

Columbine Valley Homeowners Association

07/31/2023

Prepared By:

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

Prepared For:

Columbine Valley Board of Directors

<u>Included Reports</u>	<u>Copies</u>
<u>Funds Balance Sheet</u>	<u>1</u>
<u>Funds Income Statement</u>	<u>1</u>
<u>Budget Comparision - Operating Fund</u>	<u>1</u>
<u>12 Month Act-Bud-Var-Operating Fund</u>	<u>1</u>
<u>12 Month Act/Bud-Operating Fund</u>	<u>1</u>
<u>12 Month Budget - Operating</u>	<u>1</u>
<u>AP Check History</u>	<u>1</u>
<u>AP/GL Transaction Register</u>	<u>1</u>
<u>GL Bank Reconciliation</u>	<u>1</u>
<u>RM Delinquent Owner Accounts</u>	<u>1</u>
<u>RM Prepaid Owner Accounts</u>	<u>1</u>

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

ASSETS

CASH

CWB Operating	84,103.76
US Bank Operating	37,973.85
US Bank Operating Reserve	<u>80,688.50</u>

TOTAL CASH	<u>202,766.11</u>
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TOTAL ASSETS	<u>202,766.11</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>42,957.70</u>

TOTAL EQUITY	<u>200,034.13</u>
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TOTAL LIABILITIES & EQUITY	<u>202,766.11</u>
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c/o LCM Property Management
1776 South Jackson Suite 300
Denver CO 80210

	Current Month	Year-To-Date
ASSESSMENT REVENUE		
Assessments	300.00	54,717.99
TOTAL ASSESSMENT REVENUE	300.00	54,717.99
OTHER REVENUE		
Late Charges	(40.00)	(200.00)
Interest Income	17.13	85.78
TOTAL OTHER INCOME	(22.87)	(114.22)
TOTAL REVENUE	277.13	54,603.77
OPERATING EXPENSES		
GROUND		
Grounds Maintenance	384.30	7,522.96
Holiday Decorations	164.00	(6,853.00)
TOTAL GROUNDS EXPENSE	548.30	669.96
UTILITIES		
Gas & Electricity	82.08	468.42
Electricity	0.00	65.51
TOTAL UTILITIES EXPENSE	82.08	533.93
ADMINISTRATIVE		
ADMINISTRATIVE GENERAL		
Management	500.00	2,500.00
Legal	0.00	542.00
Insurance	4,916.00	4,916.00
Community Activities	0.00	1,239.09
Secretary of State/Filing Fees	0.00	90.00
Office Supplies & Expense	351.90	1,117.09
Other General Admin Expenses	0.00	38.00
TOTAL GENERAL ADMIN EXP	5,767.90	10,442.18
TOTAL EXPENSES	6,398.28	11,646.07
NET OPERATING INCOME/(LOSS)	(6,121.15)	42,957.70

