

Columbine Valley Homeowners Association

06/30/2023

Prepared By:

**LCM Property Management, Inc.
1776 South Jackson Street, Suite 300
Denver, CO 80210**

Prepared For:

Columbine Valley Board of Directors

Included Reports

Copies

Funds Balance Sheet
Funds Income Statement
Budget Comparision - Operating Fund
12 Month Act-Bud-Var-Operating Fund
12 Month Act/Bud-Operating Fund
12 Month Budget - Operating
AP Check History
AP/GL Transaction Register
GL Bank Reconciliation
RM Delinquent Owner Accounts
RM Prepaid Owner Accounts

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c/o LCM Property Management
1776 South Jackson Suite 300
Denver CO 80210

ASSETS

CASH

CWB Operating	90,078.04
US Bank Operating	38,137.85
US Bank Operating Reserve	<u>80,671.37</u>

TOTAL CASH	<u>208,887.26</u>
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TOTAL ASSETS	<u>208,887.26</u>
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LIABILITIES

ACCOUNTS PAYABLE

Prepaid Assessments	<u>2,731.98</u>
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TOTAL ACCOUNTS PAYABLE	<u>2,731.98</u>
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TOTAL LIABILITIES	2,731.98
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EQUITY

Retained Earnings	157,076.43
Current Earnings	<u>49,078.85</u>

TOTAL EQUITY	<u>206,155.28</u>
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TOTAL LIABILITIES & EQUITY	<u>208,887.26</u>
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c/o LCM Property Management
1776 South Jackson Suite 300
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	Current Month	Year-To-Date
ASSESSMENT REVENUE		
Assessments	54,417.99	54,417.99
TOTAL ASSESSMENT REVENUE	54,417.99	54,417.99
OTHER REVENUE		
Late Charges	(120.00)	(160.00)
Interest Income	16.57	68.65
TOTAL OTHER INCOME	(103.43)	(91.35)
TOTAL REVENUE	54,314.56	54,326.64
OPERATING EXPENSES		
 GROUNDS		
Grounds Maintenance	7,138.66	7,138.66
Holiday Decorations	164.00	(7,017.00)
 TOTAL GROUNDS EXPENSE	7,302.66	121.66
 UTILITIES		
Gas & Electricity	0.00	386.34
Electricity	65.51	65.51
 TOTAL UTILITIES EXPENSE	65.51	451.85
 ADMINISTRATIVE		
 ADMINISTRATIVE GENERAL		
Management	1,500.00	2,000.00
Legal	542.00	542.00
Community Activities	0.00	1,239.09
Secretary of State/Filing Fees	90.00	90.00
Office Supplies & Expense	741.80	765.19
Other General Admin Expenses	0.00	38.00
 TOTAL GENERAL ADMIN EXP	2,873.80	4,674.28
TOTAL EXPENSES	10,241.97	5,247.79
NET OPERATING INCOME/(LOSS)	44,072.59	49,078.85

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Current Mnth Actual	Current Mnth Budget	Current Mnth Variance		Current YTD Actual	Current YTD Budget	Current YTD Variance	Current Year Total Budget
ASSESSMENT REVENUE							
54,418	0	54,418	1.400100 Assessments	54,418	54,000	418	54,000
54,418	0	54,418	TOTAL OPERATING ASSESSMENTS	54,418	54,000	418	54,000
OTHER OPERATING REVENUE							
(120)	0	(120)	1.420100 Late Charges	(160)	0	(160)	0
0	208	(208)	1.420305 Fees	0	1,248	(1,248)	2,500
0	0	0	1.420362 Grants	0	0	0	2,000
0	0	0	1.420512 Luminarias	0	2,400	(2,400)	2,400
17	2	15	1.430100 Interest Income	69	12	57	24
(103)	210	(313)	TOTAL OTHER OPERATING INCOME	(91)	3,660	(3,751)	6,924
54,315	210	54,105	TOTAL OPERATING REVENUE	54,327	57,660	(3,333)	60,924
OPERATING EXPENSES							
GROUND							
7,139	2,600	(4,539)	1.700150 Grounds Maintenance	7,139	2,600	(4,539)	13,000
0	125	125	1.720320 Improvements	0	750	750	1,500
164	542	378	1.720906 Holiday Decorations	(7,017)	3,252	10,269	6,500
0	0	0	1.720907 Luminarias	0	0	0	1,200
7,303	3,267	(4,036)	TOTAL GROUNDS EXPENSE	122	6,602	6,480	22,200
UTILITIES							
0	0	0	1.800100 Gas & Electricity	386	0	(386)	0
66	92	26	1.800200 Electricity	66	552	486	1,100
66	92	26	TOTAL UTILITIES EXPENSE	452	552	100	1,100
ADMINISTRATIVE							
ADMINISTRATIVE GENERAL							
1,500	500	(1,000)	1.900100 Management	2,000	3,000	1,000	6,000
542	0	(542)	1.900400 Legal	542	0	(542)	0
0	0	0	1.900700 Insurance	0	2,500	2,500	2,500
0	750	750	1.901510 Community Activities	1,239	750	(489)	1,500
90	0	(90)	1.901700 Secretary of State/Filing Fees	90	0	(90)	0
742	0	(742)	1.902200 Office Supplies & Expense	765	0	(765)	0
0	1,544	1,544	1.903001 Professional Fees	0	9,264	9,264	18,525
0	21	21	1.903605 Gifts	0	126	126	250
0	83	83	1.904999 Other General Admin Expenses	38	498	460	1,000
2,874	2,898	24	TOTAL GENERAL ADMIN EXP	4,674	16,138	11,464	29,775
10,242	6,257	(3,985)	TOTAL OPERATING EXPENSES	5,248	23,292	18,044	53,075
44,073	(6,047)	50,120	NET OPERATING INCOME/(LOSS)	49,079	34,368	14,711	7,849

