

OPERATING ACCOUNT - PUGET SOUND BANK

BEGINNING BALANCE			\$10,873.36
	Homeowner Assessments		32,247.20
	AUW Insurance Refund		3,527.43
	Prepaid Assessments		(1,609.71)
		Total Receipts	<u>34,164.92</u>
	Operating Expenses Paid		(35,740.12)
	Transfer to Maintenance Reserve		0.00
		Total Disbursements	<u>(35,740.12)</u>
ENDING BALANCE			<u><u>\$9,298.16</u></u>

MAINTENANCE RESERVE - COLUMBIA BANK

BEGINNING BALANCE			\$124,246.45
	Reserve Transfer		0.00
	Interest		37.91
		Total Receipts	<u>37.91</u>
	Expenses:		
	Resicon LLC		(4,190.84)
		Total Disbursements	<u>(4,190.84)</u>
ENDING BALANCE			<u><u>\$120,093.52</u></u>

Balance Sheet
As of February 28, 2018

ASSETS

Current Assets

Operating Accounts

Operating - Puget Sound Bank	9,298.16
Assessments Receivable	11,139.58
Prepaid Insurance	16,738.30
Prepaid Expenses	1,760.00

Total Operating Accounts

38,936.04

Reserve Accounts

Maintenance Reserve	120,093.52
A/R due from Operations	31,650.00

Total Reserve Accounts

151,743.52

Total Assets

190,679.56

LIABILITY & HOMEOWNERS EQUITY

Operating Liabilities

Prepaid Assessments	8,299.92
Accounts Payable	31,773.83

Total Operating Liabilities

40,073.75

Reserve Liabilities

Homeowner Equity

Excess of Rev over Exp	23,736.32
Retained Earnings	156,203.76
Prior Year Income/Expense	(29,334.27)

Total Homeowner Equity

150,605.81

Total Liability & Homeowners Equity

190,679.56

DayBreak at Issaquah Ridge Owners Association

Income and Expense Statement

January 1, 2018 Through December 31, 2018

For the Month Ending February 28, 2018

ACCOUNTING
DEPARTMENT

	<u>Current Budget</u>	<u>Current Actual</u>	<u>Current Variance</u>	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>YTD Variance</u>
Operating Revenue						
Homeowner Fees	32,830	32,830	0	65,660	65,448	(212)
Transfer to Reserves	(6,325)	(6,325)	0	(12,650)	(12,650)	0
Late Fees/Fines	0	25	25	0	(23)	(23)
Other Income	0	(200)	(200)	0	(200)	(200)
Total Operating Revenue	<u>26,505</u>	<u>26,330</u>	<u>(175)</u>	<u>53,010</u>	<u>52,575</u>	<u>(435)</u>
Operating Expenses						
Maintenance Exp.						
General Repair & Maint.	1,354	369	985	2,708	369	2,339
Janitorial	762	743	19	1,524	1,485	39
Landscape Other	292	0	292	583	0	583
Landscape Contract	1,810	1,760	50	3,619	3,520	99
Window/Gutter Cleaning	292	0	292	583	0	583
Fire/Life/Safety Monitor.	625	0	625	1,250	0	1,250
Dryer Vent Cleaning	208	0	208	417	0	417
Pest Control	164	321	(157)	329	482	(153)
Window/Gutter Cleaning	0	1,925	(1,925)	0	1,925	(1,925)
Insured/Uninsured Claims	833	0	833	1,667	0	1,667
Total Maintenance Exp.	<u>6,340</u>	<u>5,118</u>	<u>1,222</u>	<u>12,680</u>	<u>7,781</u>	<u>4,899</u>
Service/Utility Exp.						
Electricity	303	261	42	606	261	345
Water	3,228	4,159	(931)	6,456	4,159	2,297
Sewer	2,593	4,044	(1,451)	5,186	4,044	1,142
Garbage	2,178	1,868	310	4,356	1,868	2,488
Metro Sewer	2,629	3,814	(1,185)	5,258	3,814	1,444
Storm Drainage	1,059	0	1,059	2,118	0	2,118
Total Service/Utility Exp.	<u>11,990</u>	<u>14,146</u>	<u>(2,156)</u>	<u>23,980</u>	<u>14,146</u>	<u>9,834</u>
Administrative Exp.						
Office Expenses	208	347	(139)	417	373	44
Management Fee	1,976	1,956	20	3,952	3,913	39
Legal	125	0	125	250	0	250
Insurance Premium	4,962	4,185	777	9,923	8,369	1,554