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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							
300	0	300	1.400100 Assessments	54,718	54,000	718	54,000
300	0	300	TOTAL OPERATING ASSESSMENTS	54,718	54,000	718	54,000
OTHER OPERATING REVENUE							
(40)	0	(40)	1.420100 Late Charges	(200)	0	(200)	0
0	208	(208)	1.420305 Fees	0	1,456	(1,456)	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	86	14	72	24
(23)	210	(233)	TOTAL OTHER OPERATING INCOME	(114)	3,870	(3,984)	6,924
277	210	67	TOTAL OPERATING REVENUE	54,604	57,870	(3,266)	60,924
OPERATING EXPENSES							
GROUND							
384	2,600	2,216	1.700150 Grounds Maintenance	7,523	5,200	(2,323)	13,000
0	125	125	1.720320 Improvements	0	875	875	1,500
164	542	378	1.720906 Holiday Decorations	(6,853)	3,794	10,647	6,500
0	0	0	1.720907 Luminarias	0	0	0	1,200
548	3,267	2,719	TOTAL GROUND	670	9,869	9,199	22,200
UTILITIES							
82	0	(82)	1.800100 Gas & Electricity	468	0	(468)	0
0	92	92	1.800200 Electricity	66	644	578	1,100
82	92	10	TOTAL UTILITIES EXPENSE	534	644	110	1,100
ADMINISTRATIVE							
ADMINISTRATIVE GENERAL							
500	500	0	1.900100 Management	2,500	3,500	1,000	6,000
0	0	0	1.900400 Legal	542	0	(542)	0
4,916	0	(4,916)	1.900700 Insurance	4,916	2,500	(2,416)	2,500
0	0	0	1.901510 Community Activities	1,239	750	(489)	1,500
0	0	0	1.901700 Secretary of State/Filing Fees	90	0	(90)	0
352	0	(352)	1.902200 Office Supplies & Expense	1,117	0	(1,117)	0
0	1,544	1,544	1.903001 Professional Fees	0	10,808	10,808	18,525
0	21	21	1.903605 Gifts	0	147	147	250
0	83	83	1.904999 Other General Admin Expenses	38	581	543	1,000
5,768	2,148	(3,620)	TOTAL GENERAL ADMIN EXP	10,442	18,286	7,844	29,775
6,398	5,507	(891)	TOTAL OPERATING EXPENSES	11,646	28,799	17,153	53,075
(6,121)	(5,297)	(824)	NET OPERATING INCOME/(LOSS)	42,958	29,071	13,887	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	300	0	0	0	0	0	54,718	54,000	718
TOTAL OPERATING ASSESSMENTS	0	0	0	0	0	54,418	300	0	0	0	0	0	54,718	54,000	718
OTHER OPERATING REVENUE															
1.420100 Late Charges	(40)	40	(40)	0	0	(120)	(40)	0	0	0	0	0	(200)	0	(200)
1.420305 Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	1,456	(1,456)
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	17	0	0	0	0	0	86	14	72
TOTAL OTHER OPERATING INCOME	(39)	41	(23)	17	17	(103)	(23)	0	0	0	0	0	(114)	3,870	(3,984)
TOTAL OPERATING REVENUE	(39)	41	(23)	17	17	54,315	277	0	0	0	0	0	54,604	57,870	(3,266)
OPERATING EXPENSES															
 GROUNDS															
1.700150 Grounds Maintenance	0	0	0	0	0	7,139	384	0	0	0	0	0	7,523	5,200	(2,323)
1.720320 Improvements	0	0	0	0	0	0	0	0	0	0	0	0	0	875	875
1.720906 Holiday Decorations	136	(7,725)	136	136	136	164	164	0	0	0	0	0	(6,853)	3,794	10,647
TOTAL GROUNDS EXPENSE	136	(7,725)	136	136	136	7,303	548	0	0	0	0	0	670	9,869	9,199
 UTILITIES															
1.800100 Gas & Electricity	65	64	66	0	191	0	82	0	0	0	0	0	468	0	(468)
1.800200 Electricity	0	0	0	0	0	66	0	0	0	0	0	0	66	644	578
TOTAL UTILITIES EXPENSE	65	64	66	0	191	66	82	0	0	0	0	0	534	644	110
ADMINISTRATIVE															
ADMINISTRATIVE GENERAL															
1.900100 Management	500	(500)	500	0	0	1,500	500	0	0	0	0	0	2,500	3,500	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	4,916	0	0	0	0	0	4,916	2,500	(2,416)
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	352	0	0	0	0	0	1,117	0	(1,117)
1.903001 Professional Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	10,808	10,808
1.903605 Gifts	0	0	0	0	0	0	0	0	0	0	0	0	0	147	147
1.904999 Other General Admin Expenses	19	19	0	0	0	0	0	0	0	0	0	0	38	581	543
TOTAL GENERAL ADMIN EXP	1,773	(491)	518	0	0	2,874	5,768	0	0	0	0	0	10,442	18,286	7,844
TOTAL OPERATING EXPENSES	1,975	(8,152)	720	136	327	10,242	6,398	0	0	0	0	0	11,646	28,799	17,153
NET OPERATING INCOME/(LOSS)	(2,014)	8,193	(743)	(119)	(310)	44,073	(6,121)	0	0	0	0	0	42,958	29,071	13,887

