

**APPROVED**

11-19-19

BATTLEMENT MESA SERVICE ASSOC  
BALANCE SHEET  
OCTOBER 31, 2019

BMSA OPERATING FUND

ASSETS

1-1010 ALPINE BANK -- CHECKING	83,870.32	
1-1060 ALPINE - ARCHITECTURAL ESCROW	12,647.29	
1-1080 PETTY CASH	50.00	
1-1150 ACCOUNTS RECEIVABLE - ASSESS	98,185.73	
1-1151 ACCOUNTS RECEIVABLE	( 14,555.44)	
1-1155 A/R -- TAMARISK VILLAGE	6,189.38	
1-1156 TAMARISK VILLAGE OVER/UNDER	985.22	
1-1165 ACCOUNTS RECEIVABLE - NSF	1,424.88	
1-1166 ALLOWANCE FOR DOUBTFUL ACCTS	( 33,384.58)	
1-1170 A/R INCOME TAX	279.00	
1-1550 LAND	100.00	
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TOTAL ASSETS		<u>155,791.80</u>

LIABILITIES AND EQUITY

LIABILITIES

1-2059 ACCTS PAYABLE TO RESERVE FUND	10,133.95	
1-2060 CONSTRUCTION DEPOSITS	14,372.00	
1-2220 PREPAID ASSESSMENTS	18,071.99	
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TOTAL LIABILITIES		42,577.94

OWNER EQUITY

1-2800 ACCUMULATED EQUITY (DEFICIT)	( 4,086.84)	
UNAPPROPRIATED FUND BALANCE: REVENUE/EXPENDITURE - YTD	117,300.70	
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BALANCE - CURRENT DATE	117,300.70	
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TOTAL OWNER EQUITY		113,213.86
TOTAL LIABILITIES AND EQUITY		<u>155,791.80</u>

BATTLEMENT MESA SERVICE ASSOC  
BALANCE SHEET  
OCTOBER 31, 2019

BMSA RESERVE FUND

ASSETS

2-1020	EDWARD JONES -- CD 1	482,000.00
2-1030	EDWARD JONES -- MM 1	35,246.84
2-1031	EJ BOOK TO MARKET ADJUSTMENT 1	212.89
2-1550	ACCTS RECEIVABLE FROM OP FUND	10,133.95
2-1560	STREET LIGHT POLE INVENTORY	38,000.00
2-1570	LAND 8935 C R 300	49,214.82

TOTAL ASSETS

614,808.50

LIABILITIES AND EQUITY

OWNER EQUITY

2-2800	ACCUMULATED EQUITY (DEFICIT)	( 280,613.57)
2-2850	GENERAL RESERVE - REPLACEMENT	451,021.00
2-2860	GENERAL RESERVE - CAPITAL	422,952.83

UNAPPROPRIATED FUND BALANCE  
REVENUE/EXPENDITURE - YTD

21,448.24

BALANCE - CURRENT DATE

21,448.24

TOTAL OWNER EQUITY

614,808.50

TOTAL LIABILITIES AND EQUITY

614,808.50

BATTLEMENT MESA SERVICE ASSOC  
 REVENUES AND EXPENDITURES WITH COMPARISON TO BUDGET  
 FOR THE 10 MONTHS ENDING OCTOBER 31, 2019