DayBreak at Issaquah Ridge Owners Association

Income and Expense Statement

January 1, 2018 Through December 31, 2018

For the Month Ending February 28, 2018

ACCOUNTING
DEPARTMENT

	<u>Current Budget</u>	<u>Current Actual</u>	<u>Current Variance</u>	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>YTD Variance</u>
Master Association Dues	208	(205)	413	417	2,720	(2,303)
Licenses & Permits	1	0	1	2	0	2
Bad Debt Expense	417	0	417	833	0	833
Audit / Tax Return	153	0	153	306	0	306
Reserve Study	125	0	125	250	0	250
Total Administrative Exp.	8,175	6,283	1,892	16,350	15,375	975
Total Operating Expenses	26,505	25,547	958	53,010	37,302	15,708
Operating Gain(Loss)	0	783	783	0	15,273	15,273
Reserve Revenue						
Major Maintenance Assess	0	6,325	6,325	0	12,650	12,650
Interest Income - Reserve	42	38	(4)	83	79	(4)
Total Reserve Revenue	42	6,363	6,321	83	12,729	12,646
Reserve Expenses						
Major Maintenance Expense	0	4,191	(4,191)	0	4,191	(4,191)
Insurance Expense	0	73	(73)	0	73	(73)
Total Reserve Expenses	0	4,264	(4,264)	0	4,264	(4,264)
Reserve Gain(Loss)	42	2,099	2,057	83	8,465	8,382
Total Gain(Loss)	42	2,882	2,840	83	23,738	23,655