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	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec** 2023	Y-T-D **** ACT	Y-T-D **** BUD	Y-T-D ** VAR
ASSESSMENT REVENUE															
1.400100 Assessments	0	0	0	0	0	54,418	0	0	0	0	0	0	54,418	54,000	418
TOTAL OPERATING ASSESSMENTS	0	0	0	0	0	54,418	0	0	0	0	0	0	54,418	54,000	418
OTHER OPERATING REVENUE															
1.420100 Late Charges	(40)	40	(40)	0	0	(120)	0	0	0	0	0	0	(160)	0	(160)
1.420305 Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	1,248	(1,248)
1.420512 Luminarias	0	0	0	0	0	0	0	0	0	0	0	0	0	2,400	(2,400)
1.430100 Interest Income	1	1	17	17	17	17	0	0	0	0	0	0	69	12	57
TOTAL OTHER OPERATING INCOME	(39)	41	(23)	17	17	(103)	0	0	0	0	0	0	(91)	3,660	(3,751)
TOTAL OPERATING REVENUE	(39)	41	(23)	17	17	54,315	0	0	0	0	0	0	54,327	57,660	(3,333)
OPERATING EXPENSES															
 GROUNDS															
1.700150 Grounds Maintenance	0	0	0	0	0	7,139	0	0	0	0	0	0	7,139	2,600	(4,539)
1.720320 Improvements	0	0	0	0	0	0	0	0	0	0	0	0	0	750	750
1.720906 Holiday Decorations	136	(7,725)	136	136	136	164	0	0	0	0	0	0	(7,017)	3,252	10,269
TOTAL GROUNDS EXPENSE	136	(7,725)	136	136	136	7,303	0	0	0	0	0	0	122	6,602	6,480
 UTILITIES															
1.800100 Gas & Electricity	65	64	66	0	191	0	0	0	0	0	0	0	386	0	(386)
1.800200 Electricity	0	0	0	0	0	66	0	0	0	0	0	0	66	552	486
TOTAL UTILITIES EXPENSE	65	64	66	0	191	66	0	0	0	0	0	0	452	552	100
ADMINISTRATIVE															
ADMINISTRATIVE GENERAL															
1.900100 Management	500	(500)	500	0	0	1,500	0	0	0	0	0	0	2,000	3,000	1,000
1.900400 Legal	0	0	0	0	0	542	0	0	0	0	0	0	542	0	(542)
1.900700 Insurance	0	0	0	0	0	0	0	0	0	0	0	0	0	2,500	2,500
1.901510 Community Activities	1,239	0	0	0	0	0	0	0	0	0	0	0	1,239	750	(489)
1.901700 Secretary of State/Filing Fees	0	0	0	0	0	90	0	0	0	0	0	0	90	0	(90)
1.902200 Office Supplies & Expense	15	(10)	18	0	0	742	0	0	0	0	0	0	765	0	(765)
1.903001 Professional Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	9,264	9,264
1.903605 Gifts	0	0	0	0	0	0	0	0	0	0	0	0	0	126	126
1.904999 Other General Admin Expenses	19	19	0	0	0	0	0	0	0	0	0	0	38	498	460
TOTAL GENERAL ADMIN EXP	1,773	(491)	518	0	0	2,874	0	0	0	0	0	0	4,674	16,138	11,464
TOTAL OPERATING EXPENSES	1,975	(8,152)	720	136	327	10,242	0	0	0	0	0	0	5,248	23,292	18,044
NET OPERATING INCOME/(LOSS)	(2,014)	8,193	(743)	(119)	(310)	44,073	0	0	0	0	0	0	49,079	34,368	14,711

