

Lowell Blvd & W 136th Ave  
Broomfield 80023

Lake Front HOA  
Balance Sheet as of  
February 28, 2011

Stillwater Community Management  
Arvada, CO 80007

Assets

Current Assets

1000 · Cash - Operating	23,949.92	
1010 · Cash - Reserve	<u>77,472.68</u>	
Total Cash		101,422.60

Other Current Assets

1100 · A/R Homeowners	4,478.33	
1110 · A/R Declarant	(3,000.00)	
1150 · Allowance for Doubtful Accounts	<u>(988.19)</u>	
Total Other Current Assets		<u>490.14</u>

Total Assets

101,912.74

Liabilities and Equity

Liabilities

2000 · Accounts Payable	3,014.45	
2100 · Prepaid Assessments	12,332.92	
2500 · Insurance Proceeds Clearing	<u>17,095.32</u>	
Total Liabilities		32,442.69

Association Equity

3110 · Equity - Operating Fund	(14,321.12)	
3130 · Equity - Reserve Fund	55,545.28	
3150 · Equity - Working Capital	18,960.00	
Net Income	<u>9,285.89</u>	
Total Equity		<u>69,470.05</u>

Total Liabilities and Equity

101,912.74

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Income Statement  
February 28, 2011

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Arvada, CO 80007

	Current Month	Prior Year Month	Current YTD	Prior YTD
<b>Income</b>				
4000 · Assessments - Homeowners	9,823.93	7,569.54	19,456.25	15,042.54
4050 · Working Capital	318.00	318.00	636.00	636.00
4200 · Late Fees	(2.39)	4.60	77.37	88.77
<b>Total Income</b>	<b>10,139.54</b>	<b>7,892.14</b>	<b>20,169.62</b>	<b>15,767.31</b>
<b>Expense</b>				
5020 · Electric Power	32.92	-	67.80	5.49
5120 · Grounds Maintenance	112.50	-	139.76	-
5180 · Snow Removal	1,888.95	1,330.00	3,598.95	1,645.00
5200 · Trash Removal	717.11	494.18	1,319.49	976.43
5220 · Water/Sewer	1,973.43	1,651.18	4,095.26	3,476.92
5280 · Building Repairs - Plumbing	-	-	-	40.27
5300 · Building Repairs - Structure	-	38.00	-	38.00
6020 · Administrative	23.84	4.34	143.41	9.56
6040 · Audit Tax	-	150.00	-	150.00
6120 · Insurance	-	-	-	450.50
6180 · Legal Fees	-	125.00	-	125.00
6280 · Postage and Delivery	1.76	2.64	7.04	5.72
6300 · Property Management	750.00	450.00	1,500.00	900.00
6390 · Bank Fees	22.05	27.09	44.10	58.13
6420 · Transfer to Reserve	2,400.00	2,470.00	4,800.00	4,940.00
<b>Total Expense</b>	<b>7,922.56</b>	<b>6,742.43</b>	<b>15,715.81</b>	<b>12,821.02</b>
<b>Operating Profit/(Loss)</b>	<b>2,216.98</b>	<b>1,149.71</b>	<b>4,453.81</b>	<b>2,946.29</b>
8000 · Transfer from Operating	2,400.00	2,470.00	4,800.00	4,940.00
8420 · Interest Reserve Fund	11.58	5.14	32.08	10.49
<b>Reserve Income</b>	<b>2,411.58</b>	<b>2,475.14</b>	<b>4,832.08</b>	<b>4,950.49</b>
<b>Net Income</b>	<b>4,628.56</b>	<b>3,624.85</b>	<b>9,285.89</b>	<b>7,896.78</b>