Date Range : 2/1/2018 To 2/28/2018 For Cash Account 1

Check	Check Date	Vendor	Vendor Name	Vch #	Invoice Number	Invoice Date	Gross Amount	Discount	Net Amount	Check Amount
000273	02/01/2018	1KMM	Kappes Miller Management	03706	20180526	02/01/2018	1,956.38	0.00	1,956.38	1,956.38
000274	02/06/2018	1AUW	Association Underwriters	03707	20170764	02/05/2018	4,393.80	0.00	4,393.80	4,393.80
000275	02/06/2018	1SASH	Sharon K. Sargeson	03704		01/24/2018	272.01	0.00	272.01	272.01
000276	02/06/2018	1VIAP	Aparna Vishwanathan	03705		01/24/2018	48.50	0.00	48.50	48.50
000277	02/26/2018	1ACS	Association Collection Services, LLC	03725	20170838	02/08/2018	41.00	0.00	41.00	41.00
000278	02/26/2018	1AUW	Association Underwriters	03737	20170730	01/22/2018	73.16	0.00	73.16	73.16
000279	02/26/2018	1BUMS	Building Maintenance Services, Inc.	03720	BMS-2724	01/31/2018	110.00	0.00	110.00	
				03724	BMS-2735	02/10/2018	984.25	0.00	984.25	
					Total for Check Number 000279		1,094.25	0.00	1,094.25	1,094.25
000280	02/26/2018	1CLES	Recology CleanScapes	03726	0002412971	01/31/2018	1,868.12	0.00	1,868.12	1,868.12
000281	02/26/2018	1ETIL	Earth Tech Industries, LLC	03739	21117531	02/01/2018	1,760.00	0.00	1,760.00	1,760.00
000282	02/26/2018	1KMM	Kappes Miller Management	03734	20180409	01/22/2018	47.51	0.00	47.51	
				03735	20180336	01/22/2018	18.10	0.00	18.10	
				03736	20180283	01/22/2018	113.78	0.00	113.78	
				03738	20180195	01/22/2018	48.10	0.00	48.10	
					Total for Check Number 000282		227.49	0.00	227.49	227.49
000283	02/26/2018	1PSE	Puget Sound Energy	03727	20180206-6818	02/06/2018	28.30	0.00	28.30	
				03728	20180206-6594	02/06/2018	43.31	0.00	43.31	
				03729	20180206-5570	02/06/2018	54.65	0.00	54.65	
				03730	20180227-6396	02/06/2018	39.83	0.00	39.83	
				03731	20180206-5760	02/06/2018	43.07	0.00	43.07	
				03732	20180227-6180	02/06/2018	18.05	0.00	18.05	
				03733	20180206-5992	02/06/2018	33.77	0.00	33.77	
					Total for Check Number 000283		260.98	0.00	260.98	260.98
000284	02/26/2018	1WILL	Willards Pest Control	03722	205347	02/07/2018	160.67	0.00	160.67	
				03723	201287	02/07/2018	160.67	0.00	160.67	
					Total for Check Number 000284		321.34	0.00	321.34	321.34
000285	02/28/2018	1ASGR	A.S.A.P. Graffiti Removal and Pressure Washing LLC	03742	1121	01/05/2018	1,925.00	0.00	1,925.00	1,925.00
000286	02/28/2018	1ETIL	Earth Tech Industries, LLC	03741	21117660	03/01/2018	1,760.00	0.00	1,760.00	1,760.00
000287	02/28/2018	1KMM	Kappes Miller Management	03743	20180862	02/21/2018	57.28	0.00	57.28	
				03744	20180790	02/21/2018	15.88	0.00	15.88	
				03745	20180709	02/21/2018	46.43	0.00	46.43	
					Total for Check Number 000287		119.59	0.00	119.59	119.59
000288	02/28/2018	1MCLE	McLeod Construction	03740	170501-1	10/20/2017	7,583.40	0.00	7,583.40	7,583.40
000289	02/28/2018	1SAMM	Sammamish Plateau	03746	20180214-5796	02/14/2018	1,542.91	0.00	1,542.91	
				03747	20180214-5787	02/14/2018	1,410.61	0.00	1,410.61	
				03748	20180214-5809	02/14/2018	58.91	0.00	58.91	
				03749	20180214-5798	02/14/2018	1,762.41	0.00	1,762.41	
				03750	20180214-5729	02/14/2018	2,299.45	0.00	2,299.45	
				03751	20180214-5808	02/14/2018	1,576.15	0.00	1,576.15	

Date Range : 2/1/2018 To 2/28/2018 For Cash Account 1

Check	Check Date	Vendor	Vendor Name	Vch #	Invoice Number	Invoice Date	Gross Amount	Discount	Net Amount	Check Amount
				03752	20180214-5797	02/14/2018	1,610.06	0.00	1,610.06	
				03753	20180214-5807	02/14/2018	1,757.04	0.00	1,757.04	
				Total for Check Number 000289			12,017.54	0.00	12,017.54	12,017.54
000290	02/28/2018	1SOAM	Amy Soto	03754	20180226	02/26/2018	17.56	0.00	17.56	17.56
Cash Account 1 Totals							35,740.12	0.00	35,740.12	35,740.12

