

**Board of Directors General Meeting
August 8, 2019
Agenda**

1. 7:00 – CALL TO ORDER
2. ATT CELL SERVICE – PRESENTATION
3. OPEN FORUM
4. APPROVAL OF MINUTES
 - a. July 11, 2019
5. REPORT OUT OF EXECUTIVE SESSION
6. MANAGER’S REPORT
 - a. Access road pepper trees proposals – Board decision
 - b. Hydroseeding open space proposals – Board decision
 - c. Selection of election inspectors – Board decision
7. COMMITTEE AND SUBSIDIARIES REPORTS AND DECISIONS
 - a. Committees
 - i. Architectural
 1. Lot 490 use of front setback and side easement for retaining walls – TIWE– Board decision
 - ii. CC&Rs and Bylaws amendments
 - iii. Fire Safe Council
 - b. Subsidiaries
 - i. BCCC
 - ii. BCEC
8. TREASURER’S REPORT
 - a. June 2019 financials
9. CONTINUING BUSINESS
 - a. BCCC redevelopment - update
10. ADJOURNMENT

BELL CANYON ASSOCIATION
Board of Directors General Meeting Minutes
July 11, 2019

CALL TO ORDER - The meeting was called to order at 7:01 PM by Vice President Steve Kent.

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

Joined the meeting at 7:07 PM; *joined the meeting at 8:16 PM

ABSENT - Dustin Glodney and Yossi Kviatkovsky

OTHERS PRESENT - Diane Rossiter, General Manger, and owners Dennis Roy, Michael Glassman, Kathleen Clemens, John Tickner, Bob Clarke, Michael Robbin, Miodrag Nikolic, Kelsey & Fiona Koppenhaver, Karen & Larry Feder, Greg McHugh, Bill Raff, and Sarah Berman

OPEN FORUM – Owner stated that he filed a complaint in October regarding vehicle storage on a neighboring property. He states that recently some vehicles were removed and they should not be able to bring them back in. He wants to be informed of the disciplinary action taken and for the governing documents to be enforced. He provided a copy of his statement and asked that it be included with the minutes. Owner stated that the executive traffic committee resolution was not properly worded. Owner stated that CSD should be able to buy fire fighting equipment and the Board should check on the insurance aspects of staff and volunteers using the equipment. An owner thinks the executive traffic committee should be made up of non-Board members. Owner thinks the BCA website should be changed daily. Owner wants an update on the recent fire, who caused it, is it being investigated. Owner gave letter to Board. Owner asked about statistics about traffic violations. They have been reported before and are being compiled for another report. Owner wants traffic enforcement to continue. Owner wants information about who started the fire and status reported to community. The Board has no special information regarding the fire. Owner stated that there has been a tractor on their vacant lot for 30 years and he wants to know why it is a problem now. Owner stated that he wants to know about Ferarri that he complained about eight months ago.

APPROVAL OF MINUTES

*Frank made a motion to approve the May 18, 2019 special general meeting minutes. Richard seconded the motion. Approved unanimously

*Frank made a motion to approve the June 8, 2019 general meeting minutes. Lisa seconded the motion. Approved unanimously

REPORT OUT OF EXECUTIVE SESSION

At the June 13, 2019 executive session, the Board approved the May 9, 2019 meeting minutes and reviewed the collections and delinquency report. The Board agreed to authorize ALS to proceed to foreclosure on an account for unpaid assessments. At the executive litigation committee

meeting, the committee heard reports on current litigation, and decided to hold a special meeting concerning a settlement offer.

MANAGEMENT REPORT

Power lines across access road – the Board agreed to send a letter to the President and Chairman of SCE and to cc the Ventura County Supervisors. The letter will request their help in ameliorating the risk that fire or earthquake might cause the lines to fall across the street and prevent emergency responders from entering and residents from leaving the Canyon during a disaster. Two options will be mentioned.

Bob Clarke reported on the status of Sprint cell service in Bell Canyon.

COMMITTEES AND SUBSIDIARIES REPORTS

Architectural Committee

Lot 218 – temporary interference with unpaved roadway – the AC recommends approval.

*Richard made a motion to approve the lot 218’s TIWUnpaved roadway in accordance with their application and the AC’s attached requirements. Lisa seconded the motion The Board discussed. Approved unanimously

CC&Rs and Bylaws amendments committee – Michael Glassman reported on a recent change in laws which affected the amendments to the governing documents and they have been working to incorporate them. A final version will be submitted to the Board for the next meeting.

