

**Board of Directors General Meeting
April 11, 2019
Agenda**

1. 7:00 – CALL TO ORDER
2. OPEN FORUM
3. APPROVAL OF MINUTES
 - a. March 14, 2019
4. REPORT OUT OF EXECUTIVE SESSION
5. MANAGER’S REPORT
 - a. Power lines crossing the road at the County line
 - b. Insurance claims update
 - c. Hydroseeding of steep BCA slopes
6. COMMITTEE AND SUBSIDIARIES REPORTS AND DECISIONS
 - a. Committees
 - i. Architectural
 - ii. Fire Safe Council
 - b. Subsidiaries
 - i. BCCC
 - ii. BCEC
7. TREASURER’S REPORT
 - a. February 2019 financials
8. CONTINUING BUSINESS
 - a. Ventura County Wildlife Corridor Ordinance – Board ratification
 - b. BCCC redevelopment - update
 - c. Draft BCA Rules – Board member input
9. ADJOURNMENT

BELL CANYON ASSOCIATION
Board of Directors General Meeting Minutes
March 14, 2019

CALL TO ORDER - The meeting was called to order at 7:04 PM by President Eric Wolf.

MEMBERS PRESENT – President Eric Wolf, Vice President Steve Kent, Treasurer Richard Levy**, Secretary Frank Sarabia, Second Vice President Geoff Abadee Lisa Riccomini, Dustin Glodney, Yossi Kviatkovsky, and Melissa Raff.

** Joined the meeting at 7:19

ABSENT - None

OTHERS PRESENT - Diane Rossiter, General Manager; owners, Gary Leemon, Sharon Leemon, Mary Clarke, Larry Feder, Ian Shrago, Warren Weiss, Allan Tamshen, Linda Tamshen, Scott Sand, Virginia Sarabia, Bill Raff, Andrew Forchelli, Micki Davidovicz, Michael Glassman, and Miodrag Nikolic.

OPEN FORUM – Owner stated that from her address she will have a view of the proposed cell tower. She stated she believes it will affect property values. She believes there is a health risk. Owner stated that the cell tower should go somewhere else. Owner stated that a cell tower fits with the community atmosphere. Owner stated that property values within some distance of the cell tower could be reduced by 20%. He wants it located at a different location. He wants to pursue AT&T. Owner said he understood that professional advice will be sought, and he applauds that approach. Owner stated that the wildlife ordinance will have greater impact on Bell Canyon and could reduce property values. Discretionary permit application is over 60 pages long and permits may not be granted. He thinks the Association should oppose the ordinance with professional guidance. Owner stated that some burnt properties are not fenced, and it is dangerous. Owner stated that new street lines are needed to direct construction traffic in the morning. Get in touch with the general manager with suggestions. Owner has concerns about properties with burnt trees.

APPROVAL OF MINUTES

*Frank made a motion to approve the February 14, 2019 general meeting minutes. Geoff seconded the motion. Approved 7/1/1 Yossi voted no and Frank abstained.

REPORT OUT OF EXECUTIVE SESSION

At the February 14, 2019 executive session, the Board approve the prior meeting minutes, decided to ban a resident from driving in Bell Canyon for safety reasons, and reviewed the collections and delinquency report. The litigation committee approved the prior meeting minutes, heard reports on current litigation and directed the attorney on a collection matter.

MANAGEMENT REPORT

CSD patrol vehicle fuel – the Board discussed paying for the gas for the CSD vehicle used by the traffic monitor and agreed to pay for the gas.

Reschedule Litigation Town Hall – the Board chose May 5, with start time to be decided at the next meeting.

Verizon cell tower location lease – the Board reviewed the lease and Verizon responses to questions and discussed. The Board wants to clarify the coverage areas at an on-site meeting before making a decision.

COMMITTEES AND SUBSIDIARIES REPORTS

CC&Rs and Bylaws Amendments Committee – Michael Glassman reported to the Board that the committee is finalizing the amendments and will be providing their recommendations to the Board shortly.

BCEC – Geoff reported on financial status. The riding academy is up and running again now that the rain has let-up.

TREASURER'S REPORT

January 2018 financials - Richard reviewed the financials with the Board.

| | |
|---------------------------|-------------|
| Operating Funds | \$1,090,737 |
| Replacement Funds | 3,331,021 |
| Capital Improvement Funds | 1,203,955 |
| TOTAL | 5,625,713 |

CONTINUING BUSINESS

Ventura County Wildlife corridor ordinance – Eric attended the Board of Supervisors' meeting at which the ordinance was passed. He reported that there is no reason for Bell Canyon to be included in the ordinance. It will affect lighting, no up-lighting after 10:00 PM anywhere, including at the station. If a structure is within 200' of any kind of creek bed, any enlargement will require a discretionary permit from the County which will be expensive and may not be granted and will affect property values. This includes houses destroyed by the fire.

*Eric made a motion to thank two County Supervisors who spoke and voted against approving the ordinance - Kelly Long and Bob Huber. Frank seconded the motion. Approved 8/1/1
Melissa voted no and Lisa abstained.

SSFL – Final EIS summary – the Board reviewed the summary of the FEIS by SWAPE.

Censure of Board member

*Eric made a motion to censure Board member Yossi Kviatkovsky for breach of fiduciary duty by providing a voluntary declaration in support of plaintiffs who are suing the BCA, AC, and AC members. Frank seconded the motion. The Board discussed. Approved 8/1 Yossi voted no.

NEW BUSINESS

Review of draft BCA rules – the Board agreed that all Board members will review and revise the draft rules in time for consideration at the next meeting.

Formation of Bell Canyon Fire Safe Council – owner Andrew Forchelli works for large insurance company and provided a report regarding insurance for Bell Canyon and its owners. Wildfires will become more and more common and insurance will underwrite with that in mind.

Many companies are pulling out of high-risk areas. There will be many more restrictions on properties, including your neighbors'. They will continue raising pricing as much as allowed by law. Owners need to take pro-active approach to reducing risk. Take steps to minimize loss and mitigate loss when it occurs. He provided a list of suggestions to the Board.

*Richard made a motion to authorize formation of a Bell Canyon Fire Safe Council. Eric seconded the motion. Approved unanimously

The Board named Bill Speer, Andrew Forchelli, and Greg McHugh to lead the formation of the Council and report to the Board.

Consideration of filing or joining a lawsuit against SCE – the Board considered whether to join a lawsuit or file a lawsuit. Right now, the cause of the Woolsey Fire is unknown. The Board decided that the General Manager will speak with the Association attorney to obtain guidance for the Board.

Installing stop signs on Hackamore at Stagecoach

*Geoff made a motion to install stop signs on Hackamore at Stagecoach, both directions. Lisa seconded the motion. The Board discussed. Geoff amended the motion to obtain a traffic engineer's recommendation for the location. Approved 7/2 Yossi and Melissa voted no.

Board authorization of lien for delinquent assessments

*Frank made a motion to authorize ALS to file a lien for delinquent assessments on account 201-4188. Richard seconded the motion. Approved unanimously

ADJOURNMENT

The meeting was adjourned at 8:53 PM for the Executive Session.

APPROVED: _____
Frank Sarabia, BOARD SECRETARY

*BELL CANYON ASSOCIATION
COMMUNITY CENTER BOARD MEETING
MINUTES
THURSDAY, JANUARY 17, 2019*

Members Present: Jared Goldstein, Jeff Pressman, Pamela Levy, Hansel Pollack

Others Present: Geoff Abadee (BCA Board Liaison), Lisa Riccomini (BCEC Board President), Yoav Shalev

- I. The meeting was called to order at 7:04PM
- II. Open Forum: Geoff Abadee welcomed Dr. Yoav Shalev as the new member of the BCCC Board.
- III. October 29, 2018 Minutes: Jared made a motion to approve the minutes. Hansel seconded. Approved.
- IV. Resignation of Dr. Kate Vadehra and appointment of a new BCCC Board Member: Geoff introduced Dr. Yoav Shalev to the Board. Dr. Shalev was appointed as the new BCCC Board member to replace Dr. Kate Vadehra. Dr. Shalev joined the Board for the meeting.
- V. TREASURER'S REPORT
 1. BCEC Financials: Lisa Riccomini discussed the BCEC financials for November 2019. She advised the Board that BCEC has a good amount of reserves. She also updated the Board on the current condition of the Equestrian Center. She stated that work will start soon on the front landscaping and the drains; roses will be planted which were donated by Steve Kent whose house was destroyed by the fire. Right now, horses are out of the equestrian center due to the mandatory evacuation during the fire. The horses will be returning soon. They will be boarding in the box stalls since the slope behind the mare motel was damaged by the fire and is not safe for the horses.

2. BCCC Financials: Jared discussed the BCCC financials for November 2019.

VI. Community Center Social Hall:

a. Update on the proposed remodel: Geoff informed the Board that RFPs were sent to three companies. One company responded and will re-design the hall. The courtyard, drainage, and removal of the post in the social hall are among the major elements of the remodel. Phase 1 of the project is the remodel of the social hall.

b. Urgent need for repair of leaking roof and upgrade of air conditioning electrical panel. Geoff advised the Board to make a decision and ask the BCA Board to help in repairing the roof and in upgrading the air conditioning electrical panel. Jared made a motion to request the BCA Board to help in repairing the roof of the social hall and in upgrading the air conditioning electrical panel. Hansel and Pamela seconded. Approved.

The meeting was adjourned at 8:02 PM

Balance Sheet Report
Bell Canyon Community Center
 As of February 28, 2019

| | <u>Balance Feb 28, 2019</u> | <u>Balance Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------|---------------------------------|-------------------|
| Assets | | | |
| Operating Assets | | | |
| 1003 - Union Bank Operating Checking - 9741 | 123,443.03 | 127,527.62 | (4,084.59) |
| 1005 - Union Bank Onsite Checking - 6676 | 23,441.33 | 23,441.33 | 0.00 |
| Total Operating Assets | 146,884.36 | 150,968.95 | (4,084.59) |
| Reserve Assets | | | |
| 1101 - Union Bank MM - 4219 | 1,508.98 | 1,508.55 | 0.43 |
| Total Reserve Assets | 1,508.98 | 1,508.55 | 0.43 |
| Capital Improvements | | | |
| 1405 - Investment in Subsidiary - BCEC | 128,564.74 | 128,564.74 | 0.00 |
| 1406 - Investment in Subsidiary - BCEC Improvem | 11,742.00 | 11,742.00 | 0.00 |
| Total Capital Improvements | 140,306.74 | 140,306.74 | 0.00 |
| Current Assets | | | |
| 1282 - Accounts Receivable - from BCEC | 1,720.00 | 1,720.00 | 0.00 |
| Total Current Assets | 1,720.00 | 1,720.00 | 0.00 |
| Fixed Assets | | | |
| 1503 - Land Improvement | 124,686.55 | 124,686.55 | 0.00 |
| 1505 - Building - BCCC | 565,490.50 | 565,490.50 | 0.00 |
| 1506 - Equipment/Furniture - BCCC | 106,824.48 | 106,824.48 | 0.00 |
| 1507 - Land - BCCC | 235,000.00 | 235,000.00 | 0.00 |
| 1508 - Building Improvement | 238,591.52 | 238,591.52 | 0.00 |
| 1515 - Allow. For Depreciation - BCCC Building | (385,163.40) | (384,081.32) | (1,082.08) |
| 1516 - Allow. For Depreciation - Land Improveme | (37,935.00) | (37,935.00) | 0.00 |