**DayBreak at Issaquah Ridge Owners Association
AP Check Register**

Date Range : 2/1/2018 To 2/28/2018 For Cash Account 3

Check	Check Date	Vendor	Vendor Name	Vch #	Invoice Number	Invoice Date	Gross Amount	Discount	Net Amount	Check Amount
000074	02/20/2018	1ROXG	Roxie Glass Inc	03659	10795 installment	09/18/2017	-891.81	0.00	-891.81	-891.81
000075	02/26/2018	1ROXG	Roxie Glass Inc	03659	10795 installment	09/18/2017	891.81	0.00	891.81	891.81
000076	02/26/2018	1RSCN	Resicon LLC	03721	3002	09/13/2017	4,190.84	0.00	4,190.84	4,190.84
Cash Account 3 Totals							4,190.84	0.00	4,190.84	4,190.84
Property/Company Totals for DayBreak at Issaquah Ridge Owners Assoc							39,930.96	0.00	39,930.96	39,930.96

<u>GL Account/ Voucher</u>	<u>Vendor</u>	<u>Description</u>	<u>Invoice No.</u>	<u>Check No.</u>	<u>Amount</u>	<u>Account Total</u>
0250-0000 Prepaid Insurance						
03707	1AUW - Association Underwriters	Insurance Payment 8/8	20170764	000274	\$4,393.80	\$4,393.80
1310-0000 Maintenance Reserve						
03709	1DBKR - DayBreak Maintenance Res.	2018 Replacement Reserve			\$6,325.00	\$6,325.00
5220-0000 General Repair & Maint.						
03724	1BUMS - Building Maintenance Services,	Janitorial Services & Misc. Maintenance	BMS-2735	000279	241.75	
03754	1SOAM - Amy Soto	Misc. Supplies Reimb.	20180226	000290	\$17.56	\$259.31
5240-0000 Janitorial						
03724	1BUMS - Building Maintenance Services,	Janitorial Services & Misc. Maintenance	BMS-2735	000279	\$742.50	\$742.50
5320-0000 Landscape Contract						
03739	1ETIL - Earth Tech Industries, LLC	Landscaping Service - February	21117531	000281	\$1,760.00	\$1,760.00
5420-0000 Pest Control						
03722	1WILL - Willards Pest Control	Pest Control	205347	000284	160.67	
03723	1WILL - Willards Pest Control	Pest Control	201287	000284	\$160.67	\$321.34
5510-0000 Electricity						
03727	1PSE - Puget Sound Energy	Electric Service #6818 - 1/5-2/5	20180206-6818	000283	28.30	
03728	1PSE - Puget Sound Energy	Electric Service #6594 - 1/5-2/5	20180206-6594	000283	43.31	
03729	1PSE - Puget Sound Energy	Electric Service #5570 - 1/5-2/5	20180206-5570	000283	54.65	
03730	1PSE - Puget Sound Energy	Electric Service #6396 - 1/5-2/5	20180227-6396	000283	39.83	
03731	1PSE - Puget Sound Energy	Electric Service #5760 - 1/5-2/5	20180206-5760	000283	43.07	
03732	1PSE - Puget Sound Energy	Electric Service #6180 - 1/5-2/5	20180227-6180	000283	18.05	
03733	1PSE - Puget Sound Energy	Electric Service #5992 - 1/5-2/5	20180206-5992	000283	\$33.77	\$260.98
5520-0000 Water						
03750	1SAMM - Sammamish Plateau	Water/Sewer Service #5729 - 12/13 - 2/14	20180214-5729	000289	800.79	
03751	1SAMM - Sammamish Plateau	Water/Sewer Service #5808 - 12/13 - 2/14	20180214-5808	000289	542.89	
03752	1SAMM - Sammamish Plateau	Water/Sewer Service #5797 - 12/13 - 2/14	20180214-5797	000289	549.97	
03753	1SAMM - Sammamish Plateau	Water/Sewer Service #5807 - 12/13 - 2/14	20180214-5807	000289	580.68	
03746	1SAMM - Sammamish Plateau	Water/Sewer Service #5796 - 12/13 - 2/14	20180214-5796	000289	535.94	
03747	1SAMM - Sammamish Plateau	Water/Sewer Service #5787 - 12/13 - 2/14	20180214-5787	000289	508.30	
03748	1SAMM - Sammamish Plateau	Water/Sewer Service #5809 - 12/13 - 2/14	20180214-5809	000289	58.91	

