

Stapleton Master Community Association
Statement of Activity
 January through June 2019

Accrual Basis

	<u>Jan - Jun 19</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4010 · Residential Assessments	2,090,686	2,029,218	61,469	103%
4015 · Commercial Assessments	574,849	548,190	26,659	105%
4020 · PCMD	620,314	697,393	-77,079	89%
4030 · Working Capital	57,600	48,000	9,600	120%
4040 · Collections	18,661	18,900	-239	99%
4060 · Aquatic Services	558,348	572,070	-13,722	98%
4070 · Programming	60,229	93,500	-33,271	64%
4080 · Facility Rental	60,929	64,900	-3,971	94%
4085 · Special Services	17,662	38,100	-20,438	46%
4090 · Other Income	20,028			
4095 · Retail Sales	21,334	23,500	-2,166	91%
Total Income	<u>4,100,640</u>	<u>4,133,771</u>	<u>-33,131</u>	<u>99%</u>
Gross Profit	4,100,640	4,133,771	-33,131	99%
Expense				
5010 · Administration & Governance	521,279	482,550	38,729	108%
5015 · MCA Office & Community Rooms	370,225	348,150	22,075	106%
5030 · Assessment Management	82,629	115,200	-32,571	72%
5040 · Professional Services	67,402	57,300	10,102	118%
5060 · Insurance	134,678	106,000	28,678	127%
5100 · Community Programming	279,413	333,016	-53,603	84%
5210 · Park Maintenance	677,285	539,920	137,365	125%
5220 · Park Utilities	168,736	147,150	21,586	115%
5240 · MCA Facility Maintenance	42,608	21,600	21,008	197%
5300 · District Maintenance	613,896	599,977	13,919	102%
5320 · District Utilities	65,810	88,416	-22,606	74%
5400 · Aquatic Programming	320,885	363,450	-42,565	88%
5409 · Aquatic Facilities	132,637	226,633	-93,996	59%
5500 · Other Expenses	6,978	12,000	-5,022	58%
5900 · Reserve & Improvement Funds	360,000	360,000	0	100%
Total Expense	<u>3,844,463</u>	<u>3,801,362</u>	<u>43,101</u>	<u>101%</u>
Net Ordinary Income	<u>256,177</u>	<u>332,409</u>	<u>-76,232</u>	<u>77%</u>
Net Income	<u><u>256,177</u></u>	<u><u>332,409</u></u>	<u><u>-76,232</u></u>	<u><u>77%</u></u>