Balance Sheet Report
Bell Canyon Community Center
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------------|---------------------------------------|-------------------|
| <u>Assets</u> | | | |
| Fixed Assets | | | |
| 1517 - Allow. For Depreciation - Building Impro | (105,062.74) | (103,670.33) | (1,392.41) |
| 1518 - Allow. For Depreciation - Equip/Furnitur | (108,929.38) | (108,628.68) | (300.70) |
| Total Fixed Assets | 633,502.53 | 636,277.72 | (2,775.19) |
| Total Assets | 923,922.61 | 930,781.96 | (6,859.35) |
| <u>Liabilities</u> | | | |
| Current Liabilities | | | |
| 2101 - Prepaid Assessment | 61.00 | 59.00 | 2.00 |
| 2102 - Other Payables | 5,000.00 | 4,000.00 | 1,000.00 |
| 2103 - Other Payable - Due to BCCC | (1,950.00) | (1,950.00) | 0.00 |
| 2105 - Payable to BCA | 21,826.60 | 21,826.60 | 0.00 |
| 2107 - Security Deposit - Hall Rentals | (625.27) | (625.27) | 0.00 |
| 2108 - Security Deposit - Rental Suites | 908.86 | 908.86 | 0.00 |
| 2799 - Accounts Payable | 0.00 | 4,872.90 | (4,872.90) |
| Total Current Liabilities | 25,221.19 | 29,092.09 | (3,870.90) |
| Total Liabilities | 25,221.19 | 29,092.09 | (3,870.90) |
| <u>Owners' Equity</u> | | | |
| Owners' Equity | | | |
| 4994 - Common Stocks | 150,000.00 | 150,000.00 | 0.00 |
| 4995 - Capital Contributions | 1,481,129.00 | 1,481,129.00 | 0.00 |

Balance Sheet Report
Bell Canyon Community Center
 As of February 28, 2019

| | <u>Balance Feb 28, 2019</u> | <u>Balance Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------|---------------------------------|-------------------|
| <u>Owners' Equity</u> | | | |
| Owners' Equity | | | |
| 4998 - Retain Earnings | (704,390.39) | (704,390.39) | 0.00 |
| Total Owners' Equity | <u>926,738.61</u> | <u>926,738.61</u> | <u>0.00</u> |
| Total Owners' Equity | <u>926,738.61</u> | <u>926,738.61</u> | <u>0.00</u> |
| Income / (Loss) | <u>(28,037.19)</u> | <u>(25,048.74)</u> | <u>(2,988.45)</u> |
| Total Liabilities and Owner Equity | <u>923,922.61</u> | <u>930,781.96</u> | <u>(6,859.35)</u> |

Income Statement Report
Bell Canyon Community Center
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|------------------|-----------------|-------------------|-------------------------|------------------|-------------------|-------------------|------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Income | | | | | | | | |
| Income | | | | | | | | |
| 5040 - Late Fees | 0.00 | 6.00 | (6.00) | 0.00 | 50.00 | (50.00) | 75.00 | 75.00 |
| 5042 - Late Interest | 0.00 | 2.00 | (2.00) | 0.00 | 17.00 | (17.00) | 25.00 | 25.00 |
| 5045 - Rental Income - Office | 7,450.00 | 7,500.00 | (50.00) | 59,720.00 | 60,000.00 | (280.00) | 90,000.00 | 30,280.00 |
| 5046 - Rental Income - Social Hall | 0.00 | 1,341.00 | (1,341.00) | 3,220.00 | 10,733.00 | (7,513.00) | 16,100.00 | 12,880.00 |
| 5047 - Gym Access Income | 340.00 | 166.00 | 174.00 | 2,280.00 | 1,333.00 | 947.00 | 2,000.00 | (280.00) |
| 5050 - Interest Earned - Reserve | 0.43 | 0.00 | 0.43 | 1.97 | 0.00 | 1.97 | 0.00 | (1.97) |
| 5100 - Miscellaneous Income | 0.00 | 41.00 | (41.00) | 150.00 | 333.00 | (183.00) | 500.00 | 350.00 |
| Total Income | 7,790.43 | 9,058.00 | (1,265.57) | 65,371.97 | 72,466.00 | (7,094.03) | 108,700.00 | 43,328.03 |
| Total Bell Canyon Community Center Inco | 7,790.43 | 9,058.00 | (1,265.57) | 65,371.97 | 72,466.00 | (7,094.03) | 108,700.00 | 43,328.03 |
| Expense | | | | | | | | |
| General & Administration Expenses | | | | | | | | |
| 6013 - Cleaning | 264.81 | 150.00 | 114.81 | 264.81 | 1,200.00 | (935.19) | 1,800.00 | 1,535.19 |
| 6021 - Depreciation | 2,361.57 | 3,125.00 | (763.43) | 19,719.80 | 25,000.00 | (5,280.20) | 37,500.00 | 17,780.20 |
| 6021-77 - Depreciation - Gym | 413.62 | 0.00 | 413.62 | 2,481.72 | 0.00 | 2,481.72 | 0.00 | (2,481.72) |
| 6023 - Access Equipment | 1,062.89 | 150.00 | 912.89 | 1,197.89 | 1,200.00 | (2.11) | 1,800.00 | 602.11 |
| 6024 - Gym Equipment Rental | 3,434.32 | 3,600.00 | (165.68) | 24,353.76 | 28,800.00 | (4,446.24) | 43,200.00 | 18,846.24 |
| 6035 - Supplies | 500.12 | 84.00 | 416.12 | 878.63 | 667.00 | 211.63 | 1,000.00 | 121.37 |
| 6043 - Equipments | 0.00 | 41.00 | (41.00) | 0.00 | 333.00 | (333.00) | 500.00 | 500.00 |
| 6050 - Fees & Licenses | 0.00 | 41.00 | (41.00) | 132.65 | 333.00 | (200.35) | 500.00 | 367.35 |
| 6080 - Miscellaneous General Administration | 0.00 | 34.00 | (34.00) | 8.70 | 267.00 | (258.30) | 400.00 | 391.30 |
| 6150 - Insurance | 1,000.00 | 1,000.00 | 0.00 | 8,000.00 | 8,000.00 | 0.00 | 12,000.00 | 4,000.00 |
| 6180 - Property Taxes | 1,645.00 | 1,259.00 | 386.00 | 18,419.24 | 10,067.00 | 8,352.24 | 15,100.00 | (3,319.24) |
| Total General & Administration Expenses | 10,682.33 | 9,484.00 | 1,198.33 | 75,457.20 | 75,867.00 | (409.80) | 113,800.00 | 38,342.80 |
| Repairs & Maintenances | | | | | | | | |
| 6525 - Repair - Lighting/Electrical | 0.00 | 41.00 | (41.00) | 0.00 | 333.00 | (333.00) | 500.00 | 500.00 |
| 6526 - Repair - HVAC | 0.00 | 166.00 | (166.00) | 1,831.00 | 1,333.00 | 498.00 | 2,000.00 | 169.00 |

Income Statement Report
Bell Canyon Community Center
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|-------------------|-------------------|-------------------|-------------------------|--------------------|-------------------|--------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Repairs & Maintenances | | | | | | | | |
| 6527 - Repair - Plumbing | 0.00 | 16.00 | (16.00) | 0.00 | 133.00 | (133.00) | 200.00 | 200.00 |
| 6528 - Repair - Appliance | 0.00 | 41.00 | (41.00) | 15.95 | 333.00 | (317.05) | 500.00 | 484.05 |
| 6530 - Repair - Social Hall | 0.00 | 41.00 | (41.00) | 286.08 | 333.00 | (46.92) | 500.00 | 213.92 |
| 6531 - Repair - Exterior | 0.00 | 0.00 | 0.00 | 300.00 | 0.00 | 300.00 | 0.00 | (300.00) |
| 6533 - Repair - Miscellaneous | 0.00 | 25.00 | (25.00) | 9.62 | 200.00 | (190.38) | 300.00 | 290.38 |
| 6545 - Repair - Restrooms | 0.00 | 16.00 | (16.00) | 63.49 | 133.00 | (69.51) | 200.00 | 136.51 |
| Total Repairs & Maintenances | 0.00 | 346.00 | (346.00) | 2,506.14 | 2,798.00 | (291.86) | 4,200.00 | 1,693.86 |
| Utilities Expenses | | | | | | | | |
| 6700 - Sewer/Water | 0.00 | 200.00 | (200.00) | 1,822.94 | 1,600.00 | 222.94 | 2,400.00 | 577.06 |
| 6705 - Electric | 0.00 | 1,666.00 | (1,666.00) | 11,987.77 | 13,333.00 | (1,345.23) | 20,000.00 | 8,012.23 |
| 6710 - Gas | 96.55 | 84.00 | 12.55 | 578.70 | 667.00 | (88.30) | 1,000.00 | 421.30 |
| 6720 - Gym Cable/Phone Services | 0.00 | 160.00 | (160.00) | 1,056.41 | 1,280.00 | (223.59) | 1,920.00 | 863.59 |
| Total Utilities Expenses | 96.55 | 2,110.00 | (2,013.45) | 15,445.82 | 16,880.00 | (1,434.18) | 25,320.00 | 9,874.18 |
| Total Bell Canyon Community Center Expense | 10,778.88 | 11,940.00 | (1,161.12) | 93,409.16 | 95,545.00 | (2,135.84) | 143,320.00 | 49,910.84 |
| Total Bell Canyon Community Center Income | (2,988.45) | (2,884.00) | (104.45) | (28,037.19) | (23,079.00) | (4,958.19) | (34,620.00) | (6,582.81) |
| Total Association Net Income / (Loss) | (2,988.45) | (2,884.00) | (104.45) | (28,037.19) | (23,079.00) | (4,958.19) | (34,620.00) | (6,582.81) |