<u>GL Account/ Voucher</u>	<u>Vendor</u>	<u>Description</u>	<u>Invoice No.</u>	<u>Check No.</u>	<u>Amount</u>	<u>Account Total</u>
03749	1SAMM - Sammamish Plateau	Water/Sewer Service #5798 - 12/13 - 2/14	20180214-5798	000289	\$581.80	\$4,159.28
5530-0000 Sewer						
03746	1SAMM - Sammamish Plateau	Water/Sewer Service #5796 - 12/13 - 2/14	20180214-5796	000289	539.18	
03747	1SAMM - Sammamish Plateau	Water/Sewer Service #5787 - 12/13 - 2/14	20180214-5787	000289	539.18	
03749	1SAMM - Sammamish Plateau	Water/Sewer Service #5798 - 12/13 - 2/14	20180214-5798	000289	539.18	
03750	1SAMM - Sammamish Plateau	Water/Sewer Service #5729 - 12/13 - 2/14	20180214-5729	000289	808.77	
03751	1SAMM - Sammamish Plateau	Water/Sewer Service #5808 - 12/13 - 2/14	20180214-5808	000289	539.18	
03752	1SAMM - Sammamish Plateau	Water/Sewer Service #5797 - 12/13 - 2/14	20180214-5797	000289	539.18	
03753	1SAMM - Sammamish Plateau	Water/Sewer Service #5807 - 12/13 - 2/14	20180214-5807	000289	\$539.18	\$4,043.85
5560-0000 Metro Sewer						
03746	1SAMM - Sammamish Plateau	Water/Sewer Service #5796 - 12/13 - 2/14	20180214-5796	000289	467.79	
03747	1SAMM - Sammamish Plateau	Water/Sewer Service #5787 - 12/13 - 2/14	20180214-5787	000289	363.13	
03749	1SAMM - Sammamish Plateau	Water/Sewer Service #5798 - 12/13 - 2/14	20180214-5798	000289	641.43	
03750	1SAMM - Sammamish Plateau	Water/Sewer Service #5729 - 12/13 - 2/14	20180214-5729	000289	689.89	
03751	1SAMM - Sammamish Plateau	Water/Sewer Service #5808 - 12/13 - 2/14	20180214-5808	000289	494.08	
03752	1SAMM - Sammamish Plateau	Water/Sewer Service #5797 - 12/13 - 2/14	20180214-5797	000289	520.91	
03753	1SAMM - Sammamish Plateau	Water/Sewer Service #5807 - 12/13 - 2/14	20180214-5807	000289	\$637.18	\$3,814.41
5710-0000 Office Expenses						
03743	1KMM - Kappes Miller Management	Copy & Envelope Charges	20180862	000287	57.28	
03744	1KMM - Kappes Miller Management	Postage Charges	20180790	000287	15.88	
03745	1KMM - Kappes Miller Management	Bank Analysis Charges - January	20180709	000287	\$46.43	\$119.59
5711-0000 Management Fee						
03706	1KMM - Kappes Miller Management	Management Fee - Feb 2018	20180526	000273	\$1,956.38	\$1,956.38
5730-0000 Legal						
03725	1ACS - Association Collection Services, L	Account Maintenance Fee - Unit #G302	20170838	000277	\$41.00	\$41.00
					Distribution Total	<u><u>\$28,197.44</u></u>

Account Summary

<u>Account</u>	<u>Account Description</u>	<u>Debit</u>	<u>Credit</u>
0250-0000	Prepaid Insurance	4,393.80	
1310-0000	Maintenance Reserve	6,325.00	