BMSA OPERATING FUND

	PERIOD ACTUAL	PERIOD BUDGET	YTD ACTUAL	YTD BUDGET	YTD VARIANCE	YTD VARIANCE	YTD VARIANCE	ANNUAL BUDGET
<b>OPERATING REVENUE</b>								
1-31-3100 COMMON ASSESSMENT	110,468.24	109,865.00	634,889.66	624,260.00	( 10,629.66)	( 1.7)		685,860.00
1-31-3120 TAM VILL FRONT LAWN ASSESSMEN	9,845.00	9,750.00	38,540.53	39,000.00	459.47	1.2		39,000.00
1-31-3130 TRASH ASSESSMENT	39,889.12	39,500.00	159,635.33	158,000.00	( 1,635.33)	( 1.0)		158,000.00
1-31-3510 FINES & ATTORNEY FEES	1,890.55	2,500.00	17,364.96	25,000.00	7,635.04	30.5		30,000.00
1-31-3520 LATE FEES	808.93	750.00	9,317.95	7,500.00	( 1,817.95)	( 24.2)		9,000.00
1-31-6500 INTEREST	4.47	3.00	106.33	34.00	( 72.33)	( 212.7)		40.00
1-31-6550 COMCAST FRANCHISE FEE	1,906.41	.00	7,896.53	7,500.00	( 396.53)	( 5.3)		10,000.00
1-31-7000 MISCELLANEOUS REVENUES	560.00	420.00	4,553.09	4,200.00	( 353.09)	( 8.4)		5,000.00
<b>TOTAL OPERATING REVENUE</b>	<b>165,372.72</b>	<b>162,788.00</b>	<b>872,304.38</b>	<b>865,494.00</b>	<b>( 6,810.38)</b>	<b>( .8)</b>		<b>936,900.00</b>
<b>TOTAL FUND REVENUE</b>	<b>165,372.72</b>	<b>162,788.00</b>	<b>872,304.38</b>	<b>865,494.00</b>	<b>( 6,810.38)</b>	<b>( .8)</b>		<b>936,900.00</b>