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	Actual Jan 2023	Actual Feb 2023	Actual Mar 2023	Actual Apr 2023	Actual May 2023	Actual Jun 2023	Budget Jul 2023	Budget Aug 2023	Budget Sep 2023	Budget Oct 2023	Budget Nov 2023	Budget Dec 2023	TOTAL	ANNUAL BUDGET	VARIANCE
ASSESSMENT REVENUE															
1.400100 Assessments	0	0	0	0	0	54,418	0	0	0	0	0	0	54,418	54,000	418
TOTAL OPERATING ASSESSMENTS	0	0	0	0	0	54,418	0	0	0	0	0	0	54,418	54,000	418
OTHER OPERATING REVENUE															
1.420100 Late Charges	(40)	40	(40)	0	0	(120)	0	0	0	0	0	0	(160)	0	(160)
1.420305 Fees	0	0	0	0	0	0	208	208	208	208	208	212	1,252	2,500	(1,248)
1.420362 Grants	0	0	0	0	0	0	0	2,000	0	0	0	0	2,000	2,000	0
1.420512 Luminarias	0	0	0	0	0	0	0	0	0	0	0	0	0	2,400	(2,400)
1.430100 Interest Income	1	1	17	17	17	17	2	2	2	2	2	2	81	24	57
TOTAL OTHER OPERATING INCOME	(39)	41	(23)	17	17	(103)	210	2,210	210	210	210	214	3,173	6,924	(3,751)
TOTAL OPERATING REVENUE	(39)	41	(23)	17	17	54,315	210	2,210	210	210	210	214	57,591	60,924	(3,333)
OPERATING EXPENSES															
GROUND															
1.700150 Grounds Maintenance	0	0	0	0	0	7,139	2,600	2,600	2,600	2,600	0	0	17,539	13,000	(4,539)
1.720320 Improvements	0	0	0	0	0	0	125	125	125	125	125	125	750	1,500	750
1.720906 Holiday Decorations	136	(7,725)	136	136	136	164	542	542	542	542	542	538	(3,769)	6,500	10,269
1.720907 Luminarias	0	0	0	0	0	0	0	0	0	400	400	400	1,200	1,200	0
TOTAL GROUNDS EXPENSE	136	(7,725)	136	136	136	7,303	3,267	3,267	3,267	3,667	1,067	1,063	15,720	22,200	6,480
UTILITIES															
1.800100 Gas & Electricity	65	64	66	0	191	0	0	0	0	0	0	0	386	0	(386)
1.800200 Electricity	0	0	0	0	0	66	92	92	92	92	92	88	614	1,100	486
TOTAL UTILITIES EXPENSE	65	64	66	0	191	66	92	92	92	92	92	88	1,000	1,100	100
ADMINISTRATIVE															
ADMINISTRATIVE GENERAL															
1.900100 Management	500	(500)	500	0	0	1,500	500	500	500	500	500	500	5,000	6,000	1,000
1.900400 Legal	0	0	0	0	0	542	0	0	0	0	0	0	542	0	(542)
1.900700 Insurance	0	0	0	0	0	0	0	0	0	0	0	0	0	2,500	2,500
1.901510 Community Activities	1,239	0	0	0	0	0	0	750	0	0	0	0	1,989	1,500	(489)
1.901700 Secretary of State/Filing Fees	0	0	0	0	0	90	0	0	0	0	0	0	90	0	(90)
1.902200 Office Supplies & Expense	15	(10)	18	0	0	742	0	0	0	0	0	0	765	0	(765)
1.903001 Professional Fees	0	0	0	0	0	0	1,544	1,544	1,544	1,544	1,544	1,541	9,261	18,525	9,264
1.903605 Gifts	0	0	0	0	0	0	21	21	21	21	21	19	124	250	126
1.904999 Other General Admin Expenses	19	19	0	0	0	0	83	83	83	83	83	87	540	1,000	460
TOTAL GENERAL ADMIN EXP	1,773	(491)	518	0	0	2,874	2,148	2,898	2,148	2,148	2,148	2,147	18,311	29,775	11,464
TOTAL OPERATING EXPENSES	1,975	(8,152)	720	136	327	10,242	5,507	6,257	5,507	5,907	3,307	3,298	35,031	53,075	18,044
NET OPERATING INCOME/(LOSS)	(2,014)	8,193	(743)	(119)	(310)	44,073	(5,297)	(4,047)	(5,297)	(5,697)	(3,097)	(3,084)	22,560	7,849	14,711