Fire Safe Council – Greg McHugh reported on the current status of the Council and its progress. They are looking into emergency signage. They may be able to purchase tools for brush clearance. They are forming a 501C-3 in order to obtain grants.

BCCC – Geoff reported.

BCEC – Geoff reported. An entry pathway has been installed. Lisa reported that there are wait lists for the pony camps Huntover left Barn A at the end of June.

TREASURER’S REPORT

May 2019 financials - Richard reviewed the financials with the Board.

Operating Funds	\$ 576,226
Replacement Funds	\$3,466,862
Capital Improvement Funds	\$1,184,651
TOTAL	\$5,227,739

CONTINUING BUSINESS

BCCC redevelopment – Lisa reported that the Cultural Heritage Board will be here on July 22. They have issues concerning lifting the low rafters. Two proposals were presented to the Board for design and construction documents. The Board reviewed the proposals and asked questions.

*Lisa made a motion to accept the NAB proposal for MEP design. Frank seconded the motion. The Board discussed. Approved 5/0/1 Melissa abstained.

*Lisa made a motion to accept the Courtland Studio proposal for landscape, irrigation, lighting, and water feature design. Frank seconded the motion. The Board discussed. Approved unimously

Traffic calming – Geoff reported on the consultant’s recent findings and report. Further research is underway.

NEW BUSINESS

Re-forming Executive Traffic Committee - the Board reviewed the draft resolution and discussed.

*Steve made a motion to approve the Resolution of Board of Directors to Form Traffic Violation Executive Committee. Richard seconded the motion. The Board discussed. Steve amended his motion to add John Ticker's suggested revision to the resolution with approval by the Association's attorney. Approved unanimously.

Revising enforcement items #7 and 8 of the Speeding and Stop Sign Rules – the attorney recommended revising the rules.

*Steve made a motion to follow attorney advice to reword the rules and send the revision to the owners for input. Richard seconded the motion. Approved unanimously.

Purchase of firefighting equipment – the CSD is purchasing a Chevy Tahoe for emergency response but can't buy firefighting equipment. Richard would like the BCA to purchase the equipment that would be kept in the Tahoe for emergency response because it takes 20 minutes for the fire department to get here. He recommends purchase of a water trailer.

*Richard made a motion to authorize purchase of hoses, fire hydrant wrenches and a water trailer for a total of not more than \$10,500 to protect Association property. Geoff seconded the motion. Approved unanimously.

Social, digital, and online media committee formation - Lisa recommended forming the committee to improve the Association's on-line image.

*Eric made a motion to form a committee led by Lisa, including Keren Sonnabend, Courtney McCawley-Utt, and one open position. Lisa may fill empty positions. Geoff seconded the motion. The Board discussed. Approved unanimously.

ADJOURNMENT

The meeting was adjourned at 8:28 PM for the Executive Session.

APPROVED: _____
Frank Sarabia, BOARD SECRETARY

BELL CANYON ASSOCIATION **MINUTES**

Architectural Committee Meeting – Tuesday, July 9, 2019

Members Present: Peter Carniglia, Daniel Burgess, Scott Sand

Members Absent: Omar Nassery (AC Alternate), Mike Nolan (AC Alternate)

Others Present: Steve Kent (Board AC Liaison), Chiedu Chijindu (AC Consultant), Alex & Teresa Panameno, Fiona and Kelsey Koppenhaver

The meeting was called to order at 7:06 PM

June 25, 2019 AC Minutes: Daniel made a motion to approve the minutes of June 25, 2019. Scott seconded the motion. Approved

7:00 – 7:10 - OPEN FORUM (no member's time to exceed 3 minutes. This may be waived at Chair's discretion)

None

APPOINTMENTS

7:10 47 Dapplegray next to Cinch Trail: The owners did not attend their appointment with the AC to discuss a plan to correct the drainage problem from 47 Dapplegray. The AC agreed to write to the owners that they coordinate with the civil engineering consultant when preparing a revised plan and comply with the recommendations of the consultant.

7:20 Panameno, Lot 676, 6 Trigger Lane: Alex and Teresa Panameno were present to discuss the revised new SFR and grading plans submitted. The consultants' reviews recommending preliminary approval of the new SFR and grading plans were referenced during the discussion. The owners advised the AC that County approval and permit for the grading plan is pending the submittal of the AC preliminary approval letter. The owners advised the AC that they will coordinate with their civil engineer to comply with Ventura County codes as recommended by the civil engineering consultant. Peter made a motion to grant preliminary approval on the new SFR and grading plans subject to compliance with Ventura County codes. Daniel seconded the motion. Approved.