Balance Sheet Report
Bell Canyon Equestrian Center
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------------|---------------------------------------|--------------------|
| <u>Assets</u> | | | |
| Operating Funds | | | |
| 1003 - Union Bank Operating Checking - 9733 | 141,044.85 | 130,365.93 | 10,678.92 |
| 1010 - Union Bank Operating MM - 1234 | 24,709.82 | 19,527.32 | 5,182.50 |
| 1090 - Due to Replacement Fund | (1,000.00) | (500.00) | (500.00) |
| Total Operating Funds | 164,754.67 | 149,393.25 | 15,361.42 |
| Replacement Fund Assets | | | |
| 1100 - Union Bank - Replacement Fund | 15,004.51 | 15,003.89 | 0.62 |
| 1190 - Due from Operating Funds | 1,000.00 | 500.00 | 500.00 |
| Total Replacement Fund Assets | 16,004.51 | 15,503.89 | 500.62 |
| Current Assets | | | |
| 1280 - Accounts Receivable - Tenants | 8,269.57 | 21,716.20 | (13,446.63) |
| Total Current Assets | 8,269.57 | 21,716.20 | (13,446.63) |
| Fixed Assets | | | |
| 1501 - Improvement to Building - BCEC | 57,883.11 | 57,883.11 | 0.00 |
| 1503 - Improvement to Land | 54,128.50 | 54,128.50 | 0.00 |
| 1504 - Pipe Reallocation Project | 20,201.04 | 20,201.04 | 0.00 |
| 1505 - Equipment / Property | 863,588.17 | 863,588.17 | 0.00 |
| 1509 - Allow. For Deprec-Equip/Property Improve | (815,364.00) | (815,364.00) | 0.00 |
| Total Fixed Assets | 180,436.82 | 180,436.82 | 0.00 |
| Total Assets | 369,465.57 | 367,050.16 | 2,415.41 |

Balance Sheet Report
Bell Canyon Equestrian Center
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|--|---------------------------------------|---------------------------------------|---------------|
| <u>Liabilities</u> | | | |
| Current Liabilities | | | |
| 2101 - Prepaid Rentals | 1,918.50 | 8,106.08 | (6,187.58) |
| 2102 - Other Payables | 54,373.11 | 54,373.11 | 0.00 |
| 2103 - Payable Due To BCCC | 2,393.00 | 2,393.00 | 0.00 |
| 2104 - Clearing Payroll - BCA | 123,737.54 | 125,676.80 | (1,939.26) |
| 2110 - Security Deposit - Stalls Rental | 22,222.50 | 16,807.00 | 5,415.50 |
| 2225 - Accrued Expenses | 6,766.15 | 6,304.04 | 462.11 |
| 2502 - Kubota Loan | 8,313.14 | 5,540.48 | 2,772.66 |
| Total Current Liabilities | 219,723.94 | 219,200.51 | 523.43 |
| Total Liabilities | 219,723.94 | 219,200.51 | 523.43 |
| <u>Owners' Equity</u> | | | |
| Replacement Fund | | | |
| 4000 - Replacement Funds | 16,000.00 | 15,500.00 | 500.00 |
| 4095 - Replacement Fund Interest | 4.51 | 3.89 | 0.62 |
| Total Replacement Fund | 16,004.51 | 15,503.89 | 500.62 |
| Owners' Equity | | | |
| 4994 - Common Stock | 25,000.00 | 25,000.00 | 0.00 |
| 4995 - Capital Contribution Fund | 874,533.85 | 874,533.85 | 0.00 |
| 4996 - Capital Contribution Fund- Current Year | 11,742.00 | 11,742.00 | 0.00 |

Balance Sheet Report
Bell Canyon Equestrian Center
 As of February 28, 2019

| | <u>Balance Feb 28, 2019</u> | <u>Balance Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------|---------------------------------|-----------------|
| <u>Owners' Equity</u> | | | |
| Owners' Equity | | | |
| 4998 - Retained Earning | (777,787.39) | (777,787.39) | 0.00 |
| Total Owners' Equity | <u>133,488.46</u> | <u>133,488.46</u> | <u>0.00</u> |
| Total Owners' Equity | <u>149,492.97</u> | <u>148,992.35</u> | <u>500.62</u> |
| Income / (Loss) | <u>248.66</u> | <u>(1,142.70)</u> | <u>1,391.36</u> |
| Total Liabilities and Owner Equity | <u>369,465.57</u> | <u>367,050.16</u> | <u>2,415.41</u> |

Income Statement Report
Bell Canyon Equestrian Center
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|------------------|------------------|-------------------|-------------------------|-------------------|--------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Income | | | | | | | | |
| Income | | | | | | | | |
| 5014 - Dry Barn Rent | 10,000.00 | 11,985.00 | (1,985.00) | 79,539.00 | 95,883.00 | (16,344.00) | 143,825.00 | 64,286.00 |
| 5015 - Box Stall Income | 15,105.00 | 15,150.00 | (45.00) | 110,699.00 | 121,200.00 | (10,501.00) | 181,800.00 | 71,101.00 |
| 5017 - Lower Paddocks Income | 8,495.00 | 5,900.00 | 2,595.00 | 44,360.50 | 47,200.00 | (2,839.50) | 70,800.00 | 26,439.50 |
| 5018 - Extra Feed Income | 2,055.00 | 2,700.00 | (645.00) | 16,752.50 | 21,600.00 | (4,847.50) | 32,400.00 | 15,647.50 |
| 5019 - Shavings Income | 89.00 | 0.00 | 89.00 | 89.00 | 0.00 | 89.00 | 0.00 | (89.00) |
| 5021 - BC Academy Income | 2,645.00 | 0.00 | 2,645.00 | 9,085.00 | 0.00 | 9,085.00 | 0.00 | (9,085.00) |
| 5022 - Trailer Storage Income | 450.00 | 291.00 | 159.00 | 2,925.00 | 2,333.00 | 592.00 | 3,500.00 | 575.00 |
| 5025 - Temporary Boarding Income | 0.00 | 41.00 | (41.00) | 1,242.00 | 333.00 | 909.00 | 500.00 | (742.00) |
| 5027 - Holiday Fund | (20.00) | 0.00 | (20.00) | 1,480.00 | 0.00 | 1,480.00 | 0.00 | (1,480.00) |
| 5040 - Late Fees | 0.00 | 50.00 | (50.00) | 2,559.01 | 400.00 | 2,159.01 | 600.00 | (1,959.01) |
| 5042 - Late Interest | 128.19 | 50.00 | 78.19 | 574.02 | 400.00 | 174.02 | 600.00 | 25.98 |
| 5051 - Apartment Rental Income | 500.00 | 500.00 | 0.00 | 4,000.00 | 4,000.00 | 0.00 | 6,000.00 | 2,000.00 |
| 5100 - Miscellaneous Income | 140.00 | 166.00 | (26.00) | 531.00 | 1,333.00 | (802.00) | 2,000.00 | 1,469.00 |
| 5200 - Full Care Income | 0.00 | 234.00 | (234.00) | 435.00 | 1,867.00 | (1,432.00) | 2,800.00 | 2,365.00 |
| 5300 - Private Lessons | 0.00 | 4,000.00 | (4,000.00) | 5,970.00 | 32,000.00 | (26,030.00) | 48,000.00 | 42,030.00 |
| 5303 - Day Camp | 0.00 | 484.00 | (484.00) | 3,574.85 | 3,867.00 | (292.15) | 5,800.00 | 2,225.15 |
| Total Income | 39,587.19 | 41,551.00 | (1,963.81) | 283,815.88 | 332,416.00 | (48,600.12) | 498,625.00 | 214,809.12 |
| Total Bell Canyon Equestrian Center Incon | 39,587.19 | 41,551.00 | (1,963.81) | 283,815.88 | 332,416.00 | (48,600.12) | 498,625.00 | 214,809.12 |
| Expense | | | | | | | | |
| Administration Expense | | | | | | | | |
| 6021 - Depreciation Expenses | 0.00 | 1,566.00 | (1,566.00) | 0.00 | 12,533.00 | (12,533.00) | 18,800.00 | 18,800.00 |
| 6035 - Office Supplies | 17.15 | 9.00 | 8.15 | 17.15 | 67.00 | (49.85) | 100.00 | 82.85 |
| 6050 - Licenses & Fees | 0.00 | 34.00 | (34.00) | 25.00 | 267.00 | (242.00) | 400.00 | 375.00 |
| 6076 - Communications/Outreach | 0.00 | 41.00 | (41.00) | 220.00 | 333.00 | (113.00) | 500.00 | 280.00 |
| 6085 - Miscellaneous Administration | 0.00 | 41.00 | (41.00) | 90.00 | 333.00 | (243.00) | 500.00 | 410.00 |
| 6095 - Repay loans to BCA | 0.00 | 500.00 | (500.00) | 0.00 | 4,000.00 | (4,000.00) | 6,000.00 | 6,000.00 |

Income Statement Report
Bell Canyon Equestrian Center
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--------------------------------------|------------------|------------------|-------------------|-------------------------|-------------------|--------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Administration Expense | | | | | | | | |
| 6150 - Insurance Master | 515.65 | 650.00 | (134.35) | 3,093.90 | 5,200.00 | (2,106.10) | 7,800.00 | 4,706.10 |
| 6180 - Property Taxes | 0.00 | 691.00 | (691.00) | 8,174.06 | 5,533.00 | 2,641.06 | 8,300.00 | 125.94 |
| Total Administration Expense | 532.80 | 3,532.00 | (2,999.20) | 11,820.11 | 28,266.00 | (16,645.89) | 42,400.00 | 30,779.89 |
| Operations Expense | | | | | | | | |
| 6102 - Salaries - Barn Labor | 7,000.00 | 10,625.00 | (3,625.00) | 74,779.08 | 85,000.00 | (10,220.92) | 127,500.00 | 52,720.92 |
| 6105 - Payroll Taxes | 1,004.85 | 1,059.00 | (54.15) | 6,944.71 | 8,467.00 | (1,522.29) | 12,700.00 | 5,755.29 |
| 6125 - Workers Comp Insurance | 1,477.00 | 1,634.00 | (157.00) | 11,703.71 | 13,067.00 | (1,363.29) | 19,600.00 | 7,896.29 |
| 6127 - Employee Benefits | 1,763.22 | 2,221.00 | (457.78) | 14,576.73 | 17,770.00 | (3,193.27) | 26,655.00 | 12,078.27 |
| 6130 - Miscellaneous | 448.62 | 84.00 | 364.62 | 498.62 | 667.00 | (168.38) | 1,000.00 | 501.38 |
| 6401 - Hay & Feed | 9,652.00 | 8,000.00 | 1,652.00 | 29,502.00 | 64,000.00 | (34,498.00) | 96,000.00 | 66,498.00 |
| 6402 - Shavings | 7,207.20 | 3,616.00 | 3,591.20 | 28,228.20 | 28,933.00 | (704.80) | 43,400.00 | 15,171.80 |
| 6404 - Manure Removal | 2,312.15 | 4,166.00 | (1,853.85) | 19,766.70 | 33,333.00 | (13,566.30) | 50,000.00 | 30,233.30 |
| 6405 - Academy Trainers | 912.40 | 1,184.00 | (271.60) | 11,879.02 | 9,467.00 | 2,412.02 | 14,200.00 | 2,320.98 |
| 6406 - Academy Horse Expenses | 0.00 | 834.00 | (834.00) | 1,240.21 | 6,667.00 | (5,426.79) | 10,000.00 | 8,759.79 |
| 6407 - Academy Miscellaneous | 0.00 | 375.00 | (375.00) | 1,977.46 | 3,000.00 | (1,022.54) | 4,500.00 | 2,522.54 |
| 6555 - Pest Control | 275.00 | 709.00 | (434.00) | 4,192.90 | 5,667.00 | (1,474.10) | 8,500.00 | 4,307.10 |
| Total Operations Expense | 32,052.44 | 34,507.00 | (2,454.56) | 205,289.34 | 276,038.00 | (70,748.66) | 414,055.00 | 208,765.66 |
| Equipment Expense | | | | | | | | |
| 6070 - Kubota Payment | 3,696.88 | 462.00 | 3,234.88 | 3,696.88 | 3,697.00 | (0.12) | 5,545.00 | 1,848.12 |
| 6540 - Equipment Repairs | 0.00 | 250.00 | (250.00) | 2,043.15 | 2,000.00 | 43.15 | 3,000.00 | 956.85 |
| 6541 - Fuel | 204.47 | 200.00 | 4.47 | 2,359.04 | 1,600.00 | 759.04 | 2,400.00 | 40.96 |
| 6542 - Tractor/Cart Expenses | 116.40 | 250.00 | (133.60) | 2,866.19 | 2,000.00 | 866.19 | 3,000.00 | 133.81 |
| 6543 - Equipment/Fixture Improvement | 0.00 | 125.00 | (125.00) | 88.87 | 1,000.00 | (911.13) | 1,500.00 | 1,411.13 |
| Total Equipment Expense | 4,017.75 | 1,287.00 | 2,730.75 | 11,054.13 | 10,297.00 | 757.13 | 15,445.00 | 4,390.87 |
| Facilities Expense | | | | | | | | |
| 6501 - Arena & Corral Maintenance | 0.00 | 250.00 | (250.00) | 17,473.86 | 2,000.00 | 15,473.86 | 3,000.00 | (14,473.86) |