Stapleton Master Community Association Balance Sheet Prev Year Comparison

As of June 30, 2019

Accrual Basis

	Jun 30, 19	Jun 30, 18	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
1010 · MSI Assessment Acct	396,583.55	401,086.92	-4,503.37	-1.1%
1015 · MCA Operating Reserve	40,123.93	20,452.94	19,670.99	96.2%
1020 · MCA Operating Acct	558,128.84	1,052,961.78	-494,832.94	-47.0%
1025 · MCA Events Sweep	50,937.02	21,338.29	29,598.73	138.7%
1050 · MCA Reserve Funds	758,235.06	875,957.30	-117,722.24	-13.4%
1070 · MCA Community Fee Fund	254,486.22	199,629.27	54,856.95	27.5%
1080 · Community Investment Fund	547.91	0.00	547.91	100.0%
Total Checking/Savings	2,059,042.53	2,571,426.50	-512,383.97	-19.9%
Accounts Receivable				
1110 · Accounts receivable				
1110-01 · AR-Homeowners	71,817.73	63,287.14	8,530.59	13.5%
1110-02 · AR-Commercial	4,213.40	10,210.54	-5,997.14	-58.7%
1110-03 · AR-Declarant	34,981.03	19,292.88	15,688.15	81.3%
1110-04 · AR-Builders	102,918.27	125,147.14	-22,228.87	-17.8%
1110-05 · AR-PCMD	226,154.39	140,176.97	85,977.42	61.3%
1110-06 · AR-For Rent MR	17,913.96	32,472.00	-14,558.04	-44.8%
1110-08 · AR-Domestic Water Service	22,077.89	16,549.57	5,528.32	33.4%
1110-09 · AR-Event Sponsorships	34,189.79	22,981.79	11,208.00	48.8%
1110-10 · AR-Aquatics	90,950.57	73,827.02	17,123.55	23.2%
1110-11 · AR-MCA Operations	1,390.00	1,390.00	0.00	0.0%
1110 · Accounts receivable - Other	1,297.28	1,297.28	0.00	0.0%
Total 1110 · Accounts receivable	607,904.31	506,632.33	101,271.98	20.0%
1115 · Doubtful accounts allowance	-50,000.00	-50,000.00	0.00	0.0%
Total Accounts Receivable	557,904.31	456,632.33	101,271.98	22.2%
Other Current Assets				
1299 · Undeposited Funds	1,079.67	1,380.00	-300.33	-21.8%
1300 · Payroll Service Customer Asset	-2,310.64	-2,310.64	0.00	0.0%
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	39,017.66	28,340.66	10,677.00	37.7%
1530 · Petty Cash - MSI	1,200.00	1,200.00	0.00	0.0%
1535 · Cash Banks - MCA	3,117.00	3,017.00	100.00	3.3%
1550 · Training Equipment - Aquatics	3,890.59	3,890.59	0.00	0.0%
Total Other Current Assets	58,000.96	47,524.29	10,476.67	22.0%
Total Current Assets	2,674,947.80	3,075,583.12	-400,635.32	-13.0%
Fixed Assets				
1620 · Pool Facility - operating	52,511.59	41,957.54	10,554.05	25.2%
1630 · Leasehold improvements	1,433,451.12	923,804.55	509,646.57	55.2%
1640 · Furniture, fixtures, & equip	345,178.64	294,252.11	50,926.53	17.3%
1650 · Vehicles	164,091.89	125,643.18	38,448.71	30.6%
1660 · Construction in progress	12,652.62	7,625.12	5,027.50	65.9%
1745 · Accum deprec	-252,949.90	-252,949.90	0.00	0.0%
Total Fixed Assets	1,754,935.96	1,140,332.60	614,603.36	53.9%
TOTAL ASSETS	4,429,883.76	4,215,915.72	213,968.04	5.1%
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
2010 · Accounts payable	604,780.57	541,419.03	63,361.54	11.7%
Total Accounts Payable	604,780.57	541,419.03	63,361.54	11.7%

Stapleton Master Community Association Balance Sheet Prev Year Comparison

As of June 30, 2019

Accrual Basis

	Jun 30, 19	Jun 30, 18	\$ Change	% Change
Credit Cards				
2050 · Credit card - Capital One VISA	-48,923.99	1,774.46	-50,698.45	-2,857.1%
2052 · First Bank VISA (5586)	-1,472.89	4,116.16	-5,589.05	-135.8%
Total Credit Cards	-50,396.88	5,890.62	-56,287.50	-955.5%
Other Current Liabilities				
2100 · Payroll Liabilities	5,649.18	4,824.86	824.32	17.1%
2111 · Direct Deposit Liabilities	2,842.31	2,842.31	0.00	0.0%
2200 · Prepaid Assessments	211,394.24	202,529.33	8,864.91	4.4%
2250 · Swim Team Fund	22,773.36	12,313.54	10,459.82	85.0%
2260 · F10 Stormsewer Reserve Fund	37,200.00	36,300.00	900.00	2.5%
2410 · Refundable advances	-260.23	-260.23	0.00	0.0%
Total Other Current Liabilities	279,598.86	258,549.81	21,049.05	8.1%
Total Current Liabilities	833,982.55	805,859.46	28,123.09	3.5%
Total Liabilities	833,982.55	805,859.46	28,123.09	3.5%
Equity				
3001 · Opening Bal Equity	87,617.39	85,504.30	2,113.09	2.5%
3010 · Unrestrict (retained earnings)	1,694,838.18	1,164,226.97	530,611.21	45.6%
3300 · Working Capital Equity	1,393,707.00	1,393,707.00	0.00	0.0%
Net Income	419,738.64	766,617.99	-346,879.35	-45.3%
Total Equity	3,595,901.21	3,410,056.26	185,844.95	5.5%
TOTAL LIABILITIES & EQUITY	4,429,883.76	4,215,915.72	213,968.04	5.1%