BATTLEMENT MESA SERVICE ASSOC  
 EXPENDITURES WITH COMPARISON TO BUDGET  
 FOR THE 10 MONTHS ENDING OCTOBER 31, 2019

BMSA OPERATING FUND

	PERIOD ACTUAL	PERIOD BUDGET	YTD ACTUAL	YTD BUDGET	YTD VARIANCE	YTD VARIANCE	YTD VARIANCE	ANNUAL BUDGET
<b>OPERATING EXPENDITURES</b>								
1-50-4040	13,950.00	.00	13,950.00	13,950.00	( 450.00)	( 450.00)	( 3.3)	13,500.00
1-50-4050	9,000.00	9,000.00	81,000.00	90,000.00	9,000.00	9,000.00	10.0	108,000.00
1-50-4060	583.00	583.00	5,247.00	5,830.00	583.00	583.00	10.0	7,000.00
1-50-4070	1,665.00	1,665.00	14,985.00	16,650.00	1,665.00	1,665.00	10.0	20,000.00
1-50-4075	240.00	40.00	1,380.00	400.00	( 980.00)	( 980.00)	( 245.0)	500.00
1-50-4080	.00	625.00	7,313.41	6,250.00	( 1,063.41)	( 1,063.41)	( 17.0)	7,500.00
1-50-4100	640.00	500.00	4,827.45	5,000.00	172.55	172.55	3.5	6,000.00
1-50-4110	.00	650.00	5,384.25	6,350.00	965.75	965.75	15.2	7,600.00
1-50-4280	.00	.00	.00	.00	.00	.00	.0	12,200.00
1-50-4281	.00	.00	.00	.00	.00	.00	.0	1,800.00
1-50-4300	245.00	2,500.00	5,851.88	25,000.00	19,148.12	19,148.12	76.6	30,000.00
1-50-4350	.00	.00	1,370.00	1,300.00	( 70.00)	( 70.00)	( 5.4)	1,300.00
1-50-4360	105.16	250.00	2,402.37	2,500.00	97.63	97.63	3.9	3,000.00
1-50-4410	491.00	200.00	1,639.03	2,200.00	560.97	560.97	25.5	2,600.00
1-50-4420	.00	83.00	366.70	832.00	465.30	465.30	55.9	1,000.00
1-50-4450	1,338.94	625.00	7,708.15	6,250.00	( 1,458.15)	( 1,458.15)	( 23.3)	7,500.00
1-50-4510	.00	.00	979.20	1,200.00	220.80	220.80	18.4	1,200.00
1-50-4600	27,221.43	27,358.00	163,328.58	191,500.00	28,171.42	28,171.42	14.7	191,500.00
1-50-4601	641.28	625.00	3,847.68	4,500.00	652.32	652.32	14.5	4,500.00
1-50-4604	.00	.00	150.00	500.00	350.00	350.00	70.0	500.00
1-50-4605	.00	4,000.00	21,680.00	28,000.00	6,320.00	6,320.00	22.6	28,000.00
1-50-4606	.00	875.00	5,400.00	7,500.00	2,100.00	2,100.00	28.0	7,500.00
1-50-4608	10,000.00	5,300.00	15,630.00	16,000.00	370.00	370.00	2.3	16,000.00
1-50-4610	274.97	2,000.00	8,482.79	9,650.00	1,167.21	1,167.21	12.1	10,000.00
1-50-4620	94.59	600.00	3,308.46	4,500.00	1,191.54	1,191.54	26.5	5,000.00
1-50-4630	611.93	550.00	5,892.02	4,000.00	( 1,892.02)	( 1,892.02)	( 47.3)	4,000.00
1-50-4640	.00	.00	72.46	1,000.00	927.54	927.54	92.8	1,000.00
1-50-4650	1,770.00	.00	4,081.83	8,000.00	3,918.17	3,918.17	49.0	8,000.00
1-50-4660	.00	1,200.00	16,306.05	11,800.00	( 4,506.05)	( 4,506.05)	( 38.2)	14,000.00
1-50-4665	.00	800.00	3,934.53	7,100.00	3,165.47	3,165.47	44.6	8,000.00
1-50-4670	59.06	350.00	809.52	3,400.00	2,590.48	2,590.48	76.2	4,000.00
1-50-4680	1,824.04	1,000.00	8,576.50	10,900.00	2,323.50	2,323.50	21.3	11,000.00
1-50-4700	26,310.67	100.00	124,980.91	120,000.00	( 4,980.91)	( 4,980.91)	( 4.2)	120,000.00
1-50-4710	5,457.92	1,000.00	22,180.48	22,000.00	( 180.48)	( 180.48)	( .8)	22,000.00
1-50-4720	12,969.00	13,200.00	116,741.35	131,600.00	14,858.65	14,858.65	11.3	158,000.00
1-50-4730	1,800.00	1,875.00	16,750.00	18,750.00	2,000.00	2,000.00	10.7	22,500.00

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BMSA OPERATING FUND

	PERIOD ACTUAL	PERIOD BUDGET	YTD ACTUAL	YTD BUDGET	YTD VARIANCE	YTD VARIANCE	YTD VARIANCE	ANNUAL BUDGET
1-50-4740 TRASH DUMPSTER	106.99	125.00	1,001.95	1,250.00	248.05	19.8	1,500.00	
1-50-4750 STREET LIGHT ELECTRICITY	2,260.67	2,250.00	20,131.56	22,500.00	2,368.44	10.5	27,000.00	
1-50-4760 TELEPHONE	96.99	90.00	871.13	870.00	( 1.13)	( .1)	1,000.00	
1-50-4810 STREET SWEEPING	.00	.00	15,000.00	15,000.00	.00	.0	15,000.00	
1-50-4835 TRAILS SNOW REMOVAL	.00	800.00	2,400.00	3,300.00	900.00	27.3	5,000.00	
1-50-4840 STREET LITTER PICKUP	1,040.00	1,040.00	10,400.00	10,410.00	10.00	.1	12,500.00	
1-50-4845 TRAILS LITTER PICKUP	125.00	300.00	1,250.00	3,400.00	2,150.00	63.2	4,000.00	
1-50-7400 INCOME TAX	.00	.00	2,110.00	1,200.00	( 910.00)	( 75.8)	1,600.00	
1-50-7500 BAD DEBITS - WRITE OFF	.00	200.00	5,281.44	2,400.00	( 2,881.44)	( 120.1)	3,000.00	
1-50-9999 MISC OPERATING EXPENSE	.00	8.00	.00	84.00	84.00	100.0	100.00	
<b>TOTAL OPERATING EXPENDITURES</b>	<b>120,920.64</b>	<b>82,367.00</b>	<b>755,003.68</b>	<b>844,376.00</b>	<b>89,372.32</b>	<b>10.6</b>	<b>936,900.00</b>	
<b>TOTAL FUND EXPENDITURES</b>	<b>120,920.64</b>	<b>82,367.00</b>	<b>755,003.68</b>	<b>844,376.00</b>	<b>89,372.32</b>	<b>10.6</b>	<b>936,900.00</b>	
<b>NET REVENUE OVER EXPENDITURES</b>	<b>44,452.08</b>	<b>80,421.00</b>	<b>117,300.70</b>	<b>21,118.00</b>	<b>( 96,182.70)</b>	<b>( 455.5)</b>	<b>.00</b>	