Income Statement Report
Bell Canyon Equestrian Center
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|------------------|-------------------|-------------------|-------------------------|--------------------|--------------------|--------------------|--------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Facilities Expense | | | | | | | | |
| 6502 - Apartment Maintenance & Repairs | 0.00 | 50.00 | (50.00) | 68.71 | 400.00 | (331.29) | 600.00 | 531.29 |
| 6503 - Office Maintenance & Repairs | 0.00 | 9.00 | (9.00) | 0.00 | 67.00 | (67.00) | 100.00 | 100.00 |
| 6510 - Barn Maintenance & Repairs | 0.00 | 416.00 | (416.00) | 12,098.48 | 3,333.00 | 8,765.48 | 5,000.00 | (7,098.48) |
| 6511 - Sand and Footing | 0.00 | 209.00 | (209.00) | 250.00 | 1,667.00 | (1,417.00) | 2,500.00 | 2,250.00 |
| 6512 - D.G. | 0.00 | 0.00 | 0.00 | 1,950.48 | 0.00 | 1,950.48 | 0.00 | (1,950.48) |
| 6546 - Maintenance & Supplies | 0.00 | 166.00 | (166.00) | 809.18 | 1,333.00 | (523.82) | 2,000.00 | 1,190.82 |
| 6550 - Janitorial/Restroom | 300.96 | 109.00 | 191.96 | 869.14 | 867.00 | 2.14 | 1,300.00 | 430.86 |
| 6551 - Lighting and Electrical | 0.00 | 68.00 | (68.00) | 60.36 | 533.00 | (472.64) | 800.00 | 739.64 |
| 6575 - Miscellaneous - Facilities | 0.00 | 41.00 | (41.00) | 165.79 | 333.00 | (167.21) | 500.00 | 334.21 |
| Total Facilities Expense | 300.96 | 1,318.00 | (1,015.04) | 33,748.00 | 10,533.00 | 23,213.00 | 15,800.00 | (17,948.00) |
| Utilities Expenses | | | | | | | | |
| 6700 - Sewer/Water | 0.00 | 1,000.00 | (1,000.00) | 10,092.76 | 8,000.00 | 2,092.76 | 12,000.00 | 1,907.24 |
| 6705 - Electric | 721.88 | 834.00 | (112.12) | 7,409.88 | 6,667.00 | 742.88 | 10,000.00 | 2,590.12 |
| 6720 - Telephone - Internet | 70.00 | 84.00 | (14.00) | 355.00 | 667.00 | (312.00) | 1,000.00 | 645.00 |
| Total Utilities Expenses | 791.88 | 1,918.00 | (1,126.12) | 17,857.64 | 15,334.00 | 2,523.64 | 23,000.00 | 5,142.36 |
| Replacement Fund Allocation | | | | | | | | |
| 9000 - Reserve Contribution Reserve | 500.00 | 500.00 | 0.00 | 4,000.00 | 4,000.00 | 0.00 | 6,000.00 | 2,000.00 |
| Total Replacement Fund Allocation | 500.00 | 500.00 | 0.00 | 4,000.00 | 4,000.00 | 0.00 | 6,000.00 | 2,000.00 |
| Total Bell Canyon Equestrian Center Expense | 38,195.83 | 43,080.00 | (4,884.17) | 283,567.22 | 344,488.00 | (60,900.78) | 516,700.00 | 233,132.78 |
| Total Bell Canyon Equestrian Center Income | 1,391.36 | (1,509.00) | 2,900.36 | 248.66 | (12,052.00) | 12,300.66 | (18,075.00) | (18,323.66) |
| Total Association Net Income / (Loss) | 1,391.36 | (1,509.00) | 2,900.36 | 248.66 | (12,052.00) | 12,300.66 | (18,075.00) | (18,323.66) |

Balance Sheet Report
Bell Canyon Association
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------------|---------------------------------------|---------------------|
| <u>Assets</u> | | | |
| Operating Funds | | | |
| 1003 - Union Bank Operating Checking - 9725 | 319,703.36 | 474,520.17 | (154,816.81) |
| 1005 - Union Bank Onsite Checking - 6650 | 8,175.30 | 8,175.30 | 0.00 |
| 1006 - Union Bank Payroll Checking - 6668 | 72,857.71 | 59,256.73 | 13,600.98 |
| 1020 - ARCH funds Well Fargo - 8544 | 1,111.27 | 1,111.27 | 0.00 |
| 1022 - Wells Fargo Const Deposits - 6462 | 258,451.11 | 246,973.29 | 11,477.82 |
| 1023 - Wells Fargo Constr CD's - 6462 | 300,000.00 | 300,000.00 | 0.00 |
| 1025 - Petty Cash | 700.00 | 700.00 | 0.00 |
| Total Operating Funds | 960,998.75 | 1,090,736.76 | (129,738.01) |
| Committee Funds | | | |
| 1050 - Union Bank Broadway Checking - 2866 | 17,818.07 | 9,291.06 | 8,527.01 |
| Total Committee Funds | 17,818.07 | 9,291.06 | 8,527.01 |
| Replacement Fund | | | |
| 1100 - Wells Fargo Advisor MM - 7371 | 458,269.43 | 297,317.18 | 160,952.25 |
| 1101 - Wells Fargo Advisor CDs - 7371 | 2,745,000.00 | 1,895,000.00 | 850,000.00 |
| 1102 - Wells Fargo Advisor MM - 9259 | 0.00 | 14,270.12 | (14,270.12) |
| 1103 - Wells Fargo Advisor CD's - 9259 | 0.00 | 1,000,000.00 | (1,000,000.00) |
| 1105 - BCA/BCCC Rplmt Union Bank - 2748 | 96,107.37 | 96,350.55 | (243.18) |
| 1135 - Due from Operating - Unfunded BCCC Rplcn | 6,500.00 | 3,250.00 | 3,250.00 |
| 1145 - Due from Operating - Unfunded Replacemen | 49,666.00 | 24,833.00 | 24,833.00 |
| Total Replacement Fund | 3,355,542.80 | 3,331,020.85 | 24,521.95 |
| Accounts Receivable | | | |
| 1280 - Accounts Receivable - Homeowner | 100,862.49 | 110,110.90 | (9,248.41) |

Balance Sheet Report
Bell Canyon Association
 As of February 28, 2019

| | <u>Balance Feb 28, 2019</u> | <u>Balance Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------|---------------------------------|--------------------|
| <u>Assets</u> | | | |
| Accounts Receivable | | | |
| 1282 - Accounts Receivable - From BCEC | 59,525.39 | 59,525.39 | 0.00 |
| 1283 - Payroll Clearing - BCEC | 123,737.72 | 125,676.98 | (1,939.26) |
| 1285 - Accounts Receivable - Other | 0.00 | 259.01 | (259.01) |
| 1290 - Allowance for Doubtful Accounts | (73,491.70) | (73,491.70) | 0.00 |
| Total Accounts Receivable | 210,633.90 | 222,080.58 | (11,446.68) |
| Prepaid Expenses | | | |
| 1300 - Prepaid Insurance | 77,519.83 | 9,370.49 | 68,149.34 |
| 1305 - Prepaid Expenses- Other | 5,062.00 | 5,062.00 | 0.00 |
| Total Prepaid Expenses | 82,581.83 | 14,432.49 | 68,149.34 |
| Capital Improvement Fund | | | |
| 1399 - Capital Fund Wells Fargo CDs - 6956 | 700,000.00 | 700,000.00 | 0.00 |
| 1400 - Capital Fund Wells Fargo - 6956 | 363,163.90 | 362,716.09 | 447.81 |
| 1401 - Equipment - Capital Improvement | 24,079.42 | 24,079.42 | 0.00 |
| 1402 - Leasehold - Capital Improvement | 121,891.14 | 121,891.14 | 0.00 |
| 1403 - Accum. Depreciation - Capital Improvemen | (7,827.00) | (7,827.00) | 0.00 |
| 1405 - Due from Operating - Unfunded Capital | 3,095.67 | 3,095.67 | 0.00 |
| Total Capital Improvement Fund | 1,204,403.13 | 1,203,955.32 | 447.81 |
| Fixed Assets | | | |
| 1502 - Land BCA | 157,025.00 | 157,025.00 | 0.00 |
| 1503 - Land Improvement | 19,391.42 | 19,391.42 | 0.00 |
| 1510 - Leasehold Improvement | 1,827.84 | 1,827.84 | 0.00 |
| 1511 - Vehicle BCA | 280,881.31 | 280,881.31 | 0.00 |