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Acct#	Description	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec 2023	ANNUAL BUDGET
ASSESSMENT REVENUE														
1.400100	Assessments	0	0	18,000	18,000	18,000	0	0	0	0	0	0	0	54,000
	TOTAL OPERATING ASSESSMENTS	0	0	18,000	18,000	18,000	0	0	0	0	0	0	0	54,000
OTHER OPERATING REVENUE														
1.420305	Fees	208	208	208	208	208	208	208	208	208	208	208	212	2,500
1.420362	Grants	0	0	0	0	0	0	0	2,000	0	0	0	0	2,000
1.420512	Luminarias	2,400	0	0	0	0	0	0	0	0	0	0	0	2,400
1.430100	Interest Income	2	2	2	2	2	2	2	2	2	2	2	2	24
	TOTAL OTHER OPERATING INCOME	2,610	210	210	210	210	210	210	2,210	210	210	210	214	6,924
	TOTAL OPERATING REVENUE	2,610	210	18,210	18,210	18,210	210	210	2,210	210	210	210	214	60,924
OPERATING EXPENSES														
GROUND														
1.700150	Grounds Maintenance	0	0	0	0	0	2,600	2,600	2,600	2,600	2,600	0	0	13,000
1.720320	Improvements	125	125	125	125	125	125	125	125	125	125	125	125	1,500
1.720906	Holiday Decorations	542	542	542	542	542	542	542	542	542	542	542	538	6,500
1.720907	Luminarias	0	0	0	0	0	0	0	0	0	400	400	400	1,200
	TOTAL GROUNDS EXPENSE	667	667	667	667	667	3,267	3,267	3,267	3,267	3,667	1,067	1,063	22,200
UTILITIES														
1.800200	Electricity	92	92	92	92	92	92	92	92	92	92	92	88	1,100
	TOTAL UTILITIES EXPENSE	92	92	92	92	92	92	92	92	92	92	92	88	1,100
ADMINISTRATIVE														
ADMINISTRATIVE GENERAL														
1.900100	Management	500	500	500	500	500	500	500	500	500	500	500	500	6,000
1.900700	Insurance	0	0	0	0	2,500	0	0	0	0	0	0	0	2,500
1.901510	Community Activities	0	0	0	0	0	750	0	750	0	0	0	0	1,500
1.903001	Professional Fees	1,544	1,544	1,544	1,544	1,544	1,544	1,544	1,544	1,544	1,544	1,544	1,541	18,525
1.903605	Gifts	21	21	21	21	21	21	21	21	21	21	21	19	250
1.904999	Other General Admin Expenses	83	83	83	83	83	83	83	83	83	83	83	87	1,000
	TOTAL GENERAL ADMIN EXP	2,148	2,148	2,148	2,148	4,648	2,898	2,148	2,898	2,148	2,148	2,148	2,147	29,775
	TOTAL OPERATING EXPENSES	2,907	2,907	2,907	2,907	5,407	6,257	5,507	6,257	5,507	5,907	3,307	3,298	53,075
	NET OPERATING INCOME/(LOSS)	(297)	(2,697)	15,303	15,303	12,803	(6,047)	(5,297)	(4,047)	(5,297)	(5,697)	(3,097)	(3,084)	7,849

Total Number of Checks	4
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For Journal Entries Dated 06/01/23 to 06/30/23

For All Batch Numbers

For Journal Type - Ref No's ACK - to ACK -

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For Entities CO6 to CO6

Type	Reference	Description	Date	User	Create Date			
			Entity	Account	Subacct	Description	Debit	Credit
ACK	CO611-100813	Greg Ward	06/02/2023	Mim		06/02/2023		
		Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		300.00
		Columbine Valley HOA	CO6	1.159500		Clearing	300.00	
ACK	CO611-500000	Lcm Property Managem	06/06/2023	Access		06/06/2023		
		Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		2,451.80
		Columbine Valley HOA	CO6	1.420100		Late Charges	40.00	
		Columbine Valley HOA	CO6	1.420100		Late Charges	40.00	
		Columbine Valley HOA	CO6	1.420100		Late Charges	40.00	
		Columbine Valley HOA	CO6	1.900100		Management	500.00	
		Columbine Valley HOA	CO6	1.900100		Management	500.00	
		Columbine Valley HOA	CO6	1.900100		Management	500.00	
		Columbine Valley HOA	CO6	1.901700		Sec of St/Filing Fee	90.00	
		Columbine Valley HOA	CO6	1.902200		Office Supplies/Exp	11.60	
		Columbine Valley HOA	CO6	1.902200		Office Supplies/Exp	300.90	
		Columbine Valley HOA	CO6	1.902200		Office Supplies/Exp	429.30	
ACK	CO611-500001	Winzenburg Leff Purv	06/06/2023	Access		06/06/2023		
		Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		542.00
		Columbine Valley HOA	CO6	1.900400		Legal	192.00	
		Columbine Valley HOA	CO6	1.900400		Legal	350.00	
ACK	CO611-500002	Bloom Floralscapes	06/06/2023	Access		06/06/2023		
		Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		7,138.66
		Columbine Valley HOA	CO6	1.700150		Grounds Maintenance	7,138.66	
Totals							10,432.46	10,432.46

Bank Balance As Of 06/30/2023	95,645.68
Outstanding Checks AP	-5,567.64
Adjusted Bank Balance	90,078.04
Book Balance As Of 06/30/2023	90,078.04
Interest Income	0.00
Bank Charges	0.00
Adjusted Book Balance	90,078.04

Check	Date	Vendor	Type	Amount	
010025	04/14/2021	FRON1N	Frontier Precision Inc	C	910.55
010026	04/14/2021	LCMP1A	LCM Property Management	C	1,055.88
010034	06/30/2021	LCMP1A	LCM Property Management	C	586.29
010060	03/16/2022	ADAM1O	Henry Adams	C	535.69
010063	04/18/2022	LCMP1A	LCM Property Management	C	970.29
010072	08/19/2022	lcmp1a	LCM Property Management	C	641.96
010075	10/17/2022	LCMP1A	LCM Property Management	C	503.42
100813	06/02/2023	WARD1F	Greg Ward	C	300.00
300000	05/28/2023	XCEL1A	Xcel .	C	63.56
Report Total					5,567.64

