

SR HOA 18 | Shadow Ridge Homeowners Association |

FY2018

As of 1/3/2018

ALL SEASONS RESORT LODGING
 1794 Olympic Parkway Ste 200
 Park City, UT 84098
 Contact us at: 435-645-9626
 Accounting@ASRLodging.com

Account	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	FY 2018
Income													
40000-Association Fee Income													
40100-Member Dues	54688.53	54688.00	54688.00	54688.00	54688.00	54688.50	54688.00	54688.00	54688.00	54688.00	54688.00	54688.50	\$656,257.53
40300-Retail/Commercial Dues	7900.00	7110.00	5600.00	450.00	4000.00	1625.00	3000.00	1410.00	1750.00	800.00	1200.00	3500.00	\$38,345.00
Subtotal for 40000-Association Fee Income	62588.53	61798.00	60288.00	55138.00	58688.00	56313.50	57688.00	56098.00	56438.00	55488.00	55888.00	58188.50	\$694,602.53
45000-Other Income													
45100-Interest Income Operating	20.00	18.00	20.00	19.00	19.00	19.00	20.00	20.00	19.00	19.00	18.00	18.00	\$229.00
45250-Storage Income	0.00	630.00	0.00	495.00	0.00	0.00	495.00	0.00	0.00	495.00	0.00	0.00	\$2,115.00
45350-Vending Commission	312.25	286.00	272.00	108.75	20.00	0.00	38.00	391.00	0.00	0.00	0.00	0.00	\$1,428.00
Subtotal for 45000-Other Income	332.25	934.00	292.00	622.75	39.00	19.00	553.00	411.00	19.00	514.00	18.00	18.00	\$3,772.00
Total for Income	62920.78	62732.00	60580.00	55760.75	58727.00	56332.50	58241.00	56509.00	56457.00	56002.00	55906.00	58206.50	\$698,374.53
Expenses													
52000-Front Desk - PBX Payroll	2750.00	2750.00	2750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	\$8,250.00
89000- Income Taxes	0.00	0.00	0.00	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	\$100.00
89100-Property Taxes	0.00	0.00	0.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	\$500.00
90000-Future Reserve Accrual	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16276.00	16277.53	\$195,313.53
Bank Fees	96.00	95.00	95.00	95.00	95.00	95.00	95.00	95.00	95.00	95.00	95.00	95.00	\$1,141.00
50000-General & Administration													
50300-Legal and Professional Fees	1300.00	300.00	1000.00	0.00	400.00	125.00	0.00	50.00	0.00	0.00	500.00	0.00	\$3,675.00
50400-Audit	0.00	1050.00	5000.00	750.00	0.00	350.00	0.00	0.00	350.00	0.00	0.00	0.00	\$7,500.00
50480-Trustee Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1500.00	0.00	\$1,500.00
50500-Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150.00	0.00	\$150.00