7:30 Koppenhaver, Lot 218, 9 Stallion Rd.: Fiona and Kelsey Koppenhaver were present to discuss the HOA Board decision on the Application for Temporary Interference of Unpaved Roadway for trees along the unpaved roadway. The revised sections of the temporary interference application and agreement, pictures of trimmed branches and removal of irrigation system as a condition for approval were referenced during the discussion. The owners agreed to take responsibility for fixing the road if roots damaged the street. Peter made a motion to recommend the application for the temporary interference for Board approval. Scott seconded the motion. Approved.

BELL CANYON ASSOCIATION **MINUTES**

Architectural Committee Meeting – Tuesday, July 9, 2019

PLAN SUBMITTAL

Landers, Lot 458, 76 Stagecoach Rd.: The AC reviewed and discussed the plan to change the height of parapet at the roof. The architectural consultant's review recommending preliminary approval and the elevation sheet were referenced during the discussion. Peter made a motion to accept the plan to change the height of the parapet. Daniel seconded the motion. Approved.

Collins, Lot 4, 10 Ramuda: The AC discussed the 3D renderings, grading and landscape plans which are still being reviewed by the architectural consultant. The AC agreed to wait for the architectural consultant's review before making a decision.

OTHER BUSINESS

List of updated Destroyed and Damaged Houses: The AC discussed the updated spreadsheet, listing the re-build status and Right of Entry Permits issued by the County.

Status of Houses with burnt fences: The AC discussed the updated list of houses with burnt fences and the present condition of the fences

EXECUTIVE SESSION

Construction Issues

The meeting was adjourned at 7:40PM

Next Architectural Committee Meeting:

July 23, 2019

*BELL CANYON ASSOCIATION
COMMUNITY CENTER BOARD MEETING
MINUTES
THURSDAY, APRIL 4, 2019*

Members Present: Jared Goldstein, Jeff Pressman, Pam Levy, Hansel Pollack, Yoav Shalev

Others Present: Sarah Berman

- I. The meeting was called to order at 7:08 PM
- II. OPEN FORUM: Sara Berman informed the Board that she is here on an official capacity on behalf of the Bell Canyon Community Foundation. She asked the Board if they have future projects for the Community Center. The Community Foundation can provide funding for these projects.
- III. APPROVAL OF MINUTES: Jared made a motion to approve the January 17, 2019 minutes. Hansel and Pam seconded to approve the minutes. Approved.
- IV. TREASURER'S REPORT
 1. BCCC Financials: Jared discussed the BCCC financials for February 2019. The Board noted that based on the balance sheet, the BCCC is operating within the budget. The proposed budget for FY 2019-2020 was reviewed.
 2. BCEC Financials: The Board discussed the BCEC financials for February 2019. The Board noted that the price of hay has gone up.
- V. Bell Canyon Community Center:
 - a. The Board reviewed the rent roll for 2019-2020.
 - b. The Board discussed the update on the proposed Community Center remodel. So far, the remodel is on track with the timeline.

- c. The Board discussed the pop up coffee truck at the Community Center. There is a strong positive community feedback. Dates for the second session, including weekend, are in progress.
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- VI. Bell Canyon Equestrian Center Update:
 - a. Courtyard: Currently working on the landscaping in the courtyard and repair of the water fountain.
 - b. Pony Camp: Plan is underway for the next pony camp. Dates include the weeks of June, July and August. The riding school took a big hit during the fire and the rainy winter season, but it has a strong comeback. There are new riders coming in each week over the past three months. Jared requested the Meeting Secretary to find out if insurance is provided for the pony camp.
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- VII. The meeting was adjourned at 7:30PM

Balance Sheet Report
Bell Canyon Community Center
 As of June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 31, 2019</u>	<u>Change</u>
Assets			
Operating Assets			
1003 - Union Bank Operating Checking - 9741	128,549.71	119,372.15	9,177.56
1005 - Union Bank Onsite Checking - 6676	23,441.33	23,441.33	0.00
Total Operating Assets	151,991.04	142,813.48	9,177.56
Reserve Assets			
1101 - Union Bank MM - 4219	1,510.23	1,510.23	0.00
Total Reserve Assets	1,510.23	1,510.23	0.00
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			
1280 - Accounts Receivable - Tenants	555.50	0.00	555.50
1300 - Prepaid Insurance	0.00	1,000.00	(1,000.00)
1690 - Clearing Account	(350.00)	0.00	(350.00)
Total Current Assets	205.50	1,000.00	(794.50)
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