<u>Account</u>	<u>Account Description</u>	<u>Debit</u>	<u>Credit</u>
5220-0000	General Repair & Maint.	259.31	
5240-0000	Janitorial	742.50	
5320-0000	Landscape Contract	1,760.00	
5420-0000	Pest Control	321.34	
5510-0000	Electricity	260.98	
5520-0000	Water	4,159.28	
5530-0000	Sewer	4,043.85	
5560-0000	Metro Sewer	3,814.41	
5710-0000	Office Expenses	119.59	
5711-0000	Management Fee	1,956.38	
5730-0000	Legal	41.00	
0110-0000	Checking		35,740.12
1310-0000	Replacement		4,190.84
2405-0000	A/P Operations	9,973.52	
0260-0000	Prepaid Expense	1,760.00	
		<u>39,930.96</u>	<u>39,930.96</u>

DayBreak at Issaquah Ridge Owners Association
For Cash Account : ALL
From Earliest to 2/28/18
AP Voucher Report

<u>Vendor / Voucher</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Due Date</u>	<u>Invoice Amount</u>	<u>Discount Date</u>	<u>Discount Amount</u>	<u>Check Number</u>	<u>Check Date</u>	<u>PO Number / Posted / On Hold</u>	<u>Paid To Date / Recurring/Freq/Stop</u>
1DBKR: DayBreak Maintenance Res.										
03398	9/1/2017		9/30/2017	4,750.00		0.00				0.00
				Reserve Transfer					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>Reserve Transfer</i>					4,750.00		
03399	10/1/2017		10/31/2017	4,750.00		0.00				0.00
				Reserve Transfer					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>Reserve Transfer</i>					4,750.00		
03400	11/1/2017		11/30/2017	4,750.00		0.00				0.00
				Reserve Transfer					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>Reserve Transfer</i>					4,750.00		
03401	12/1/2017		12/31/2017	4,750.00		0.00				0.00
				Reserve Transfer					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>Reserve Transfer</i>					4,750.00		
03708	1/1/2018		1/1/2018	6,325.00		0.00				0.00
				2018 Replacement Reserve					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>2018 Replacement Reserve</i>					6,325.00		
03709	2/1/2018		2/1/2018	6,325.00		0.00				0.00
				2018 Replacement Reserve					Yes Yes	Recurred
	<i>Distribution(s)</i>	1310-0000	<i>2018 Replacement Reserve</i>					6,325.00		
	Vendor Open Amount			31,650.00						
1DOGP: Dogpoopbags.com, LLC										
03171	5/27/2016	PO-47242	6/26/2016	123.83		0.00				0.00
				Dog Poop Bags					Yes Yes	No
		Other Payment(s)					003221	5/27/2016		123.83
		Other Payment(s)					003221	11/30/2016		-123.83
	<i>Distribution(s)</i>	5710-0000	<i>Office Expenses</i>					123.83		

DayBreak at Issaquah Ridge Owners Association
For Cash Account : ALL
From Earliest to 2/28/18
AP Voucher Report

<u>Vendor / Voucher</u>	<u>Invoice Date</u>	<u>Invoice Number</u>	<u>Invoice Due Date</u>	<u>Invoice Amount</u>	<u>Discount Date</u>	<u>Discount Amount</u>	<u>Check Number</u>	<u>Check Date</u>	<u>PO Number/ Posted / On Hold</u>	<u>Paid To Date/ Recurring/Freq/Stop</u>
1DOGP: Dogpoopbags.com, LLC (Continued....)										
Vendor Open Amount				123.83						

Company Recap

Total Posted Invoices	31,773.83
Total Posted Payments	0.00
Total Posted Discounts Taken	0.00
Net Posted Payments	0.00
Open Posted AP	31,773.83
New Unposted Invoices	0.00
Total Unposted Payments	0.00
Total Unposted Discounts Taken	0.00
Net Unposted Payments	0.00
Open Unposted AP	0.00
Total Open AP	31,773.83
Total Invoice Amounts	31,773.83
Total Distributions	31,773.83
Difference	0.00