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50520-Licenses/Fees/Dues	0.00	0.00	170.00	0.00	0.00	262.00	0.00	60.00	0.00	0.00	0.00	0.00	\$492.00
50525-Management Fees	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	2232.00	\$26,784.00
50540-Postage	60.00	195.00	50.00	20.00	20.00	60.00	30.00	20.00	40.00	50.00	40.00	50.00	\$635.00
50550-Insurance	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	3500.00	\$42,000.00
Subtotal for 50000-General & Administration	7092.00	7277.00	11952.00	6502.00	6152.00	6529.00	5762.00	5862.00	6122.00	5782.00	7922.00	5782.00	\$82,736.00
51000-Housekeeping/Maintenance													
51100-Housekeeping Wages	4941.00	4815.00	4977.00	3915.00	3915.00	4320.00	3800.00	3996.00	3800.00	3000.00	2500.00	4000.00	\$47,979.00
51150-Housekeeping Supplies	300.00	400.00	350.00	300.00	400.00	300.00	300.00	400.00	400.00	400.00	350.00	400.00	\$4,300.00
Subtotal for 51000-Housekeeping/Maintenance	5241.00	5215.00	5327.00	4215.00	4315.00	4620.00	4100.00	4396.00	4200.00	3400.00	2850.00	4400.00	\$52,279.00
60000-Repairs & Maintenance													
60025-Maintenance Wages	7200.00	7900.00	7750.00	7200.00	8888.00	7490.00	7000.00	7380.00	7200.00	7100.00	6600.00	5800.00	\$87,508.00
60030-Contract Services	0.00	0.00	0.00	0.00	681.00	250.00	0.00	0.00	0.00	0.00	0.00	0.00	\$931.00
60100-Landscape	0.00	0.00	250.00	1700.00	2700.00	4950.00	2000.00	2600.00	1750.00	750.00	750.00	750.00	\$18,200.00
60150-Building Exterior Repairs	250.00	250.00	250.00	100.00	250.00	100.00	100.00	100.00	100.00	100.00	150.00	250.00	\$2,000.00
60165-Locks & Keys	250.00	95.00	250.00	0.00	0.00	0.00	0.00	0.00	125.00	0.00	125.00	0.00	\$845.00
60210-Pool & Spa Maintenance	850.00	400.00	750.00	600.00	550.00	550.00	600.00	250.00	325.00	400.00	500.00	700.00	\$6,475.00
60250-Carpet Cleaning	600.00	600.00	600.00	2800.00	300.00	400.00	300.00	500.00	250.00	0.00	250.00	250.00	\$6,850.00
60260-Snow Removal	4200.00	2220.00	2040.00	150.00	0.00	0.00	0.00	0.00	0.00	0.00	1400.00	2900.00	\$12,910.00
60400-Elevators	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	\$4,200.00
60450-Pest Control	190.00	190.00	190.00	190.00	190.00	190.00	190.00	190.00	190.00	190.00	190.00	190.00	\$2,280.00
60600-Security Wages	2750.00	2500.00	2500.00	1750.00	1000.00	1000.00	1000.00	1000.00	2500.00	2750.00	2750.00	2750.00	\$24,250.00

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60650-Security Systems	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	\$360.00
Subtotal for 60000-Repairs & Maintenance	16670.00	14535.00	14960.00	14870.00	14939.00	15310.00	11570.00	12400.00	12820.00	11670.00	13095.00	13970.00	\$166,809.00
61000-Supplies													
61100-Supplies-Building	2500.00	2200.00	2500.00	1500.00	1600.00	1300.00	1500.00	900.00	500.00	1000.00	1000.00	1000.00	\$17,500.00
61110-Supplies-Equipment	100.00	100.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	100.00	\$400.00
Subtotal for 61000-Supplies	2600.00	2300.00	2550.00	1500.00	1600.00	1300.00	1500.00	900.00	500.00	1000.00	1050.00	1100.00	\$17,900.00
66000-Utilities													
66100-Cable TV	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	1400.00	\$16,800.00
66200-Electric	4900.00	4400.00	4300.00	3950.00	3475.00	3800.00	4100.00	3950.00	4050.00	3450.00	3300.00	4350.00	\$48,025.00
66250-Electric Recovery	-1500.00	-1355.00	-1200.00	-1075.00	-950.00	-975.00	-975.00	-750.00	-925.00	-1000.00	-1100.00	-1400.00	(\$13,205.00)
66300-Gas	3000.00	2100.00	2200.00	1400.00	1100.00	650.00	550.00	400.00	440.00	700.00	1100.00	1900.00	\$15,540.00
66400-Internet	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	1353.00	\$16,236.00
66500-Sewer	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	1975.00	\$23,700.00
66600-Telephone	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	\$7,500.00
66700-Trash Removal	2200.00	1000.00	1150.00	900.00	1029.00	1029.00	1029.00	1029.00	1029.00	1035.00	1035.00	1035.00	\$13,500.00
66800-Water	3100.00	2400.00	2200.00	4700.00	3900.00	3350.00	3800.00	4500.00	5000.00	4600.00	4200.00	3500.00	\$45,250.00
Subtotal for 66000-Utilities	17053.00	13898.00	14003.00	15228.00	13907.00	13207.00	13857.00	14482.00	14947.00	14138.00	13888.00	14738.00	\$173,346.00
Total for Expenses	67778.00	62346.00	67913.00	59286.00	57284.00	57337.00	53160.00	54411.00	54960.00	52361.00	55176.00	56362.53	\$698,374.53
Net Operating Income	-4857.22	386.00	-7333.00	-3525.25	1443.00	-1004.50	5081.00	2098.00	1497.00	3641.00	730.00	1843.97	\$0.00