



Income Statement

1/1/2020 - 6/30/2020, By Quarter, Cash basis

Prepared By: WestWork Corp
PO Box 270665
Littleton, CO 80127

Pineview Condominium Homeowner's Association, Inc

Account	1/1/2020 - 3/31/2020	4/1/2020 - 6/30/2020	Total
Income			
Association Fee Income			
Association Fee Income - Other	8,225.00	8,225.00	16,450.00
Total for Association Fee Income	\$8,225.00	\$8,225.00	\$16,450.00
Cleaning and Maint Income			
Cleaning and Maint Income - Other		(375.00)	(375.00)
Total for Cleaning and Maint Income	\$0.00	(\$375.00)	(\$375.00)
Other Income			
Late Fee Income	15.00	30.00	45.00
Total for Other Income	\$15.00	\$30.00	\$45.00
Total Income	\$8,240.00	\$7,880.00	\$16,120.00
Expense			
Administrative			
Admin Cost	375.00		375.00
Postage and Delivery	49.50		49.50
Total for Administrative	\$424.50	\$0.00	\$424.50
Cleaning Repair and Maintenance			
Cleaning Repair and Maintenance - Other		1,229.20	1,229.20
On-Site Contracted Maintenance		200.00	200.00
Total for Cleaning Repair and Maintenance	\$0.00	\$1,429.20	\$1,429.20
Insurance			
Insurance - Other	955.59	2,880.15	3,835.74
Total for Insurance	\$955.59	\$2,880.15	\$3,835.74
Landscaping			
Irrigation System Repairs		156.70	156.70
Landscape Grounds Contract		1,936.71	1,936.71
Snow Removal	2,161.50	75.00	2,236.50
Total for Landscaping	\$2,161.50	\$2,168.41	\$4,329.91
Professional Services			
Audit/Tax Prep	790.00		790.00
Legal Fees	687.50	3,294.85	3,982.35
Management Fees	900.00	900.00	1,800.00
Total for Professional Services	\$2,377.50	\$4,194.85	\$6,572.35



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Account	1/1/2020 - 3/31/2020	4/1/2020 - 6/30/2020	Total
Transfer to Reserves	68.56	137.10	205.66
Utilities			
Gas/Electric	395.59	232.06	627.65
Trash Removal	492.73	349.08	841.81
Water/Sewer	1,729.27	1,042.88	2,772.15
Total for Utilities	\$2,617.59	\$1,624.02	\$4,241.61
Total Expense	\$8,605.24	\$12,433.73	\$21,038.97
Net Operating Income	(\$365.24)	(\$4,553.73)	(\$4,918.97)
Non-operating Income			
Laundry Income	680.75		680.75
Reserve Revenue			
Interest Income	0.02	0.06	0.08
Reserve Contribution	68.56	137.10	205.66
Total for Reserve Revenue	\$68.58	\$137.16	\$205.74
Transfer From Main Reserve		1,599.43	1,599.43
Total Non-operating Income	\$749.33	\$1,736.59	\$2,485.92
Net Non-operating Income	\$749.33	\$1,736.59	\$2,485.92
Net Income	\$384.09	(\$2,817.14)	(\$2,433.05)