Balance Sheet Report
Bell Canyon Community Center
 As of June 30, 2019

	<u>Balance</u> <u>Jun 30, 2019</u>	<u>Balance</u> <u>May 31, 2019</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
1515 - Allow. For Depreciation - BCCC Building	(389,491.72)	(388,409.64)	(1,082.08)
1516 - Allow. For Depreciation - Land Improveme	(37,935.00)	(37,935.00)	0.00
1517 - Allow. For Depreciation - Building Impro	(110,632.38)	(109,239.97)	(1,392.41)
1518 - Allow. For Depreciation - Equip/Furnitur	(110,132.18)	(109,831.48)	(300.70)
Total Fixed Assets	<u>622,401.77</u>	<u>625,176.96</u>	<u>(2,775.19)</u>
Total Assets	<u>916,415.28</u>	<u>910,807.41</u>	<u>5,607.87</u>
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Assessment	63.00	63.00	0.00
2105 - Payable to BCA	19,876.60	19,876.60	0.00
2107 - Security Deposit - Hall Rentals	2,444.74	944.74	1,500.00
2108 - Security Deposit - Rental Suites	908.86	908.86	0.00
Total Current Liabilities	<u>23,293.20</u>	<u>21,793.20</u>	<u>1,500.00</u>
Total Liabilities	<u>23,293.20</u>	<u>21,793.20</u>	<u>1,500.00</u>
<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 June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 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>(33,616.53)</u>	<u>(37,724.40)</u>	<u>4,107.87</u>
Total Liabilities and Owner Equity	<u>916,415.28</u>	<u>910,807.41</u>	<u>5,607.87</u>

Income Statement Report
Bell Canyon Community Center
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Income								
5040 - Late Fees	50.00	6.00	44.00	50.00	75.00	(25.00)	75.00	25.00
5042 - Late Interest	5.50	2.00	3.50	5.50	25.00	(19.50)	25.00	19.50
5045 - Rental Income - Office	7,450.00	7,500.00	(50.00)	89,520.00	90,000.00	(480.00)	90,000.00	480.00
5046 - Rental Income - Social Hall	250.00	1,342.00	(1,092.00)	5,120.00	16,100.00	(10,980.00)	16,100.00	10,980.00
5047 - Gym Access Income	360.00	167.00	193.00	3,120.00	2,000.00	1,120.00	2,000.00	(1,120.00)
5050 - Interest Earned - Reserve	0.00	0.00	0.00	3.22	0.00	3.22	0.00	(3.22)
5100 - Miscellaneous Income	0.00	42.00	(42.00)	150.00	500.00	(350.00)	500.00	350.00
Total Income	8,115.50	9,059.00	(943.50)	97,968.72	108,700.00	(10,731.28)	108,700.00	10,731.28
Total Bell Canyon Community Center Inco	8,115.50	9,059.00	(943.50)	97,968.72	108,700.00	(10,731.28)	108,700.00	10,731.28
Expense								
General & Administration Expenses								
6013 - Cleaning	0.00	150.00	(150.00)	434.98	1,800.00	(1,365.02)	1,800.00	1,365.02
6021 - Depreciation	2,361.57	3,125.00	(763.43)	29,166.08	37,500.00	(8,333.92)	37,500.00	8,333.92
6021-77 - Depreciation - Gym	413.62	0.00	413.62	4,136.20	0.00	4,136.20	0.00	(4,136.20)
6023 - Access Equipment	0.00	150.00	(150.00)	1,197.89	1,800.00	(602.11)	1,800.00	602.11
6024 - Gym Equipment Rental	0.00	3,600.00	(3,600.00)	38,668.74	43,200.00	(4,531.26)	43,200.00	4,531.26
6035 - Supplies	0.00	83.00	(83.00)	895.03	1,000.00	(104.97)	1,000.00	104.97
6043 - Equipments	0.00	42.00	(42.00)	27.42	500.00	(472.58)	500.00	472.58
6050 - Fees & Licenses	0.00	42.00	(42.00)	1,893.26	500.00	1,393.26	500.00	(1,393.26)
6080 - Miscellaneous General Administration	0.00	33.00	(33.00)	48.53	400.00	(351.47)	400.00	351.47
6150 - Insurance	1,000.00	1,000.00	0.00	12,000.00	12,000.00	0.00	12,000.00	0.00
6180 - Property Taxes	0.00	1,258.00	(1,258.00)	18,419.24	15,100.00	3,319.24	15,100.00	(3,319.24)
Total General & Administration Expenses	3,775.19	9,483.00	(5,707.81)	106,887.37	113,800.00	(6,912.63)	113,800.00	6,912.63
Repairs & Maintenances								
6525 - Repair - Lighting/Electrical	0.00	42.00	(42.00)	0.00	500.00	(500.00)	500.00	500.00
6526 - Repair - HVAC	0.00	167.00	(167.00)	2,321.00	2,000.00	321.00	2,000.00	(321.00)

