

Stapleton Master Community Association
Statement of Activity
January through July 2018

Accrual Basis

	Jan - Jul 18	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
4010 · Residential Assessments	2,249,632	2,179,240	70,392	103%
4015 · Commercial Assessments	650,674	650,644	30	100%
4020 · PCMD	827,304	761,543	65,761	109%
4030 · Working Capital	93,000	56,000	37,000	166%
4040 · Collections	18,792	14,700	4,092	128%
4060 · Aquatic Services	694,659	607,000	87,659	114%
4070 · Programming	102,738	115,500	-12,762	89%
4075 · Rec Programs	-5,310			
4080 · Facility Rental	81,893	70,300	11,593	116%
4085 · Special Services	22,160	21,100	1,060	105%
4090 · Other Income	29,367			
4095 · Retail Sales	49,620	16,000	33,620	310%
Total Income	<u>4,814,529</u>	<u>4,492,027</u>	<u>322,502</u>	<u>107%</u>
Gross Profit	4,814,529	4,492,027	322,502	107%
Expense				
5010 · Administration & Governance	589,701	540,890	48,811	109%
5015 · MCA Office & Community Rooms	362,101	355,985	6,116	102%
5030 · Assessment Management	100,219	130,000	-29,781	77%
5040 · Professional Services	49,287	33,500	15,787	147%
5060 · Insurance	117,491	133,955	-16,464	88%
5100 · Community Programming	295,915	333,507	-37,592	89%
5210 · Park Maintenance	546,454	622,556	-76,102	88%
5220 · Park Utilities	274,530	189,250	85,280	145%
5240 · MCA Facility Maintenance	27,094			
5300 · District Maintenance	680,781	631,493	49,288	108%
5320 · District Utilities	169,486	119,550	49,936	142%
5400 · Aquatic Programming	517,282	592,600	-75,318	87%
5450 · Aquatic Facilities	187,679	286,018	-98,339	66%
5500 · Other Expenses	9,536	14,000	-4,464	68%
5900 · Fund Transfers	442,000	462,000	-20,000	96%
Total Expense	<u>4,369,555</u>	<u>4,445,304</u>	<u>-75,749</u>	<u>98%</u>
Net Ordinary Income	444,975	46,723	398,252	952%
Other Income/Expense				
Other Income				
6010 · Reserve Funds	292,401	278,831	13,570	105%
6020 · Improvement Fund	154,000	154,000	0	100%
6050 · Community Fund	65,919	25,000	40,919	264%
Total Other Income	<u>512,319</u>	<u>457,831</u>	<u>54,488</u>	<u>112%</u>
Other Expense				
7010 · Reserve Repairs & Replacements	105,426	330,000	-224,574	32%
7020 · Improvement Projects	275,822	240,000	35,822	115%
7050 · Community Fee Fund	9,000	85,000	-76,000	11%
7060 · Capital Expenditures	1,001			
Total Other Expense	<u>391,250</u>	<u>655,000</u>	<u>-263,750</u>	<u>60%</u>
Net Other Income	<u>121,070</u>	<u>-197,169</u>	<u>318,239</u>	<u>-61%</u>
Net Income	<u><u>566,044</u></u>	<u><u>-150,446</u></u>	<u><u>716,490</u></u>	<u><u>-376%</u></u>

Stapleton Master Community Association
Balance Sheet Prev Year Comparison
As of July 31, 2018