Balance Sheet Report
Bell Canyon Association
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|---|---------------------------------------|---------------------------------------|--------------------|
| <u>Assets</u> | | | |
| Fixed Assets | | | |
| 1512 - Equipment/Furniture BCA | 450,056.95 | 450,056.95 | 0.00 |
| 1516 - Allow. For Depreciation - Land Improveme | (19,391.42) | (19,391.42) | 0.00 |
| 1518 - Allow. For Depreciation - Equip/Furnitur | (450,056.95) | (450,056.95) | 0.00 |
| 1520 - Allow. For Depreciation - Leasehold Impr | (32,137.00) | (32,137.00) | 0.00 |
| 1522 - Allow. For Depreciation - Vehicle | (271,593.31) | (271,593.31) | 0.00 |
| Total Fixed Assets | 136,003.84 | 136,003.84 | 0.00 |
| Other Assets | | | |
| 1270 - Investment in Community Center | 964,583.00 | 964,583.00 | 0.00 |
| 1690 - Clearing Account | (3,971.23) | (2,562.21) | (1,409.02) |
| Total Other Assets | 960,611.77 | 962,020.79 | (1,409.02) |
| Total Assets | 6,928,594.09 | 6,969,541.69 | (40,947.60) |
| <u>Liabilities</u> | | | |
| Current Liabilities | | | |
| 2101 - Prepaid Owners Assessments | 52,730.64 | 64,582.61 | (11,851.97) |
| 2103 - Other Payable - Due to BCCC | (21,826.60) | (21,826.60) | 0.00 |
| 2105 - Replacement/Capital/BCCC Unfunded | 59,261.67 | 31,178.67 | 28,083.00 |
| 2110 - Homeowner Refund Payables | 2,088.78 | 2,365.78 | (277.00) |
| 2115 - Refundable Construction Deposits | 515,414.51 | 503,226.76 | 12,187.75 |
| 2401 - Compensated Absences | 38,275.03 | 38,275.03 | 0.00 |
| 2402 - Accrued Payroll | 16,997.72 | 16,997.72 | 0.00 |

