

La Roche Condominium Association, Inc.
Balance Sheet
As of February 29, 2024

Accrual Basis

	<u>Feb 29, 24</u>
ASSETS	
Current Assets	
Checking/Savings	
Bank of Colorado Checking	10,645.56
Bank of Colorado Money Market	44,499.69
Total Checking/Savings	55,145.25
Accounts Receivable	
Accounts Receivable	-8,066.00
Total Accounts Receivable	-8,066.00
Total Current Assets	47,079.25
TOTAL ASSETS	<u>47,079.25</u>
LIABILITIES & EQUITY	
Equity	
Retained Earnings	48,679.66
Net Income	-1,600.41
Total Equity	47,079.25
TOTAL LIABILITIES & EQUITY	<u>47,079.25</u>

La Roche Condominium Association, Inc.
Income Statement Budget Performance
February 2024

Accrual Basis

	Feb 24	Budget	Jan - Feb 24	YTD Budget	Annual Bud...
Ordinary Income/Expense					
Income					
Monthly Assessment	5,840.00	5,840.00	11,680.00	11,680.00	70,080.00
Deferred Maint/Reserves	0.00	-1,100.00	0.00	-2,200.00	-13,200.00
Total Income	5,840.00	4,740.00	11,680.00	9,480.00	56,880.00
Gross Profit	5,840.00	4,740.00	11,680.00	9,480.00	56,880.00
Expense					
Accounting	0.00	175.00	175.00	350.00	2,100.00
Insurance	1,535.42	770.00	1,535.42	1,540.00	9,240.00
Office supplies	0.00	20.00	0.00	40.00	240.00
Postage	0.00	20.00	0.00	40.00	240.00
Printing & Copies	0.00	20.00	0.00	40.00	240.00
Misc.	0.00		160.00		
Repairs & Maint					
Contract Labor	0.00	640.00	0.00	1,280.00	7,680.00
Supplies & Parts	0.00	50.00	0.00	100.00	600.00
Repairs & Maintenance Other	7,154.13	300.00	7,154.13	600.00	3,600.00
Total Repairs & Maint	7,154.13	990.00	7,154.13	1,980.00	11,880.00
Utilities					
City of Grand Junction	1,541.57	1,615.00	2,969.65	3,230.00	19,380.00
Recycling	0.00	150.00	0.00	300.00	1,800.00
Trash	0.00	150.00	0.00	300.00	1,800.00
Ute Water	653.19	800.00	1,283.08	1,600.00	9,600.00
Xcel Energy	31.02	30.00	58.41	60.00	360.00
Total Utilities	2,225.78	2,745.00	4,311.14	5,490.00	32,940.00
Total Expense	10,915.33	4,740.00	13,335.69	9,480.00	56,880.00
Net Ordinary Income	-5,075.33	0.00	-1,655.69	0.00	0.00
Other Income/Expense					
Other Income					
Interest	26.18		55.28		
Total Other Income	26.18		55.28		
Net Other Income	26.18		55.28		
Net Income	-5,049.15	0.00	-1,600.41	0.00	0.00