

Assets

CASH - OPERATING

10-1000-00	South State - Operating 5781	\$8,546.48
10-1010-00	First Bank - Operating 9839	17,802.74

Total CASH - OPERATING: \$26,349.22

CASH - RESERVE

12-1210-00	First Bank - Reserve 9855	126,725.78
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Total CASH - RESERVE: \$126,725.78

ACCOUNTS RECEIVABLE

14-1400-00	Accounts Receivable - Homeowner	8,796.29
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Total ACCOUNTS RECEIVABLE: \$8,796.29

Total Assets: \$161,871.29

Liabilities & Equity

CURRENT LIABILITIES

20-2000-00	Accounts Payable	4,868.21
20-2100-00	Prepaid Assessments	10,235.63

Total CURRENT LIABILITIES: \$15,103.84

RESERVE FUNDS

25-2500-00	Reserves - General	126,708.74
25-2590-00	Reserves - Interest	17.04

Total RESERVE FUNDS: \$126,725.78

EQUITY

30-3300-00	Working Capital	39,208.00
30-3500-00	Retained Earnings	(32,288.77)

Total EQUITY: \$6,919.23

Net Income Gain / Loss	13,122.44
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\$13,122.44

Total Liabilities & Equity: \$161,871.29

Income Statement - Operating

The Legacy Ridge Condominium Association of Colorado Springs

8/1/2021 - 8/31/2021

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Current Period			Year-to-date			Annual Budget
Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
OPERATING INCOME						
INCOME						
\$17,867.00	\$17,757.25	\$109.75	4000	Assessment Income	\$142,936.00	\$213,087.00
-	83.33	(83.33)	4020	Late Fees	239.64	1,000.00
17,867.00	17,840.58	26.42	Total INCOME		143,175.64	214,087.00
17,867.00	17,840.58	26.42	TOTAL OPERATING INCOME		143,175.64	214,087.00
OPERATING EXPENSE						
ADMINISTRATIVE EXPENSES						
1,266.67	1,266.67	-	5000	Management Contract	10,708.36	15,200.00
-	-	-	5030	Audit/Accounting Fees	-	450.00
3,362.00	166.67	(3,195.33)	5040	Legal - General	7,966.50	2,000.00
-	-	-	5049	Legal - Reimbursable	(4,069.50)	-
30.01	-	(30.01)	5055	Bank Charges	30.01	-
435.60	250.00	(185.60)	5095	Admin Miscellaneous	2,773.33	3,000.00
5,094.28	1,683.34	(3,410.94)	Total ADMINISTRATIVE EXPENSES		17,408.70	20,650.00
INSURANCE						
2,819.88	2,375.00	(444.88)	5100	Insurance Property/Liability	24,710.40	28,500.00
-	-	-	5160	Insurance - Workers Comp	483.00	-
2,819.88	2,375.00	(444.88)	Total INSURANCE		25,193.40	28,500.00
LANDSCAPING						
2,488.00	1,185.00	(1,303.00)	5600	Lawn Contract	9,775.00	14,220.00
350.00	166.67	(183.33)	5610	Landscaping	2,023.00	2,000.00
-	66.67	66.67	5630	Tree Maintenance	-	800.00
451.86	100.00	(351.86)	5650	Sprinkler Repair	2,633.57	1,200.00
3,289.86	1,518.34	(1,771.52)	Total LANDSCAPING		14,431.57	18,220.00
UTILITIES						
232.08	316.67	84.59	6010	Electricity	2,240.08	3,800.00
4,636.13	3,833.33	(802.80)	6030	Water/Sewer	27,646.95	46,000.00
747.51	645.83	(101.68)	6065	Trash	6,527.58	7,750.00
5,615.72	4,795.83	(819.89)	Total UTILITIES		36,414.61	57,550.00
REPAIRS & MAINTENANCE						
-	208.33	208.33	6500	General Repairs & Maint	615.00	2,500.00
-	100.00	100.00	6511	Gutter Maintenance	1,500.00	1,200.00
-	41.67	41.67	6525	Fence Repairs & Maint	17.66	500.00
-	20.83	20.83	6535	Signage/Sign Repairs	85.00	250.00
-	20.83	20.83	6540	Pest Control	-	250.00
-	166.67	166.67	6554	Electrical/Light Repairs & Maint	2,450.00	2,000.00
-	33.33	33.33	6560	Road Maintenance	-	400.00
-	-	-	6565	Clubhouse Maint	210.00	-
-	625.00	625.00	6590	Snow Removal	13,355.50	7,500.00
-	1,216.66	1,216.66	Total REPAIRS & MAINTENANCE		18,233.16	14,600.00
RESERVE CONTRIBUTIONS						
-	6,213.92	6,213.92	6900	Reserve Contribution	18,371.76	74,567.00
-	6,213.92	6,213.92	Total RESERVE CONTRIBUTIONS		18,371.76	74,567.00

Income Statement - Operating

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Date: 12/30/2021
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Current Period				Year-to-date			Annual Budget
Actual	Budget	Variance		Actual	Budget	Variance	
\$16,819.74	\$17,803.09	\$983.35	TOTAL OPERATING EXPENSE	\$130,053.20	\$142,874.72	\$12,821.52	\$ 214,087.00
\$1,047.26	\$37.49	\$1,009.77	Net Operating Income	\$13,122.44	(\$150.08)	\$13,272.52	\$ 0.00
\$1,047.26	\$37.49	\$1,009.77	COMBINED NET INCOME	\$13,122.44	(\$150.08)	\$13,272.52	\$-