Balance Sheet Report
Bell Canyon Association
 As of February 28, 2019

| | <u>Balance</u> <u>Feb 28, 2019</u> | <u>Balance</u> <u>Jan 31, 2019</u> | <u>Change</u> |
|--|---------------------------------------|---------------------------------------|---------------------------|
| <u>Liabilities</u> | | | |
| Current Liabilities | | | |
| 2799 - Accounts Payable | 0.00 | 13,535.68 | (13,535.68) |
| Total Current Liabilities | <u>662,941.75</u> | <u>648,335.65</u> | <u>14,606.10</u> |
| Total Liabilities | <u>662,941.75</u> | <u>648,335.65</u> | <u>14,606.10</u> |
| <u>Owners' Equity</u> | | | |
| Owners' Equity | | | |
| 4991 - Funds Balance - Operating | 1,553,969.16 | 1,553,969.16 | 0.00 |
| 4992 - Funds Balance - Capital Improvement | 1,193,714.69 | 1,193,714.69 | 0.00 |
| 4993 - Funds Balance - Replacement | 3,201,181.81 | 3,201,181.81 | 0.00 |
| 4995 - Capital Contributions | 1,498,507.00 | 1,498,507.00 | 0.00 |
| 4998 - Retain Earning | (1,022,784.39) | (1,022,784.39) | 0.00 |
| Total Owners' Equity | <u>6,424,588.27</u> | <u>6,424,588.27</u> | <u>0.00</u> |
| Total Owners' Equity | <u>6,424,588.27</u> | <u>6,424,588.27</u> | <u>0.00</u> |
| Income / (Loss) | <u>(158,935.93)</u> | <u>(103,382.23)</u> | <u>(55,553.70)</u> |
| Total Liabilities and Owner Equity | <u>6,928,594.09</u> | <u>6,969,541.69</u> | <u>(40,947.60)</u> |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|-------------------|-------------------|-------------------|-------------------------|---------------------|---------------|---------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Income | | | | | | | | |
| Operating Incomes | | | | | | | | |
| 5010 - Regular Assessments | 209,085.00 | 209,084.00 | 1.00 | 1,672,680.00 | 1,672,672.00 | 8.00 | 2,509,008.00 | 836,328.00 |
| 5027 - Holiday Bonus Fund | (987.94) | 1,584.00 | (2,571.94) | 19,902.06 | 12,667.00 | 7,235.06 | 19,000.00 | (902.06) |
| 5028 - Contract Income - BC/CSD | 0.00 | 62.00 | (62.00) | 501.50 | 500.00 | 1.50 | 750.00 | 248.50 |
| 5030 - Interest Income-Operating | 54.59 | 4.00 | 50.59 | 303.51 | 33.00 | 270.51 | 50.00 | (253.51) |
| 5035 - Transfer/Handling Fee | 875.00 | 1,000.00 | (125.00) | 10,170.00 | 8,000.00 | 2,170.00 | 12,000.00 | 1,830.00 |
| 5040 - Late Fees | 1,148.88 | 750.00 | 398.88 | 9,882.67 | 6,000.00 | 3,882.67 | 9,000.00 | (882.67) |
| 5050 - Tennis Court Fees | 20.00 | 25.00 | (5.00) | 180.00 | 200.00 | (20.00) | 300.00 | 120.00 |
| 5052 - Plan Check Fees | 100.00 | 0.00 | 100.00 | 100.00 | 0.00 | 100.00 | 0.00 | (100.00) |
| 5061 - Architectural Design Fees | 2,921.25 | 5,000.00 | (2,078.75) | 14,920.94 | 40,000.00 | (25,079.06) | 60,000.00 | 45,079.06 |
| 5100 - Miscellaneous Income | 15.00 | 100.00 | (85.00) | 3,439.57 | 800.00 | 2,639.57 | 1,200.00 | (2,239.57) |
| 5105 - Attorney/Collection Fees | 0.00 | 0.00 | 0.00 | 3,150.50 | 0.00 | 3,150.50 | 0.00 | (3,150.50) |
| 5110 - Fines/Violations | (100.00) | 41.00 | (141.00) | 6,146.28 | 333.00 | 5,813.28 | 500.00 | (5,646.28) |
| Total Operating Incomes | 213,131.78 | 217,650.00 | (4,518.22) | 1,741,377.03 | 1,741,205.00 | 172.03 | 2,611,808.00 | 870,430.97 |
| Total Bell Canyon Association Income | 213,131.78 | 217,650.00 | (4,518.22) | 1,741,377.03 | 1,741,205.00 | 172.03 | 2,611,808.00 | 870,430.97 |
| Expense | | | | | | | | |
| Management - Staff | | | | | | | | |
| 6010-1000 - Payroll | 19,642.93 | 22,614.00 | (2,971.07) | 162,438.05 | 180,910.00 | (18,471.95) | 271,365.00 | 108,926.95 |
| 6010-1001 - Payroll Taxes | 2,084.66 | 1,869.00 | 215.66 | 13,939.96 | 14,950.00 | (1,010.04) | 22,425.00 | 8,485.04 |
| 6010-1002 - Payroll Processing Fees | 738.18 | 702.00 | 36.18 | 6,503.88 | 5,617.00 | 886.88 | 8,425.00 | 1,921.12 |
| 6010-1003 - Life Insurance | 46.83 | 65.00 | (18.17) | 506.63 | 520.00 | (13.37) | 780.00 | 273.37 |
| 6010-1004 - Dental Insurance | 119.92 | 120.00 | (0.08) | 947.38 | 960.00 | (12.62) | 1,440.00 | 492.62 |
| 6010-1005 - Health Insurance | 1,298.56 | 734.00 | 564.56 | 9,693.17 | 5,867.00 | 3,826.17 | 8,800.00 | (893.17) |
| 6010-1006 - 401K Plan | 502.77 | 490.00 | 12.77 | 4,454.43 | 3,920.00 | 534.43 | 5,880.00 | 1,425.57 |
| 6010-1007 - Employee Recognition | 1,153.12 | 250.00 | 903.12 | 2,230.92 | 2,000.00 | 230.92 | 3,000.00 | 769.08 |
| 6010-1008 - CAI & Education | 0.00 | 166.00 | (166.00) | 1,633.60 | 1,333.00 | 300.60 | 2,000.00 | 366.40 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|------------------|------------------|-------------------|-------------------------|-------------------|--------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Management - Staff | | | | | | | | |
| 6010-1009 - Workers Comp Insurance | 153.11 | 125.00 | 28.11 | 1,234.77 | 999.00 | 235.77 | 1,498.00 | 263.23 |
| Total Management - Staff | 25,740.08 | 27,135.00 | (1,394.92) | 203,582.79 | 217,078.00 | (13,493.21) | 325,613.00 | 122,030.21 |
| Management - Business | | | | | | | | |
| 6010-1100 - Supplies - Electronic | 171.19 | 34.00 | 137.19 | 193.08 | 267.00 | (73.92) | 400.00 | 206.92 |
| 6010-1101 - Supplies - Domestic | 498.44 | 375.00 | 123.44 | 2,444.61 | 3,000.00 | (555.39) | 4,500.00 | 2,055.39 |
| 6010-1102 - Supplies - Office | 738.72 | 300.00 | 438.72 | 2,980.28 | 2,400.00 | 580.28 | 3,600.00 | 619.72 |
| 6010-1103 - Supplies - Drinking Water | 77.90 | 0.00 | 77.90 | 725.48 | 0.00 | 725.48 | 0.00 | (725.48) |
| 6010-1104 - Supplies - Computer Equipment | 69.97 | 134.00 | (64.03) | 1,729.65 | 1,067.00 | 662.65 | 1,600.00 | (129.65) |
| 6010-1105 - Supplies - Printer & Supplies | 677.67 | 225.00 | 452.67 | 1,989.45 | 1,800.00 | 189.45 | 2,700.00 | 710.55 |
| 6010-1106 - Postage | 935.03 | 356.00 | 579.03 | 3,992.54 | 2,850.00 | 1,142.54 | 4,275.00 | 282.46 |
| 6010-1107 - Blueprint | 0.00 | 9.00 | (9.00) | 4,100.00 | 67.00 | 4,033.00 | 100.00 | (4,000.00) |
| 6010-1108 - Communication | 0.00 | 0.00 | 0.00 | 391.68 | 0.00 | 391.68 | 0.00 | (391.68) |
| 6010-1109 - IT Support | 1,615.00 | 500.00 | 1,115.00 | 2,621.25 | 4,000.00 | (1,378.75) | 6,000.00 | 3,378.75 |
| 6010-1110 - Copying | 555.55 | 251.00 | 304.55 | 2,811.57 | 2,013.00 | 798.57 | 3,020.00 | 208.43 |
| 6010-1111 - Electricity | 228.72 | 260.00 | (31.28) | 2,089.08 | 2,080.00 | 9.08 | 3,120.00 | 1,030.92 |
| 6010-1112 - Fax & Phone | 658.17 | 316.00 | 342.17 | 2,223.38 | 2,533.00 | (309.62) | 3,800.00 | 1,576.62 |
| 6010-1113 - Internet | 99.99 | 100.00 | (0.01) | 1,299.87 | 800.00 | 499.87 | 1,200.00 | (99.87) |
| 6010-1114 - Accounting Services | 3,135.09 | 3,137.00 | (1.91) | 28,645.84 | 25,100.00 | 3,545.84 | 37,650.00 | 9,004.16 |
| Total Management - Business | 9,461.44 | 5,997.00 | 3,464.44 | 58,237.76 | 47,977.00 | 10,260.76 | 71,965.00 | 13,727.24 |
| Management - General | | | | | | | | |
| 6010-1201 - Miscellaneous - MG | 240.85 | 125.00 | 115.85 | 828.94 | 1,000.00 | (171.06) | 1,500.00 | 671.06 |
| 6010-1202 - Shareholder Functions | 1,083.71 | 284.00 | 799.71 | 5,845.63 | 2,267.00 | 3,578.63 | 3,400.00 | (2,445.63) |
| 6010-1203 - Insurance | 9,069.23 | 13,500.00 | (4,430.77) | 75,292.59 | 108,000.00 | (32,707.41) | 162,000.00 | 86,707.41 |
| 6010-1204 - Property Taxes/Licenses | 160.00 | 175.00 | (15.00) | 1,897.83 | 1,400.00 | 497.83 | 2,100.00 | 202.17 |
| 6010-1205 - Bank Charge, Finance, Fee | (43.70) | 21.00 | (64.70) | 1,777.27 | 167.00 | 1,610.27 | 250.00 | (1,527.27) |
| 6010-1206 - CSD Expenses | 6.32 | 4.00 | 2.32 | 61.63 | 33.00 | 28.63 | 50.00 | (11.63) |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|------------------|------------------|-------------------|-------------------------|-------------------|--------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Management - General | | | | | | | | |
| 6010-1208 - Vehicle | 236.58 | 240.00 | (3.42) | 2,139.58 | 1,920.00 | 219.58 | 2,880.00 | 740.42 |
| 6010-1209 - Patrol Services | 244.98 | 4,000.00 | (3,755.02) | 10,951.90 | 32,000.00 | (21,048.10) | 48,000.00 | 37,048.10 |
| 6010-1210 - Bus Stop Wi-Fi | 69.99 | 0.00 | 69.99 | 697.19 | 0.00 | 697.19 | 0.00 | (697.19) |
| Total Management - General | 11,087.96 | 18,349.00 | (7,281.04) | 99,492.56 | 146,787.00 | (47,294.44) | 220,180.00 | 120,687.44 |
| Architectural Committee | | | | | | | | |
| 6020-1000 - Architectural - Printing Supplies | 0.00 | 66.00 | (66.00) | 0.00 | 533.00 | (533.00) | 800.00 | 800.00 |
| 6020-1001 - Architectural - Miscellaneous | 0.00 | 29.00 | (29.00) | 189.55 | 233.00 | (43.45) | 350.00 | 160.45 |
| 6020-1002 - Architectural - Consulting Fee | 750.00 | 4,334.00 | (3,584.00) | 17,127.33 | 34,667.00 | (17,539.67) | 52,000.00 | 34,872.67 |
| 6020-1003 - Architectural - Payroll | 2,672.79 | 2,136.00 | 536.79 | 23,447.64 | 17,093.00 | 6,354.64 | 25,640.00 | 2,192.36 |
| 6020-1004 - Architectural - Payroll Taxes | 278.55 | 184.00 | 94.55 | 1,977.86 | 1,467.00 | 510.86 | 2,200.00 | 222.14 |
| 6020-1005 - Architectural - Scanning of A/C | 0.00 | 84.00 | (84.00) | 788.98 | 667.00 | 121.98 | 1,000.00 | 211.02 |
| 6020-1007 - Architectural - Life Insurance | 10.50 | 9.00 | 1.50 | 83.10 | 77.00 | 6.10 | 116.00 | 32.90 |
| 6020-1008 - Architectural - Dental Insurance | 17.10 | 17.00 | 0.10 | 126.35 | 137.00 | (10.65) | 206.00 | 79.65 |
| 6020-1009 - Architectural - Health Insurance | (84.52) | 161.00 | (245.52) | 2,457.41 | 1,293.00 | 1,164.41 | 1,940.00 | (517.41) |
| 6020-1010 - Architectural - 401K Plan | 93.19 | 62.00 | 31.19 | 873.84 | 500.00 | 373.84 | 750.00 | (123.84) |
| 6020-1011 - Architectural - Workers Comp | 8.00 | 13.00 | (5.00) | 101.97 | 104.00 | (2.03) | 156.00 | 54.03 |
| Total Architectural Committee | 3,745.61 | 7,095.00 | (3,349.39) | 47,174.03 | 56,771.00 | (9,596.97) | 85,158.00 | 37,983.97 |
| Professional Fees | | | | | | | | |
| 6030-1000 - Professional - General Counsel | 18,508.36 | 5,000.00 | 13,508.36 | 65,768.84 | 40,000.00 | 25,768.84 | 60,000.00 | (5,768.84) |
| 6030-1001 - Professional - Legal HR | 0.00 | 100.00 | (100.00) | 0.00 | 800.00 | (800.00) | 1,200.00 | 1,200.00 |
| 6030-1003 - Professional - Cost of Collector | 0.00 | 604.00 | (604.00) | 373.00 | 4,833.00 | (4,460.00) | 7,250.00 | 6,877.00 |
| 6030-1004 - Professional - Audit/Accounting | 2,380.00 | 1,250.00 | 1,130.00 | 15,380.00 | 10,000.00 | 5,380.00 | 15,000.00 | (380.00) |
| 6030-1005 - Professional - Consulting | 1,275.00 | 584.00 | 691.00 | 1,875.00 | 4,667.00 | (2,792.00) | 7,000.00 | 5,125.00 |
| 6030-1006 - Professional - Legal Services S: | 0.00 | 416.00 | (416.00) | 0.00 | 3,333.00 | (3,333.00) | 5,000.00 | 5,000.00 |
| 6030-1007 - Professional - SSFL Expert Con | 0.00 | 584.00 | (584.00) | 0.00 | 4,667.00 | (4,667.00) | 7,000.00 | 7,000.00 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|-------------------|------------------|-------------------|-------------------------|-------------------|-------------------|-------------------|---------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Professional Fees | | | | | | | | |
| 6030-1008 - Professional - Legal Fee Others | 113,121.97 | 20,084.00 | 93,037.97 | 519,369.23 | 160,667.00 | 358,702.23 | 241,000.00 | (278,369.23) |
| Total Professional Fees | 135,285.33 | 28,622.00 | 106,663.33 | 602,766.07 | 228,967.00 | 373,799.07 | 343,450.00 | (259,316.07) |
| Front Gate Service - Staff | | | | | | | | |
| 6050-1000 - Entry - Payroll | 27,689.45 | 28,461.00 | (771.55) | 243,445.26 | 227,693.00 | 15,752.26 | 341,540.00 | 98,094.74 |
| 6050-1001 - Entry - Payroll Taxes | 3,779.78 | 2,654.00 | 1,125.78 | 22,822.22 | 21,227.00 | 1,595.22 | 31,840.00 | 9,017.78 |
| 6050-1002 - Entry - Education/Renewal | 0.00 | 12.00 | (12.00) | 80.00 | 100.00 | (20.00) | 150.00 | 70.00 |
| 6050-1003 - Entry - Uniform | 1,550.87 | 166.00 | 1,384.87 | 3,458.03 | 1,333.00 | 2,125.03 | 2,000.00 | (1,458.03) |
| 6050-1004 - Entry - Life Insurance | 31.84 | 95.00 | (63.16) | 664.54 | 760.00 | (95.46) | 1,140.00 | 475.46 |
| 6050-1005 - Entry - Dental Insurance | 297.95 | 342.00 | (44.05) | 2,449.20 | 2,740.00 | (290.80) | 4,110.00 | 1,660.80 |
| 6050-1006 - Entry - Health Insurance | 2,538.95 | 2,989.00 | (450.05) | 19,703.42 | 23,907.00 | (4,203.58) | 35,860.00 | 16,156.58 |
| 6050-1007 - Entry - 401K Plan | 403.88 | 416.00 | (12.12) | 3,591.36 | 3,333.00 | 258.36 | 5,000.00 | 1,408.64 |
| 6050-1008 - Entry - Workers Comp | 1,834.65 | 1,787.00 | 47.65 | 12,578.33 | 14,299.00 | (1,720.67) | 21,449.00 | 8,870.67 |
| Total Front Gate Service - Staff | 38,127.37 | 36,922.00 | 1,205.37 | 308,792.36 | 295,392.00 | 13,400.36 | 443,089.00 | 134,296.64 |
| Front Gate Service - General | | | | | | | | |
| 6050-1101 - Entry - Electricity | 675.12 | 694.00 | (18.88) | 5,275.22 | 5,553.00 | (277.78) | 8,330.00 | 3,054.78 |
| 6050-1102 - Entry - Fax & Phone | 233.05 | 155.00 | 78.05 | 1,234.42 | 1,240.00 | (5.58) | 1,860.00 | 625.58 |
| 6050-1103 - Entry - Internet | 179.97 | 186.00 | (6.03) | 1,398.54 | 1,493.00 | (94.46) | 2,240.00 | 841.46 |
| 6050-1104 - Entry - Water | 0.00 | 625.00 | (625.00) | 8,077.18 | 5,000.00 | 3,077.18 | 7,500.00 | (577.18) |
| 6050-1105 - Entry - Decals/Access System | (1,139.90) | 84.00 | (1,223.90) | 3,166.31 | 667.00 | 2,499.31 | 1,000.00 | (2,166.31) |
| 6050-1106 - Entry - Surveillance System | 0.00 | 66.00 | (66.00) | 0.00 | 533.00 | (533.00) | 800.00 | 800.00 |
| 6050-1107 - Entry - Fountain Maintenance | 125.00 | 166.00 | (41.00) | 1,039.80 | 1,333.00 | (293.20) | 2,000.00 | 960.20 |
| 6050-1108 - Entry - Radios | 0.00 | 16.00 | (16.00) | 159.49 | 133.00 | 26.49 | 200.00 | 40.51 |
| 6050-1110 - Entry - Electronic | 0.00 | 16.00 | (16.00) | 1,066.92 | 133.00 | 933.92 | 200.00 | (866.92) |