Batch	Date	Description	Amount
Bank Code Total			0.00

ADDRESS SERVICE REQUESTED

COLUMBINE VALLEY HOMEOWNERS ASSOCIATION
OPERATING ACCOUNT
1776 S JACKSON ST STE 300
DENVER CO 80210-3803

Managing Your Accounts



Citywide Banks
a division of HTLF



Customer Care
Center: 877.280.1859



Website: CitywideBanks.com

Change in Terms

Effective Immediately

Deposits at Automatic Teller Machines

For deposits (cash and checks) made at ATMs owned or operated by the Bank, the first \$225 of your deposit will be available immediately. The portion of your deposit over \$225 will be available on the first business day after the day of your deposit, unless it is subject to one of the exceptions mentioned above. **ATM Deposits made after 7:00 PM Mountain Time will be processed on the next business day.** ATMs owned or operated by the Bank will be labeled as such.

Bold indicates change.

Summary of Accounts

Account Type	Account Number	Ending Balance
COMMERCIAL ANALYSIS CHECKING	XXXXXXXX5250	\$95,645.68

COMMERCIAL ANALYSIS CHECKING-XXXXXXXX5250

Account Summary

Date	Description	Amount
06/01/2023	Beginning Balance	\$104,643.65
	4 Credit(s) This Period	\$1,200.00
	4 Debit(s) This Period	\$10,197.97
06/30/2023	Ending Balance	\$95,645.68

Deposits

Date	Description	Amount
06/09/2023	E-DEPOSIT	\$300.00
		1 item(s) totaling \$300.00

Other Credits

Date	Description	Amount
06/05/2023	PayLease.com Settlement LCM Property Management 000018057488522	\$300.00
06/21/2023	LOCKBOX CREDIT	\$300.00

FOR A CHANGE OF NAME OR ADDRESS PLEASE COMPLETE THE FORM BELOW

NAME _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

SOCIAL SECURITY _____

SIGNATURE _____ DATE _____

HOW TO BALANCE YOUR ACCOUNT

1. Subtract from your check register any service, miscellaneous, or automatic charge(s) posted on this statement, and add to your register any interest posted on this statement.
2. Mark (✓) your register after each check listed on front of statement.
3. Check off deposits shown on the statement against those shown in your check register.
4. Complete the form at right.
5. The final "balance" in the form to the right should agree with your check register balance. If it does not, read "HINTS FOR FINDING DIFFERENCES" below.

HINTS FOR FINDING DIFFERENCES

Redcheck all additions and subtractions or corrections.

Verify the carryover balance from page to page in your check register.

Make sure you have subtracted the service or miscellaneous charge(s) from your check register balance, and added the current interest.

This section applies exclusively to electronic fund transfers governed by Regulation E

In case of errors or questions about electronic transfers, telephone us or write to us at the address printed on this statement as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

1. Tell us your name and account number (if any).
2. Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
3. Tell us the dollar amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have use of the money during the time it takes us to complete our investigation.

This section applies exclusively to information pertaining to credit extended primarily for personal, family, or household purposes. WHAT TO DO IF YOU THINK YOU FIND A MISTAKE ON YOUR STATEMENT

If you think there is an error on your statement, write to us at the address printed on this statement.

In your letter, give us the following information:

- Account information: Your name and account number.
- Dollar amount: The dollar amount of the suspected error.
- Description of the Problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement.

You must notify us of any potential errors in writing. You may call us, but

NEW BALANCE		\$
TRANSFER AMOUNT FROM OTHER SIDE		
ADD		
DEPOSITS MADE SINCE ENDING DATE ON A STATEMENT		
SUBTOTAL		
CHECKS NOT LISTED ON THIS OR PRIOR STATEMENTS		
NUMBER	AMOUNT	
TOTAL CHECKS NOT LISTED	----->	
SUBTRACT TOTAL CHECKS NOT LISTED FROM SUBTOTAL ABOVE	BALANCE	

THIS SHOULD AGREE WITH YOUR CHECK REGISTER BALANCE**Balance subject to interest rate.**

Average daily balance method (including current transactions): We figure the interest charge on your account by applying the periodic rate to the "average daily balance" of your account. To get the "average daily balance" we take the beginning balance of your account each day, add any new (purchases/advances/fees), and subtract (any unpaid interest or other finance charges and) any payments or credits. This gives us the daily balance. Then we add up all the daily balances for the billing cycle and divide the total by the number of days in the billing cycle. This gives us the "average daily balance".

may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question, or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are

COMMERCIAL ANALYSIS CHECKING-XXXXXX5250 (continued)**Other Credits (continued)**

Date	Description	Amount
06/27/2023	LOCKBOX CREDIT	\$300.00
		3 item(s) totaling \$900.00