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	Actual Jan 2023	Actual Feb 2023	Actual Mar 2023	Actual Apr 2023	Actual May 2023	Actual Jun 2023	Actual 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	300	0	0	0	0	0	54,718	54,000	718
TOTAL OPERATING ASSESSMENTS	0	0	0	0	0	54,418	300	0	0	0	0	0	54,718	54,000	718
OTHER OPERATING REVENUE															
1.420100 Late Charges	(40)	40	(40)	0	0	(120)	(40)	0	0	0	0	0	(200)	0	(200)
1.420305 Fees	0	0	0	0	0	0	0	208	208	208	208	212	1,044	2,500	(1,456)
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	17	2	2	2	2	2	96	24	72
TOTAL OTHER OPERATING INCOME	(39)	41	(23)	17	17	(103)	(23)	2,210	210	210	210	214	2,940	6,924	(3,984)
TOTAL OPERATING REVENUE	(39)	41	(23)	17	17	54,315	277	2,210	210	210	210	214	57,658	60,924	(3,266)
OPERATING EXPENSES															
GROUND															
1.700150 Grounds Maintenance	0	0	0	0	0	7,139	384	2,600	2,600	2,600	0	0	15,323	13,000	(2,323)
1.720320 Improvements	0	0	0	0	0	0	0	125	125	125	125	125	625	1,500	875
1.720906 Holiday Decorations	136	(7,725)	136	136	136	164	164	542	542	542	542	538	(4,147)	6,500	10,647
1.720907 Luminarias	0	0	0	0	0	0	0	0	0	400	400	400	1,200	1,200	0
TOTAL GROUND EXPENSE	136	(7,725)	136	136	136	7,303	548	3,267	3,267	3,667	1,067	1,063	13,001	22,200	9,199
UTILITIES															
1.800100 Gas & Electricity	65	64	66	0	191	0	82	0	0	0	0	0	468	0	(468)
1.800200 Electricity	0	0	0	0	0	66	0	92	92	92	92	88	522	1,100	578
TOTAL UTILITIES EXPENSE	65	64	66	0	191	66	82	92	92	92	92	88	990	1,100	110
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	4,916	0	0	0	0	0	4,916	2,500	(2,416)
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	352	0	0	0	0	0	1,117	0	(1,117)
1.903001 Professional Fees	0	0	0	0	0	0	0	1,544	1,544	1,544	1,544	1,541	7,717	18,525	10,808
1.903605 Gifts	0	0	0	0	0	0	0	21	21	21	21	19	103	250	147
1.904999 Other General Admin Expenses	19	19	0	0	0	0	0	83	83	83	83	87	457	1,000	543
TOTAL GENERAL ADMIN EXP	1,773	(491)	518	0	0	2,874	5,768	2,898	2,148	2,148	2,148	2,147	21,931	29,775	7,844
TOTAL OPERATING EXPENSES	1,975	(8,152)	720	136	327	10,242	6,398	6,257	5,507	5,907	3,307	3,298	35,922	53,075	17,153
NET OPERATING INCOME/(LOSS)	(2,014)	8,193	(743)	(119)	(310)	44,073	(6,121)	(4,047)	(5,297)	(5,697)	(3,097)	(3,084)	21,736	7,849	13,887

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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

For All Check Numbers

Check	Vendor	Name Voucher	Invoice	Type	Chk Date Proc Date	Void Date	Recon Date	Inv Amount	Payments	Disc Taken	Amount
500003	LCMP1A	LCM Property Management 00161484	CO6-2023-06	C	07/13/2023 07/13/2023		07/31/2023	891.90	891.90	0.00	891.90
500004	BLOO1B	Bloom Floralscapes 00161485	540362	C	07/13/2023 07/13/2023		07/31/2023	384.30	384.30	0.00	384.30
Bank Totals for all Check Types Except D									1,276.20	0.00	1,276.20
300002	AUTO1A	Auto Owners Insurance 00160865	23066286	D	07/05/2023 07/05/2023		07/31/2023	2,130.00	2,130.00	0.00	2,130.00
300003	CHER1A	Cherry Creek Insur-CCIG 00161437	27653	D	07/12/2023 07/12/2023		07/31/2023	1,469.00	1,469.00	0.00	1,469.00
300004	CHER1A	Cherry Creek Insur-CCIG 00161438	27654	D	07/12/2023 07/12/2023		07/31/2023	1,309.00	1,309.00	0.00	1,309.00
Bank Totals for Check Type D									4,908.00	0.00	4,908.00
Bank Totals for All Check Types									6,184.20	0.00	6,184.20
Total Number of Checks				5							

For Journal Entries Dated 07/01/23 to 07/31/23

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 Entity	User Account	Subacct	Create Date Description	Debit	Credit
ACK CO611-300002	Auto Owners Insuranc	07/05/2023	Access		07/05/2023		
	Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		2,130.00
	Columbine Valley HOA	CO6	1.900700		Insurance	2,130.00	
ACK CO611-300003	Cherry Creek Insuran	07/12/2023	Access		07/12/2023		
	Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		1,469.00
	Columbine Valley HOA	CO6	1.900700		Insurance	1,469.00	
ACK CO611-300004	Cherry Creek Insuran	07/12/2023	Access		07/12/2023		
	Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		1,309.00
	Columbine Valley HOA	CO6	1.900700		Insurance	1,309.00	
ACK CO611-500003	Lcm Property Managem	07/13/2023	Access		07/13/2023		
	Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		891.90
	Columbine Valley HOA	CO6	1.420100		Late Charges	40.00	
	Columbine Valley HOA	CO6	1.900100		Management	500.00	
	Columbine Valley HOA	CO6	1.902200		Office Supplies/Exp	351.90	
ACK CO611-500004	Bloom Floralscapes	07/13/2023	Access		07/13/2023		
	Columbine Valley HOA	CO6	1.100100		Cash - Citywide Bnks		384.30
	Columbine Valley HOA	CO6	1.700150		Grounds Maintenance	384.30	
Totals						6,184.20	6,184.20