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 FOR THE 10 MONTHS ENDING OCTOBER 31, 2019

BMSA RESERVE FUND

	PERIOD ACTUAL	PERIOD BUDGET	YTD ACTUAL	YTD BUDGET	YTD VARIANCE	YTD VARIANCE	ANNUAL BUDGET
<b>RESERVE FUND REVENUE</b>							
2-33-3100 COMMUNITY RESERVE ASSESSMEN	.00	8,535.00	17,070.00	34,140.00	17,070.00	50.0	34,140.00
2-33-3520 INTEREST	872.63	500.00	8,726.37	5,000.00	( 3,726.37)	( 74.5)	6,000.00
2-33-3530 EJ BOOK TO MARKET ADJUSTMENT 1	( 801.22)	.00	( 678.66)	.00	678.66	.0	.00
<b>TOTAL RESERVE FUND REVENUE</b>	<b>71.41</b>	<b>9,035.00</b>	<b>25,117.71</b>	<b>39,140.00</b>	<b>14,022.29</b>	<b>35.8</b>	<b>40,140.00</b>
<b>TOTAL FUND REVENUE</b>	<b>71.41</b>	<b>9,035.00</b>	<b>25,117.71</b>	<b>39,140.00</b>	<b>14,022.29</b>	<b>35.8</b>	<b>40,140.00</b>

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 EXPENDITURES WITH COMPARISON TO BUDGET  
 FOR THE 10 MONTHS ENDING OCTOBER 31, 2019

BMSA RESERVE FUND

	PERIOD ACTUAL	PERIOD BUDGET	YTD ACTUAL	YTD BUDGET	YTD VARIANCE	YTD VARIANCE	YTD VARIANCE	ANNUAL BUDGET
<b>RESERVE FUND EXPENDITURES</b>								
2-83-4620 COMMON AREA IMPROVEMENTS	.00	.00	1,169.97	.00	( 1,169.97)	0	.00	.00
2-83-4625 TREE REPLACEMENT	.00	1,600.00	.00	10,000.00	10,000.00	100.0	10,000.00	10,000.00
2-83-4640 FENCE IMPROVEMENTS	.00	5,000.00	.00	35,000.00	35,000.00	100.0	35,000.00	35,000.00
2-83-4675 LAND IMPROVEMENTS - 6935	.00	.00	2,499.50	.00	( 2,499.50)	0	.00	.00
<b>TOTAL RESERVE FUND EXPENDITUR</b>	.00	6,600.00	3,669.47	45,000.00	41,330.53	91.9	45,000.00	45,000.00
<b>TOTAL FUND EXPENDITURES</b>	.00	6,600.00	3,669.47	45,000.00	41,330.53	91.9	45,000.00	45,000.00
<b>NET REVENUE OVER EXPENDITURES</b>	71.41	2,435.00	21,448.24	5,860.00	( 27,308.24)	( 466.0)	( 4,860.00)	( 4,860.00)