Other Debits

Date	Description	Amount
06/07/2023	AVIDPAY SERVICE AVIDPAY REF*CK*500000*230606*LCM Prope	\$2,451.80
06/07/2023	AVIDPAY SERVICE AVIDPAY REF*CK*500002*230606*Bloom Flo	\$7,138.66
06/07/2023	AVIDPAY SERVICE AVIDPAY REF*CK*500001*230606*Winzenbur	\$542.00
06/27/2023	XCEL ENERGY-PSCO XCELENERGY 00030885331	\$65.51
		4 item(s) totaling \$10,197.97

Daily Balances

Date	Amount	Date	Amount	Date	Amount
05/31/2023	\$104,643.65	06/07/2023	\$94,811.19	06/21/2023	\$95,411.19
06/05/2023	\$104,943.65	06/09/2023	\$95,111.19	06/27/2023	\$95,645.68

Merchant Capture Deposit Ticket

Merchant Name: LCM PROPERTY MANAGEMENT INC
Account Number: 35250
Date: 06/09/2023 10:45:40 AM
Amount: \$ 300.00

⑈107009955⑈ 33250⑈ ⑈00000000⑈

#0000 06/09/2023 \$300.00

Citywide Banks LOCKBOX DEPOSIT

Lockbox Name LCM Property Management Inc

Business Date 06/21/2023

#0000 06/21/2023 \$300.00

Citywide Banks LOCKBOX DEPOSIT

Lockbox Name LCM Property Management Inc

Business Date 06/27/2023

#0000 06/27/2023 \$300.00



P.O. Box 1800
Saint Paul, Minnesota 55101-0800

251 IMG S Y ST01

Business Statement

Account Number:
1 036 8253 9764

Statement Period:
Jun 1, 2023
through
Jun 30, 2023

Page 1 of 2



000074964 00 SP 106481777323651 E
COLUMBINE VALLEY HOMEOWNERS ASSOCIATION
17 FAIRWAY LN
LITTLETON CO 80123-6667



To Contact U.S. Bank

**24-Hour Business
Solutions:**

800-673-3555

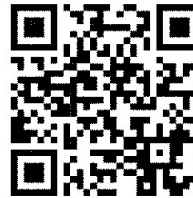
U.S. Bank accepts Relay Calls

Internet:

usbank.com

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Here's what you should know:

- Updated section title from Electronic Banking Agreement to Electronic Fund Transfers, for Consumer Customers and Business Customers.
- For all references to the Returned Deposited and Cashed Items, updated title to Returned Deposited Items for Business Accounts Only. The Returned Deposited Item Fee or Cashed Check Fee was removed for consumer only on February 13, 2023 and will no longer be charged.
- Moved Real Time Payment/Prohibition on Foreign Payments section to the U.S. Bank *Digital Services Agreement* (DSA). You can view the DSA online at usbank.com/dsa.
- Under the Changes to Our Agreement with You section, added additional detail to include changing and/or adding terms to the agreement and added details regarding Resolution of Disputes by Arbitration.
- Under the Levies, Garnishments and Other Legal Process section, updated our garnishment terms.
- Under Resolution of Disputes by Arbitration section, removed references to JAMS and added additional information regarding Small Claims Jurisdiction and Arbitration Procedures and Arbitration Costs.
- Under Terms Applicable to All Accounts section, added a sub-section titled Litigation Class Action Waiver.
- Under Longer Delays May Apply section, added a sub-section titled Large Deposits.
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BALANCE YOUR ACCOUNT

To keep track of all your transactions, you should balance your account every month. Please examine this statement immediately. We will assume that the balance and transactions shown are correct unless you notify us of an error.

Outstanding Deposits

DATE	AMOUNT
TOTAL	\$

Outstanding Withdrawals

DATE	AMOUNT
TOTAL	\$

1. List any deposits that do not appear on your statement in the Outstanding Deposits section at the left. Record the total.
2. Check off in your checkbook register all checks, withdrawals (including Debit Card and ATM) and automatic payments that appear on your statement. Withdrawals that are NOT checked off should be recorded in the Outstanding Withdrawals section at the left. Record the total.
3. Enter the ending balance shown on this statement. \$ _____
4. Enter the total deposits recorded in the Outstanding Deposits section. \$ _____
5. Total lines 3 and 4. \$ _____
6. Enter the total withdrawals recorded in the Outstanding Withdrawals section. \$ _____
7. Subtract line 6 from line 5. This is your balance. \$ _____
8. Enter in your register and subtract from your register balance any checks, withdrawals or other debits (including fees, if any) that appear on your statement but have not been recorded in your register.
9. Enter in your register and add to your register balance any deposits or other credits (including interest, if any) that appear in your statement but have not been recorded in your register.
10. The balance in your register should be the same as the balance shown in #7. If it does not match, review and check all figures used, and check the addition and subtraction in your register. If necessary, review and balance your statement from the previous month.