Bank Balance As Of 07/31/2023	89,671.40
Outstanding Checks AP	-5,567.64
Adjusted Bank Balance	84,103.76
Book Balance As Of 07/31/2023	84,103.76
Interest Income	0.00
Bank Charges	0.00
Adjusted Book Balance	84,103.76

Outstanding Check List CO611 Columbine Val CWB-11 Checks Dated 07/31/2023

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

Summary of Accounts

Account Type	Account Number	Ending Balance
COMMERCIAL ANALYSIS CHECKING	XXXXXX5250	\$89,671.40

COMMERCIAL ANALYSIS CHECKING-XXXXXX5250

Account Summary

Date	Description	Amount
07/01/2023	Beginning Balance	\$95,645.68
	1 Credit(s) This Period	\$300.00
	6 Debit(s) This Period	\$6,274.28
07/31/2023	Ending Balance	\$89,671.40

Other Credits

Date	Description	Amount
07/25/2023	LOCKBOX CREDIT	\$300.00
		1 item(s) totaling \$300.00

Other Debits

Date	Description	Amount
07/07/2023	AUTO-OWNERS INS. PREM COLUMBINE VALLEY HOME O CBXXXXX5921	\$2,130.00
07/13/2023	CHERRY CREEK INS PAYMENTS COLUMBINE VALLEY HOME O 13335491	\$1,473.00
07/13/2023	CHERRY CREEK INS PAYMENTS COLUMBINE VALLEY HOME O 13336124	\$1,313.00
07/14/2023	AVIDPAY SERVICE AVIDPAY REF*CK*500004*230713*Bloom Flo	\$384.30
07/14/2023	AVIDPAY SERVICE AVIDPAY REF*CK*500003*230713*LCM Prope	\$891.90
07/31/2023	XCEL ENERGY-PSCO XCELENERGY 00030885331	\$82.08

6 item(s) totaling \$6,274.28

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)**Daily Balances**

Date	Amount	Date	Amount	Date	Amount
06/30/2023	\$95,645.68	07/13/2023	\$90,729.68	07/25/2023	\$89,753.48
07/07/2023	\$93,515.68	07/14/2023	\$89,453.48	07/31/2023	\$89,671.40

Citywide Banks LOCKBOX DEPOSIT

Lockbox Name	LCM Property Management Inc
Business Date	07/25/2023

#0000 07 / 25 / 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:

Jul 3, 2023

through

Jul 31, 2023

Page 1 of 2



000052111 00 SP 106481800719375 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

NEWS FOR YOU

Scan here with your phone's camera to download the U.S. Bank Mobile App.



INFORMATION YOU SHOULD KNOW

Effective August 14, 2023, important updates will be made to the *Your Deposit Account Agreement* document which may affect your rights. The changes are generally described below, but you should review the changes in their entirety.

Beginning July 10, 2023, you can review the full revised disclosure at usbank.com/YDAA, by calling 800-673-3555 or by visiting your local U.S. Bank branch. We accept relay calls.

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.
- Under Electronic Fund Transfers for Consumer and Business Customers sections, added sub-section titled Virtual Debit Card.
- Removed the Minnesota Liability Disclosure.
- Under Electronic Fund Transfers for Consumer and Business Customers sections, added clarification to refer to the *Digital Services Agreement*.

If you have questions, please call us at 800-673-3555. Our business bankers are here to help 8 a.m. to 8 p.m. CT Monday through Friday and 8 a.m. to 6:30 p.m. CT on Saturday. You can also schedule an appointment at usbank.com/book to speak with a banker in person, by phone or virtually.



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

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. Telephone us at the number listed on the front of this statement or write to us at U.S. Bank, EP-MN-WS5D, 60 Livingston Ave., St. Paul, MN 55107.

- 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

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:

U.S. Bank, P.O. Box 3528, Oshkosh, WI 54903-3528.

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- **Account information:** Your name and account number.
- **Dollar Amount:** The dollar amount of the suspected error.
- **Description of 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.

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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

We may report information about your account to credit bureaus. Late payments, missed payments or other defaults on your account may be reflected in your credit report.