| 6050-1111 - Entry - Office Supplies | 0.00 | 41.00 | (41.00) | 40.65 | 333.00 | (292.35) | 500.00 | 459.35 |
| 6050-1112 - Entry - Computer Equipment/Sl | 180.08 | 41.00 | 139.08 | 402.99 | 333.00 | 69.99 | 500.00 | 97.01 |
| 6050-1113 - Entry - Printer Supplies | 0.00 | 50.00 | (50.00) | 187.91 | 400.00 | (212.09) | 600.00 | 412.09 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|---|------------------|------------------|-------------------|-------------------------|-------------------|-----------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Front Gate Service - General | | | | | | | | |
| 6050-1114 - Entry - Domestic Supply | 118.00 | 125.00 | (7.00) | 1,022.40 | 1,000.00 | 22.40 | 1,500.00 | 477.60 |
| 6050-1115 - Entry - Miscellaneous | 0.00 | 41.00 | (41.00) | 428.77 | 333.00 | 95.77 | 500.00 | 71.23 |
| 6050-1117 - Entry - Holiday Decorations | 0.00 | 100.00 | (100.00) | 1,391.47 | 800.00 | 591.47 | 1,200.00 | (191.47) |
| 6050-1116 - Entry - Truck/Vehicle | 168.24 | 500.00 | (331.76) | 4,148.53 | 4,000.00 | 148.53 | 6,000.00 | 1,851.47 |
| Total Front Gate Service - General | 539.56 | 2,906.00 | (2,366.44) | 29,040.80 | 23,284.00 | 5,756.80 | 34,930.00 | 5,889.40 |
| Maintenance - Staff | | | | | | | | |
| 6100-1000 - Maintenance - Payroll | 24,713.28 | 28,017.00 | (3,303.72) | 224,050.27 | 224,131.00 | (80.73) | 336,196.00 | 112,145.73 |
| 6100-1001 - Maintenance - Payroll Taxes | 3,372.05 | 2,461.00 | 911.05 | 20,527.10 | 19,685.00 | 842.10 | 29,527.00 | 8,999.90 |
| 6100-1002 - Maintenance - Training/Educatic | 0.00 | 41.00 | (41.00) | 295.00 | 333.00 | (38.00) | 500.00 | 205.00 |
| 6100-1003 - Maintenance - Contract Service | 0.00 | 84.00 | (84.00) | 0.00 | 667.00 | (667.00) | 1,000.00 | 1,000.00 |
| 6100-1004 - Maintenance - Life Insurance | 60.60 | 79.00 | (18.40) | 556.99 | 633.00 | (76.01) | 950.00 | 393.01 |
| 6100-1005 - Maintenance - Dental Insurance | 273.84 | 342.00 | (68.16) | 2,162.37 | 2,740.00 | (577.63) | 4,110.00 | 1,947.63 |
| 6100-1006 - Maintenance - Health Insurance | 2,608.71 | 2,373.00 | 235.71 | 17,695.66 | 18,983.00 | (1,287.34) | 28,475.00 | 10,779.34 |
| 6100-1007 - Maintenance - 401K Plan | 447.06 | 116.00 | 331.06 | 3,585.26 | 933.00 | 2,652.26 | 1,400.00 | (2,185.26) |
| 6100-1008 - Maintenance - Workers Comp | 1,630.80 | 1,759.00 | (128.20) | 15,399.00 | 14,075.00 | 1,324.00 | 21,113.00 | 5,714.00 |
| Total Maintenance - Staff | 33,106.34 | 35,272.00 | (2,165.66) | 284,271.65 | 282,180.00 | 2,091.65 | 423,271.00 | 138,999.35 |
| Maintenance - Kit | | | | | | | | |
| 6100-1100 - Maintenance - Miscellaneous | 0.00 | 50.00 | (50.00) | 290.30 | 400.00 | (109.70) | 600.00 | 309.70 |
| 6100-1101 - Equipment Supplies - Repair | 1,004.56 | 666.00 | 338.56 | 13,084.60 | 5,333.00 | 7,751.60 | 8,000.00 | (5,084.60) |
| 6100-1102 - Equipment Supplies - New Equip | 476.22 | 125.00 | 351.22 | 4,966.89 | 1,000.00 | 3,966.89 | 1,500.00 | (3,466.89) |
| 6100-1103 - Equipment Supplies - Rental | 0.00 | 234.00 | (234.00) | 792.86 | 1,867.00 | (1,074.14) | 2,800.00 | 2,007.14 |
| 6100-1104 - Equipment Supplies - Maint Sup | 1,159.62 | 266.00 | 893.62 | 3,622.03 | 2,133.00 | 1,489.03 | 3,200.00 | (422.03) |
| 6100-1105 - Equipment Supplies - Protective | 305.90 | 125.00 | 180.90 | 1,197.75 | 1,000.00 | 197.75 | 1,500.00 | 302.25 |
| 6100-1106 - Equipment Supplies - Kitchen/B | 23.78 | 41.00 | (17.22) | 162.92 | 333.00 | (170.08) | 500.00 | 337.08 |
| 6100-1107 - Equipment Supplies - Equipmen | 0.00 | 62.00 | (62.00) | 0.00 | 500.00 | (500.00) | 750.00 | 750.00 |
| 6100-1108 - Equipment Supplies - Drinking V | 26.42 | 54.00 | (27.58) | 389.62 | 433.00 | (43.38) | 650.00 | 260.38 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|-----------------|-----------------|-----------------|-------------------------|------------------|-----------------|------------------|------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Maintenance - Kit | | | | | | | | |
| 6100-1109 - Equipment Supplies - Cellphone | 0.00 | 16.00 | (16.00) | 1,053.00 | 133.00 | 920.00 | 200.00 | (853.00) |
| 6100-1110 - Maintenance - Uniform | 318.49 | 416.00 | (97.51) | 1,191.43 | 3,333.00 | (2,141.57) | 5,000.00 | 3,808.57 |
| 6100-1111 - Truck - Registration | 0.00 | 275.00 | (275.00) | 1,686.00 | 2,200.00 | (514.00) | 3,300.00 | 1,614.00 |
| 6100-1112 - Truck - Service & Repair | 996.39 | 1,000.00 | (3.61) | 5,332.68 | 8,000.00 | (2,667.32) | 12,000.00 | 6,667.32 |
| 6100-1113 - Truck - Fuel | 640.79 | 450.00 | 190.79 | 5,189.67 | 3,600.00 | 1,589.67 | 5,400.00 | 210.33 |
| Total Maintenance - Kit | 4,952.17 | 3,780.00 | 1,172.17 | 38,959.75 | 30,265.00 | 8,694.75 | 45,400.00 | 6,440.25 |
| Maintenance - Categories | | | | | | | | |
| 6100-1200 - Maintenance - Street Cleaning | 1,837.50 | 1,250.00 | 587.50 | 3,062.50 | 10,000.00 | (6,937.50) | 15,000.00 | 11,937.50 |
| 6100-1202 - Maintenance Utilities - Water Irr | 0.00 | 800.00 | (800.00) | 3,770.22 | 6,400.00 | (2,629.78) | 9,600.00 | 5,829.78 |
| 6100-1203 - Maintenance Utilities - Street Liq | 403.56 | 650.00 | (246.44) | 8,862.86 | 5,200.00 | 3,662.86 | 7,800.00 | (1,062.86) |
| 6100-1204 - Maintenance Utilities - Electricit | 26.60 | 109.00 | (82.40) | 525.70 | 867.00 | (341.30) | 1,300.00 | 774.30 |
| 6100-1205 - Maintenance Utilities - Waste Di | 1,814.59 | 291.00 | 1,523.59 | 3,738.58 | 2,333.00 | 1,405.58 | 3,500.00 | (238.58) |
| 6100-1206 - Maintenance - Pest Control | 439.98 | 209.00 | 230.98 | 1,905.25 | 1,667.00 | 238.25 | 2,500.00 | 594.75 |
| 6100-1207 - Maintenance - Traffic Sign Repa | 102.82 | 250.00 | (147.18) | 4,133.94 | 2,000.00 | 2,133.94 | 3,000.00 | (1,133.94) |
| 6100-1208 - Maintenance - Landscape | 1,600.00 | 900.00 | 700.00 | 40,796.76 | 7,200.00 | 33,596.76 | 10,800.00 | (29,996.76) |
| 6100-1209 - Maintenance - Irrigation | 54.20 | 84.00 | (29.80) | 1,010.69 | 667.00 | 343.69 | 1,000.00 | (10.69) |
| 6100-1210 - Maintenance - Tree Maintenanc | 0.00 | 166.00 | (166.00) | 3,473.05 | 1,333.00 | 2,140.05 | 2,000.00 | (1,473.05) |
| 6100-1211 - Maintenance - Weed Control | 409.75 | 209.00 | 200.75 | 409.75 | 1,667.00 | (1,257.25) | 2,500.00 | 2,090.25 |
| 6100-1212 - Maintenance - Park | 0.00 | 84.00 | (84.00) | 0.00 | 667.00 | (667.00) | 1,000.00 | 1,000.00 |
| 6100-1213 - Maintenance - Fences | 4,727.18 | 416.00 | 4,311.18 | 12,486.68 | 3,333.00 | 9,153.68 | 5,000.00 | (7,486.68) |
| 6100-1214 - Maintenance - Roadway | 78.46 | 834.00 | (755.54) | 322.04 | 6,667.00 | (6,344.96) | 10,000.00 | 9,677.96 |
| 6100-1215 - Maintenance - Others | 0.00 | 250.00 | (250.00) | (343.81) | 2,000.00 | (2,343.81) | 3,000.00 | 3,343.81 |
| 6100-1216 - Maintenance - Office Maintenanc | 87.91 | 66.00 | 21.91 | 891.42 | 533.00 | 358.42 | 800.00 | (91.42) |
| 6100-1217 - Maintenance - Entry Maintenanc | 19.47 | 250.00 | (230.53) | 2,220.95 | 2,000.00 | 220.95 | 3,000.00 | 779.05 |
| 6100-1218 - Maintenance - BCCC Maintenanc | 164.99 | 300.00 | (135.01) | 2,793.46 | 2,400.00 | 393.46 | 3,600.00 | 806.54 |
| 6100-1219 - Maintenance - BCEC Maintenanc | 1,330.28 | 2,084.00 | (753.72) | 18,876.48 | 16,667.00 | 2,209.48 | 25,000.00 | 6,123.52 |
| 6100-1220 - Maintenance - Maintenance Yar | 325.56 | 300.00 | 25.56 | 339.77 | 2,400.00 | (2,060.23) | 3,600.00 | 3,260.23 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|--------------------|------------------|--------------------|-------------------------|------------------|--------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Maintenance - Categories | | | | | | | | |
| 6100-1221 - Maintenance - Lighting/Electrics | 0.00 | 166.00 | (166.00) | 407.10 | 1,333.00 | (925.90) | 2,000.00 | 1,592.90 |
| 6100-1222 - Maintenance - Gym Supplies/Rt | 60.78 | 125.00 | (64.22) | 2,538.44 | 1,000.00 | 1,538.44 | 1,500.00 | (1,038.44) |
| 6100-1223 - Tennis Court - Maintenance | 0.00 | 84.00 | (84.00) | 239.43 | 667.00 | (427.57) | 1,000.00 | 760.57 |
| 6100-1224 - Tennis Court - Electricity | 192.83 | 162.00 | 30.83 | 1,301.32 | 1,300.00 | 1.32 | 1,950.00 | 648.68 |
| 6100-1225 - Tennis Court - Equipment Suppl | 0.00 | 50.00 | (50.00) | 704.76 | 400.00 | 304.76 | 600.00 | (104.76) |
| Total Maintenance - Categories | 13,676.46 | 10,089.00 | 3,587.46 | 114,467.34 | 80,701.00 | 33,766.34 | 121,050.00 | 6,582.66 |
| Disaster Response | | | | | | | | |
| 6200-0000 - Disaster Response | 0.00 | 209.00 | (209.00) | 8,919.39 | 1,667.00 | 7,252.39 | 2,500.00 | (6,419.39) |
| Total Disaster Response | 0.00 | 209.00 | (209.00) | 8,919.39 | 1,667.00 | 7,252.39 | 2,500.00 | (6,419.39) |
| Community Events | | | | | | | | |
| 6200-1000 - Hot Summer Night | 0.00 | 1,916.00 | (1,916.00) | (145.67) | 15,333.00 | (15,478.67) | 23,000.00 | 23,145.67 |
| 6200-1001 - New Owners Welcome | 0.00 | 500.00 | (500.00) | 204.32 | 4,000.00 | (3,795.68) | 6,000.00 | 5,795.68 |
| 6200-1002 - Community Events | 48.18 | 625.00 | (576.82) | 1,215.00 | 5,000.00 | (3,785.00) | 7,500.00 | 6,285.00 |
| Total Community Events | 48.18 | 3,041.00 | (2,992.82) | 1,273.65 | 24,333.00 | (23,059.35) | 36,500.00 | 35,226.35 |
| Community & Club | | | | | | | | |
| 6200-1100 - Community Planning | 593.51 | 41.00 | 552.51 | 3,178.56 | 333.00 | 2,845.56 | 500.00 | (2,678.56) |
| 6200-1101 - Bell Canyon Broadway | (11,146.77) | 0.00 | (11,146.77) | (7,931.93) | 0.00 | (7,931.93) | 0.00 | 7,931.93 |
| 6200-1102 - September Sizzle | 0.00 | 0.00 | 0.00 | 292.26 | 0.00 | 292.26 | 0.00 | (292.26) |
| 6200-1103 - Garden Club | 0.00 | 125.00 | (125.00) | 0.00 | 1,000.00 | (1,000.00) | 1,500.00 | 1,500.00 |
| 6200-1104 - Kids Committee - Snow Day | 0.00 | 416.00 | (416.00) | 0.00 | 3,333.00 | (3,333.00) | 5,000.00 | 5,000.00 |
| 6200-1105 - Kids Committee - Egg Day | 0.00 | 750.00 | (750.00) | 0.00 | 6,000.00 | (6,000.00) | 9,000.00 | 9,000.00 |
| 6200-1106 - Kids Committee - Movie Nights | 0.00 | 250.00 | (250.00) | (1,223.18) | 2,000.00 | (3,223.18) | 3,000.00 | 4,223.18 |
| 6200-1107 - Kids Committee - Camp Out | 0.00 | 66.00 | (66.00) | 0.00 | 533.00 | (533.00) | 800.00 | 800.00 |
| 6200-1108 - Kids Committee - Summer Arts | 0.00 | 9.00 | (9.00) | 0.00 | 67.00 | (67.00) | 100.00 | 100.00 |
| 6200-1109 - Kids Committee - Halloween | 0.00 | 1,334.00 | (1,334.00) | 57.00 | 10,667.00 | (10,610.00) | 16,000.00 | 15,943.00 |
| Total Community & Club | (10,553.26) | 2,991.00 | (13,544.26) | (5,627.29) | 23,933.00 | (29,560.29) | 35,900.00 | 41,527.29 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|-------------------|-------------------|-------------------|-------------------------|---------------------|--------------------|---------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| BCCC - Leasing Expense | | | | | | | | |
| 6250-1000 - Office Lease | 0.00 | 3,377.00 | (3,377.00) | 28,216.00 | 27,016.00 | 1,200.00 | 40,524.00 | 12,308.00 |
| 6250-1100 - Room Lease | 0.00 | 459.00 | (459.00) | 2,472.00 | 3,672.00 | (1,200.00) | 5,508.00 | 3,036.00 |
| 6250-1200 - Gym/Yoga Room Lease | 0.00 | 2,000.00 | (2,000.00) | 16,000.00 | 16,000.00 | 0.00 | 24,000.00 | 8,000.00 |
| Total BCCC - Leasing Expense | 0.00 | 5,836.00 | (5,836.00) | 46,688.00 | 46,688.00 | 0.00 | 70,032.00 | 23,344.00 |
| Contingency Funds | | | | | | | | |
| 6300-0000 - Contingency Fund | 0.00 | 1,854.00 | (1,854.00) | 0.00 | 14,832.00 | (14,832.00) | 22,248.00 | 22,248.00 |
| Total Contingency Funds | 0.00 | 1,854.00 | (1,854.00) | 0.00 | 14,832.00 | (14,832.00) | 22,248.00 | 22,248.00 |
| Depreciation Expenses | | | | | | | | |
| 6350-1000 - Depreciation Expense | 0.00 | 2,084.00 | (2,084.00) | 0.00 | 16,667.00 | (16,667.00) | 25,000.00 | 25,000.00 |
| Total Depreciation Expenses | 0.00 | 2,084.00 | (2,084.00) | 0.00 | 16,667.00 | (16,667.00) | 25,000.00 | 25,000.00 |
| Replacement Fund Contribution | | | | | | | | |
| 7600-1000 - Replacement Fund Contribution | 24,833.00 | 24,834.00 | (1.00) | 198,664.00 | 198,667.00 | (3.00) | 298,000.00 | 99,336.00 |
| 7600-1001 - Non-Refund Deposit Contribution | 0.00 | 4,166.00 | (4,166.00) | 0.00 | 33,333.00 | (33,333.00) | 50,000.00 | 50,000.00 |
| 7600-1002 - Annual Contributions - BCCC | 3,250.00 | 3,250.00 | 0.00 | 26,000.00 | 26,000.00 | 0.00 | 39,000.00 | 13,000.00 |
| 7600-1003 - Interest Income - Reserves | 0.00 | 834.00 | (834.00) | 0.00 | 6,667.00 | (6,667.00) | 10,000.00 | 10,000.00 |
| Total Replacement Fund Contribution | 28,083.00 | 33,084.00 | (5,001.00) | 224,664.00 | 264,667.00 | (40,003.00) | 397,000.00 | 172,336.00 |
| Total Bell Canyon Association Expense | 293,280.24 | 225,266.00 | 68,014.24 | 2,062,702.66 | 1,802,187.00 | 260,515.66 | 2,703,286.00 | 640,583.34 |
| Income | | | | | | | | |
| Replacement Fund Income | | | | | | | | |
| 5010-1100 - Assessment - Replacement Fun | 24,833.00 | 24,834.00 | (1.00) | 198,664.00 | 198,667.00 | (3.00) | 298,000.00 | 99,336.00 |
| 5010-1101 - Non-Refund Deposit Contributio | 0.00 | 4,166.00 | (4,166.00) | 0.00 | 33,333.00 | (33,333.00) | 50,000.00 | 50,000.00 |
| 5010-1102 - Annual Contribution - BCCC | 3,250.00 | 3,250.00 | 0.00 | 26,000.00 | 26,000.00 | 0.00 | 39,000.00 | 13,000.00 |
| 5010-1200 - Interest Income - Replacement | 3,843.63 | 916.00 | 2,927.63 | 18,929.59 | 7,333.00 | 11,596.59 | 11,000.00 | (7,929.59) |
| Total Replacement Fund Income | 31,926.63 | 33,166.00 | (1,239.37) | 243,593.59 | 265,333.00 | (21,739.41) | 398,000.00 | 154,406.41 |
| Total Bell Canyon Association Income | 31,926.63 | 33,166.00 | (1,239.37) | 243,593.59 | 265,333.00 | (21,739.41) | 398,000.00 | 154,406.41 |