IMPORTANT DISCLOSURES TO OUR CONSUMER CUSTOMERS

In Case of Errors or Questions About Your Checking, Savings, ATM, Debit Card, ACH, Bill Pay and Other Electronic Transfers

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- Tell us your name and account number.
- Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- Tell us the dollar amount of the suspected error.

We will determine whether an error occurred within 10 business days after we hear from you and will correct any error promptly. If we need more time, we may take up to 45 days to investigate your complaint. For errors involving new accounts, point-of-sale, or foreign-initiated transactions, we may take up to 90 days to investigate your complaint. If we decide to do this, we will credit your account within 10 business days for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation. If we ask you to put your complaint or question in writing and we do not receive it within 10 business days, we may not credit your account.

*Please note: Paper draft and paper check claims must be disputed within 30 days per Your Deposit Account Agreement.

IMPORTANT DISCLOSURES TO OUR BUSINESS CUSTOMERS

Errors related to any transaction on a business account will be governed by any agreement between us and/or all applicable rules and regulations governing such transactions, including the rules of the National Automated Clearing House Association (NACHA Rules) as may be amended from time to time. If you think this statement is wrong, please telephone us at the number listed on the front of this statement immediately.

CONSUMER BILLING RIGHTS SUMMARY REGARDING YOUR RESERVE LINE

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- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- We can apply any unpaid amount against your credit limit.

Reserve Line Balance Computation Method: To determine your **Balance Subject to Interest Rate**, use the dates and balances provided in the Reserve Line Balance Summary section. The date next to the first Balance Subject to Interest is day one for that balance and is applicable up to (but not including) the date of the next balance (if there is one). We multiply the Balance Subject to Interest by the number of days it is applicable and add them up to get the same number of days in the billing cycle. We then divide the result by the number of billing days in the cycle. This is your **Balance Subject to Interest Rate**. Any unpaid interest charges and unpaid fees are not included in the Balance Subject to Interest. The ***INTEREST CHARGE*** begins from the date of each advance.

REPORTS TO AND FROM CREDIT BUREAUS FOR RESERVE LINES

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CONSUMER REPORT DISPUTES

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COLUMBINE VALLEY HOMEOWNERS ASSOCIATION
17 FAIRWAY LN
LITTLETON CO 80123-6667

Business Statement

Account Number:
1 036 8253 9764
Statement Period:
Jun 1, 2023
through
Jun 30, 2023

Page 2 of 2



PLATINUM BUSINESS CHECKING

Member FDIC

U.S. Bank National Association

Account Number **1-036-8253-9764**

Account Summary

	# Items		
Beginning Balance on Jun 1		\$	38,301.85
Other Withdrawals	1		164.00-
Ending Balance on Jun 30, 2023		\$	38,137.85

Other Withdrawals

Date	Description of Transaction	Ref Number	Amount
Jun 5	Electronic Withdrawal REF=231530157252040N00	To Public Storage I 4953551121RENTAL 000000041283577	\$ 164.00-
Total Other Withdrawals			\$ 164.00-

Balance Summary

Date	Ending Balance
Jun 5	38,137.85

Balances only appear for days reflecting change.

ANALYSIS SERVICE CHARGE DETAIL

Account Analysis Activity for: May 2023

Account Number:	1-036-8253-9764	\$	0.00
Analysis Service Charge assessed to	1-036-8253-9764	\$	<u>0.00</u>

¹ Financial institutions are required by the State of Iowa to charge sales taxes on certain service charges related to checking accounts. Any assessed tax has been itemized on your statement.

Service Activity Detail for Account Number 1-036-8253-9764

Service	Volume	Avg Unit Price	Total Charge
Depository Services			
Combined Transactions/Items	1		No Charge
Subtotal: Depository Services			<u>0.00</u>
Fee Based Service Charges for Account Number 1-036-8253-9764		\$	<u>0.00</u>

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P.O. Box 1800
Saint Paul, Minnesota 55101-0800

251 TRN S Y ST01

Account Number:

1 036 8253 9772

Statement Period:

Jun 1, 2023

through

Jun 30, 2023

Page 1 of 2



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COLUMBINE VALLEY HOMEOWNERS ASSOCIATION
17 FAIRWAY LN
LITTLETON CO 80123-6667



To Contact U.S. Bank

24-Hour Business

Solutions:

800-673-3555

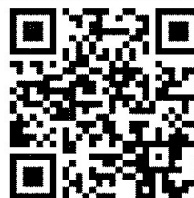
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usbank.com

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DATE	AMOUNT
TOTAL	\$

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DATE	AMOUNT
TOTAL	\$

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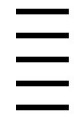
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COLUMBINE VALLEY HOMEOWNERS ASSOCIATION
17 FAIRWAY LN
LITTLETON CO 80123-6667

Business Statement

Account Number:

1 036 8253 9772

Statement Period:

Jun 1, 2023

through

Jun 30, 2023

Page 2 of 2



PREFERRED BUSINESS MONEY MARKET

Member FDIC

U.S. Bank National Association

Account Number 1-036-8253-9772

Account Summary

	# Items				
Beginning Balance on Jun 1		\$	80,654.80	Annual Percentage Yield Earned	0.25%
Other Deposits	1		16.57	Interest Earned this Period	\$ 16.57
				Interest Paid this Year	\$ 68.65
Ending Balance on Jun 30, 2023		\$	80,671.37	Number of Days in Statement Period	30

Other Deposits

<i>Date</i>	<i>Description of Transaction</i>	<i>Ref Number</i>	<i>Amount</i>
Jun 30	Interest Paid	3000007011	\$ 16.57
Total Other Deposits			\$ 16.57

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CO

Unit Space	R Type	Sts Type	Owner Co-Resident	Unit Address CC Description	Deposit Date	Amount	Current	30 Days	60 Days	90 Days
CO-CO6 - COLUMBINE VALLEY HOA										
0074	01	C	Sean McCann	30 Fairway Lane Last Pmt: 05/13/2022	300.00	300.00				300.00
0148	01	C	William Ranch	3 Wedge Way Last Pmt: 04/20/2022	300.00	300.00				300.00
0149	01	C	Michael Schuyler	5 Wedge Way Last Pmt: 05/05/2022	300.00	300.00				300.00
0069	01	C	Jerree Stroh	25 Fairway Lane Last Pmt: 04/12/2022	300.00	300.00				300.00
0117	01	C	Patrick Vahey	7 Niblick Lane Last Pmt: 05/13/2022	300.00	300.00				300.00
0059	01	C	Timothy Vandel	14 Fairway Lane Last Pmt: 07/18/2022	300.00	621.84			72.15	549.69
0086	01	C	Logan Wallace	51 Fairway Lane Last Pmt: 09/09/2021	300.00	37.01				37.01
0096	01	C	Greg Ward	67 Fairway Lane Last Pmt: 06/02/2023 COLLECTION: AT Attorney-WL 08/09/22	300.00	3,009.03	300.00		103.20	2,605.83
Entity Totals Delinquent						5,167.88	300.00	0.00	175.35	4,692.53
Prepays						0.00	0.00	0.00	0.00	0.00
Net						5,167.88	300.00	0.00	175.35	4,692.53
Entity Counts Delinquent						0.00	0.00	0.00	0.00	8.00
Net Distribution										
26	Assessment-Reg	Annu				2,166.60	0.00	0.00	0.00	2,166.60
cl	Clearing					300.00	300.00	0.00	0.00	0.00
L1	Reimb Legal					1,373.00	0.00	0.00	0.00	1,373.00
LC	Late Charge					1,050.00	0.00	0.00	140.00	910.00
LI	Late Interest					278.28	0.00	0.00	35.35	242.93

CO

Unit Space	R Sts Type	Owner Co-Resident	Unit Address CC Description	Deposit Date	Amount	Current	30 Days	60 Days	90 Days
CO-CO6 - COLUMBINE VALLEY HOA									
0126	01 C	Ryan Barker	17 Niblick Lane Last Pmt: 05/08/2023	300.00	-300.00		-300.00		
0128	01 P	Kathleen Blandford	19 Niblick Lane Last Pmt: 04/08/2021	300.00	-263.98				-263.98
0041	01 C	Laurie Cunningham	12 Driver Lane Last Pmt: 03/05/2023	300.00	-300.00				-300.00
0173	01 C	Theodore Danielson	30 Wedge Way Last Pmt: 06/21/2023	300.00	-300.00	-300.00			
0068	01 C	Patrick Downey	24 Fairway Lane Last Pmt: 04/25/2023	300.00	-300.00			-300.00	
0019	01 C	John Gerdes	11 Club Lane Last Pmt: 04/20/2023	358.00	-58.00			-58.00	
0017	01 C	Stephen Ismert	9 Club Lane Last Pmt: 05/08/2023	300.00	-300.00		-300.00		
0079	01 C	Bruce James	37 Fairway Lane Last Pmt: 04/17/2023	310.00	-10.00			-10.00	
0034	01 C	Judy Kobs	5 Driver Lane Last Pmt: 06/27/2023	300.00	-300.00	-300.00			
0091	02 C	Jonathan Rankin	60 Fairway Lane Last Pmt: 06/02/2023	300.00	-300.00	-300.00			
0097	01 C	Steve Reister	68 Fairway Lane Last Pmt: 05/09/2023	300.00	-300.00		-300.00		
Entity Totals Delinquent					0.00	0.00	0.00	0.00	0.00
Prepays					-2,731.98	-900.00	-900.00	-368.00	-563.98
Net					-2,731.98	-900.00	-900.00	-368.00	-563.98
Entity Counts Delinquent					0.00	3.00	3.00	3.00	2.00
Net Distribution									
26	Assessment-Reg Annu				-2,731.98	-900.00	-900.00	-368.00	-563.98