CONSUMER REPORT DISPUTES

We may report information about account activity on consumer and small business deposit accounts and consumer reserve lines to Consumer Reporting Agencies (CRA). As a result, this may prevent you from obtaining services at other financial institutions. If you believe we have inaccurately reported information to a CRA, you may submit a dispute by calling 844.624.8230 or by writing to: U.S. Bank Attn: Consumer Bureau Dispute Handling (CBDH), P.O. Box 3447, Oshkosh, WI 54903-3447. In order for us to assist you with your dispute, you must provide: your name, address and phone number; the account number; the specific information you are disputing; the explanation of why it is incorrect; and any supporting documentation (e.g., affidavit of identity theft), if applicable.





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

Business Statement
Account Number:
1 036 8253 9764
Statement Period:
Jul 3, 2023
through
Jul 31, 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 Jul 3		\$	38,137.85
Other Withdrawals	1		164.00-
Ending Balance on Jul 31, 2023		\$	37,973.85

Other Withdrawals

Date	Description of Transaction	Ref Number	Amount
Jul 5	Electronic Withdrawal REF=231840174567820N00	To Public Storage I 4953551121RENTAL 000000041517804	\$ 164.00-
Total Other Withdrawals			\$ 164.00-

Balance Summary

Date	Ending Balance
Jul 5	37,973.85

Balances only appear for days reflecting change.

ANALYSIS SERVICE CHARGE DETAIL

Account Analysis Activity for: June 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

Business Statement

Account Number:

1 036 8253 9772

Statement Period:

Jul 3, 2023

through

Jul 31, 2023

Page 1 of 2



000064927 00 SP 106481800732191 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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Outstanding Deposits

DATE	AMOUNT
TOTAL	\$

Outstanding Withdrawals

DATE	AMOUNT
TOTAL	\$

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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. \$ _____
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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:

Jul 3, 2023

through

Jul 31, 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 Jul 3		\$	80,671.37	Annual Percentage Yield Earned	0.25%
Other Deposits	1		17.13	Interest Earned this Period	\$ 17.13
Ending Balance on Jul 31, 2023		\$	80,688.50	Interest Paid this Year	\$ 85.78
				Number of Days in Statement Period	31

Other Deposits

Date	Description of Transaction	Ref Number	Amount
Jul 31	Interest Paid	3100008705	\$ 17.13
Total Other Deposits			\$ 17.13

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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
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CO-CO6 - COLUMBINE VALLEY HOA

0074	01	C	Sean McCann	30 Fairway Lane Last Pmt: 07/25/2023	300.00	37.01	37.01			
0148	01	C	William Ranch	3 Wedge Way Last Pmt: 04/20/2022	300.00	337.01	37.01			300.00
0149	01	C	Michael Schuyler	5 Wedge Way Last Pmt: 05/05/2022	300.00	337.01	37.01			300.00
0069	01	C	Jerree Stroh	25 Fairway Lane Last Pmt: 08/02/2023	300.00	337.01	37.01			300.00
0117	01	C	Patrick Vahey	7 Niblick Lane Last Pmt: 05/13/2022	300.00	337.01	37.01			300.00
0059	01	C	Timothy Vandel	14 Fairway Lane Last Pmt: 07/18/2022	300.00	660.52	38.68			621.84
0086	01	C	Logan Wallace	51 Fairway Lane Last Pmt: 09/09/2021	300.00	72.26	35.25			37.01
0096	01	C	Greg Ward	67 Fairway Lane Last Pmt: 06/02/2023 COLLECTION: AT Attorney-WL 08/09/22	300.00	3,063.50	54.47	300.00		2,709.03

Entity	Totals	Delinquent	5,181.33	313.45	300.00	0.00	4,567.88
		Prepays	0.00	0.00	0.00	0.00	0.00
		Net	5,181.33	313.45	300.00	0.00	4,567.88
Entity	Counts	Delinquent	0.00	1.00	0.00	0.00	7.00

Net Distribution						
26	Assessment-Reg Annu	1,866.60	0.00	0.00	0.00	1,866.60
cl	Clearing	300.00	0.00	300.00	0.00	0.00
L1	Reimb Legal	1,373.00	0.00	0.00	0.00	1,373.00
LC	Late Charge	1,330.00	280.00	0.00	0.00	1,050.00
LI	Late Interest	311.73	33.45	0.00	0.00	278.28

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										
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: 08/02/2023	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	0.00	-900.00	-900.00	-931.98
Net						-2,731.98	0.00	-900.00	-900.00	-931.98
Entity Counts Delinquent						0.00	0.00	3.00	3.00	5.00
Net Distribution										
26	Assessment-Reg Annu					-2,731.98	0.00	-900.00	-900.00	-931.98