Accrual Basis

	Jul 31, 18	Jul 31, 17	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
1010 · MSI Assessment Acct	402,765.12	422,199.09	-19,433.97	-4.6%
1015 · MCA Operating Reserve	20,460.08	120,507.82	-100,047.74	-83.0%
1020 · MCA Operating Acct	833,864.39	85,296.61	748,567.78	877.6%
1025 · MCA Events Sweep	21,338.29	0.00	21,338.29	100.0%
1050 · MCA Reserve Funds	876,570.87	864,912.11	11,658.76	1.4%
1070 · MCA Community Fee Fund	224,312.79	162,143.26	62,169.53	38.3%
1080 · Community Investment Fund	148,823.57	0.00	148,823.57	100.0%
Total Checking/Savings	2,528,135.11	1,655,058.89	873,076.22	52.8%
Accounts Receivable				
1110 · Accounts receivable				
1110-01 · AR-Homeowners	72,145.79	57,656.03	14,489.76	25.1%
1110-02 · AR-Commercial	11,859.65	9,323.15	2,536.50	27.2%
1110-03 · AR-Declarant	19,292.88	-65.83	19,358.71	29,407.1%
1110-04 · AR-Builders	119,192.78	66,148.76	53,044.02	80.2%
1110-05 · AR-PCMD	162,289.05	161,735.46	553.59	0.3%
1110-06 · AR-For Rent MR	59,182.50	15,648.00	43,534.50	278.2%
1110-08 · AR-Domestic Water Service	16,188.58	15,484.60	703.98	4.6%
1110-09 · AR-Event Sponsorships	15,689.79	24,439.79	-8,750.00	-35.8%
1110-10 · AR-Aquatics	54,359.30	53,832.81	526.49	1.0%
1110-11 · AR-MCA Operations	1,390.00	210.00	1,180.00	561.9%
1110 · Accounts receivable - Other	1,297.28	1,297.28	0.00	0.0%
Total 1110 · Accounts receivable	532,887.60	405,710.05	127,177.55	31.4%
1115 · Doubtful accounts allowance	-50,000.00	-50,000.00	0.00	0.0%
Total Accounts Receivable	482,887.60	355,710.05	127,177.55	35.8%
Other Current Assets				
1299 · Undeposited Funds	1,000.00	1,000.00	0.00	0.0%
1300 · Payroll Service Customer Asset	-2,310.64	-2,050.76	-259.88	-12.7%
1410 · Inventories for sale	1,500.24	1,500.24	0.00	0.0%
1420 · Inventories for use	10,506.44	10,506.44	0.00	0.0%
1450 · Prepaid expenses	28,340.66	28,340.66	0.00	0.0%
1530 · Petty Cash - MSI	1,200.00	1,200.00	0.00	0.0%
1535 · Cash Banks - MCA	3,017.00	2,827.00	190.00	6.7%
1550 · Training Equipment - Aquatics	3,890.59	3,890.59	0.00	0.0%
Total Other Current Assets	47,144.29	47,214.17	-69.88	-0.2%
Total Current Assets	3,058,167.00	2,057,983.11	1,000,183.89	48.6%
Fixed Assets				
1620 · Pool Facility - operating	41,957.54	41,957.54	0.00	0.0%
1630 · Leasehold improvements	923,804.55	923,804.55	0.00	0.0%
1640 · Furniture, fixtures, & equip	294,252.11	294,049.95	202.16	0.1%
1650 · Vehicles	125,643.18	91,424.04	34,219.14	37.4%
1660 · Construction in progress	7,625.12	0.12	7,625.00	6,354,166.7%
1745 · Accum deprec	-252,949.90	-252,949.90	0.00	0.0%
Total Fixed Assets	1,140,332.60	1,098,286.30	42,046.30	3.8%
TOTAL ASSETS	4,198,499.60	3,156,269.41	1,042,230.19	33.0%
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
2010 · Accounts payable	555,888.06	379,185.23	176,702.83	46.6%
Total Accounts Payable	555,888.06	379,185.23	176,702.83	46.6%

Stapleton Master Community Association Balance Sheet Prev Year Comparison

As of July 31, 2018

Accrual Basis

	Jul 31, 18	Jul 31, 17	\$ Change	% Change
Credit Cards				
2050 · Credit card - Capital One VISA	-22,940.89	-927.03	-22,013.86	-2,374.7%
2052 · First Bank VISA (5586)	1,746.11	0.00	1,746.11	100.0%
Total Credit Cards	-21,194.78	-927.03	-20,267.75	-2,186.3%
Other Current Liabilities				
2100 · Payroll Liabilities	4,715.38	4,182.77	532.61	12.7%
2111 · Direct Deposit Liabilities	2,842.31	1,990.37	851.94	42.8%
2200 · Prepaid Assessments	238,817.11	183,705.93	55,111.18	30.0%
2250 · Swim Team Fund	22,773.36	11,578.68	11,194.68	96.7%
2260 · F10 Stormsewer Reserve Fund	36,375.00	36,000.00	375.00	1.0%
2410 · Refundable advances	-260.23	-260.23	0.00	0.0%
Total Other Current Liabilities	305,262.93	237,197.52	68,065.41	28.7%
Total Current Liabilities	839,956.21	615,455.72	224,500.49	36.5%
Total Liabilities	839,956.21	615,455.72	224,500.49	36.5%
Equity				
3001 · Opening Bal Equity	234,327.87	85,504.30	148,823.57	174.1%
3010 · Unrestrict (retained earnings)	1,164,464.34	841,819.07	322,645.27	38.3%
3300 · Working Capital Equity	1,393,707.00	1,393,707.00	0.00	0.0%
Net Income	566,044.18	219,783.32	346,260.86	157.6%
Total Equity	3,358,543.39	2,540,813.69	817,729.70	32.2%
TOTAL LIABILITIES & EQUITY	4,198,499.60	3,156,269.41	1,042,230.19	33.0%