Income Statement Report
Bell Canyon Association
 February 01, 2019 thru February 28, 2019

| | Current Period | | | Year to Date (8 months) | | | Annual Budget | Budget Remaining |
|--|--------------------|--------------------|--------------------|-------------------------|---------------------|---------------------|---------------------|---------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | | |
| Expense | | | | | | | | |
| Replacement Fund Expenses | | | | | | | | |
| 9002-1100 - Replacement Fund-Road Renov | 0.00 | 0.00 | 0.00 | 31,500.00 | 0.00 | 31,500.00 | 0.00 | (31,500.00) |
| 9002-1200 - Replacement Fund-Concrete St | 0.00 | 8,334.00 | (8,334.00) | 1,657.17 | 66,667.00 | (65,009.83) | 100,000.00 | 98,342.83 |
| 9002-1300 - Replacement Fund-Storm Drain | 1,864.68 | 104.00 | 1,760.68 | 2,093.63 | 833.00 | 1,260.63 | 1,250.00 | (843.63) |
| 9002-1400 - Replacement Fund-Maint Truck | 5,540.00 | 2,834.00 | 2,706.00 | 5,540.00 | 22,667.00 | (17,127.00) | 34,000.00 | 28,460.00 |
| 9002-1500 - Replacement Fund-Unpaved Rc | 0.00 | 625.00 | (625.00) | 11,653.03 | 5,000.00 | 6,653.03 | 7,500.00 | (4,153.03) |
| 9002-1700 - Replacement Fund-Equipment | 0.00 | 209.00 | (209.00) | 0.00 | 1,667.00 | (1,667.00) | 2,500.00 | 2,500.00 |
| Total Replacement Fund Expenses | 7,404.68 | 12,106.00 | (4,701.32) | 52,443.83 | 96,834.00 | (44,390.17) | 145,250.00 | 92,806.17 |
| Total Bell Canyon Association Expense | 7,404.68 | 12,106.00 | (4,701.32) | 52,443.83 | 96,834.00 | (44,390.17) | 145,250.00 | 92,806.17 |
| Income | | | | | | | | |
| Capital Improvement Income | | | | | | | | |
| 5010-2100 - Interest Income - Capital Improv | 447.81 | 166.00 | 281.81 | 5,767.72 | 1,333.00 | 4,434.72 | 2,000.00 | (3,767.72) |
| Total Capital Improvement Income | 447.81 | 166.00 | 281.81 | 5,767.72 | 1,333.00 | 4,434.72 | 2,000.00 | (3,767.72) |
| Total Bell Canyon Association Income | 447.81 | 166.00 | 281.81 | 5,767.72 | 1,333.00 | 4,434.72 | 2,000.00 | (3,767.72) |
| Expense | | | | | | | | |
| Capital Improvement Expenses | | | | | | | | |
| 8900-1200 - Bus Stop Project | 0.00 | 0.00 | 0.00 | 15.29 | 0.00 | 15.29 | 0.00 | (15.29) |
| 8900-1300 - Capital Improvement-BCCC | 375.00 | 66,666.00 | (66,291.00) | 2,935.40 | 533,333.00 | (530,397.60) | 800,000.00 | 797,064.60 |
| 8900-1500 - Capital Improvement-BCEC Rex | 0.00 | 4,166.00 | (4,166.00) | 31,577.09 | 33,333.00 | (1,755.91) | 50,000.00 | 18,422.91 |
| Total Capital Improvement Expenses | 375.00 | 70,832.00 | (70,457.00) | 34,527.78 | 566,666.00 | (532,138.22) | 850,000.00 | 815,472.22 |
| Total Bell Canyon Association Expense | 375.00 | 70,832.00 | (70,457.00) | 34,527.78 | 566,666.00 | (532,138.22) | 850,000.00 | 815,472.22 |
| Total Bell Canyon Association Income / (Loss) | (55,553.70) | (57,222.00) | 1,668.30 | (158,935.93) | (457,816.00) | 298,880.07 | (686,728.00) | (527,792.07) |
| Total Association Net Income / (Loss) | (55,553.70) | (57,222.00) | 1,668.30 | (158,935.93) | (457,816.00) | 298,880.07 | (686,728.00) | (527,792.07) |