6,962.36</b>	<b>\$7,565.97</b>	<b>\$6,936.51</b>	<b>\$7,069.90</b>	<b>\$44,038.81</b>

##### TRANSFER BETWEEN FUNDS

9000 - TRANSFER FROM OPERATING	\$0.00	\$22,320.00	\$0.00	\$0.00	\$0.00	\$0.00	\$22,320.00
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>\$0.00</b>	<b>\$22,320.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$22,320.00</b>
<i>Total Reserve Income</i>	<i>\$8,465.57</i>	<i>\$29,358.50</i>	<i>\$6,962.36</i>	<i>\$7,565.97</i>	<i>\$6,936.51</i>	<i>\$7,069.90</i>	<i>\$66,358.81</i>

#### Reserve Expense

##### ADMINISTRATIVE

5251 - BANK FEE/CHANGE IN INVESTMENTS-RESERVES	(\$1,863.92)	(\$412.75)	(\$493.59)	(\$818.93)	(\$123.91)	(\$1,028.58)	(\$4,741.68)
<b>Total ADMINISTRATIVE</b>	<b>(\$1,863.92)</b>	<b>(\$412.75)</b>	<b>(\$493.59)</b>	<b>(\$818.93)</b>	<b>(\$123.91)</b>	<b>(\$1,028.58)</b>	<b>(\$4,741.68)</b>

##### COMMON AREA

9210 - LANDSCAPING-IRRIGATION - RESERVES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$13,000.00	\$13,000.00
9300 - MAILBOX REPLACEMENT - RESERVES	\$0.00	\$0.00	\$0.00	\$0.00	\$7,977.00	\$0.00	\$7,977.00
9400 - PAINTING - RESERVES	\$0.00	\$0.00	\$0.00	\$0.00	\$14,669.17	\$14,669.00	\$29,338.17
<b>Total COMMON AREA</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$22,646.17</b>	<b>\$27,669.00</b>	<b>\$50,315.17</b>
<i>Total Reserve Expense</i>	<i>(\$1,863.92)</i>	<i>(\$412.75)</i>	<i>(\$493.59)</i>	<i>(\$818.93)</i>	<i>\$22,522.26</i>	<i>\$26,640.42</i>	<i>\$45,573.49</i>

<b>Reserve Net Income</b>	<b>\$10,329.49</b>	<b>\$29,771.25</b>	<b>\$7,455.95</b>	<b>\$8,384.90</b>	<b>(\$15,585.75)</b>	<b>(\$19,570.52)</b>	<b>\$20,785.32</b>
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