Income Statement Report
Bell Canyon Community Center
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Repairs & Maintenances								
6527 - Repair - Plumbing	29.08	17.00	12.08	29.08	200.00	(170.92)	200.00	170.92
6528 - Repair - Appliance	0.00	42.00	(42.00)	241.31	500.00	(258.69)	500.00	258.69
6530 - Repair - Social Hall	21.86	42.00	(20.14)	387.46	500.00	(112.54)	500.00	112.54
6531 - Repair - Exterior	0.00	0.00	0.00	450.00	0.00	450.00	0.00	(450.00)
6533 - Repair - Miscellaneous	0.00	25.00	(25.00)	9.62	300.00	(290.38)	300.00	290.38
6545 - Repair - Restrooms	0.00	17.00	(17.00)	74.97	200.00	(125.03)	200.00	125.03
Total Repairs & Maintenances	50.94	352.00	(301.06)	3,513.44	4,200.00	(686.56)	4,200.00	686.56
Utilities Expenses								
6700 - Sewer/Water	0.00	200.00	(200.00)	2,397.94	2,400.00	(2.06)	2,400.00	2.06
6705 - Electric	0.00	1,667.00	(1,667.00)	16,368.93	20,000.00	(3,631.07)	20,000.00	3,631.07
6710 - Gas	54.70	83.00	(28.30)	830.05	1,000.00	(169.95)	1,000.00	169.95
6720 - Gym Cable/Phone Services	126.80	160.00	(33.20)	1,587.52	1,920.00	(332.48)	1,920.00	332.48
Total Utilities Expenses	181.50	2,110.00	(1,928.50)	21,184.44	25,320.00	(4,135.56)	25,320.00	4,135.56
Total Bell Canyon Community Center Expense	4,007.63	11,945.00	(7,937.37)	131,585.25	143,320.00	(11,734.75)	143,320.00	11,734.75
Total Bell Canyon Community Center Income	4,107.87	(2,886.00)	6,993.87	(33,616.53)	(34,620.00)	1,003.47	(34,620.00)	(1,003.47)
Total Association Net Income / (Loss)	4,107.87	(2,886.00)	6,993.87	(33,616.53)	(34,620.00)	1,003.47	(34,620.00)	(1,003.47)

Balance Sheet Report
Bell Canyon Equestrian Center
 As of June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 31, 2019</u>	<u>Change</u>
Assets			
Operating Funds			
1003 - Union Bank Operating Checking - 9733	169,925.57	141,113.12	28,812.45
1010 - Union Bank Operating MM - 1234	23,597.82	23,597.82	0.00
1090 - Due to Replacement Fund	0.00	(1,000.00)	1,000.00
Total Operating Funds	193,523.39	163,710.94	29,812.45
Replacement Fund Assets			
1100 - Union Bank - Replacement Fund	18,007.05	16,506.37	1,500.68
1190 - Due from Operating Funds	0.00	1,000.00	(1,000.00)
Total Replacement Fund Assets	18,007.05	17,506.37	500.68
Current Assets			
1280 - Accounts Receivable - Tenants	9,577.07	17,340.19	(7,763.12)
Total Current Assets	9,577.07	17,340.19	(7,763.12)
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	401,544.33	378,994.32	22,550.01

Balance Sheet Report
Bell Canyon Equestrian Center
 As of June 30, 2019

	<u>Balance</u> <u>Jun 30, 2019</u>	<u>Balance</u> <u>May 31, 2019</u>	<u>Change</u>
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Rentals	2,726.32	5,575.17	(2,848.85)
2102 - Other Payables	54,373.11	54,373.11	0.00
2103 - Payable Due To BCCC	673.00	2,393.00	(1,720.00)
2104 - Clearing Payroll - BCA	115,980.50	117,919.76	(1,939.26)
2110 - Security Deposit - Stalls Rental	22,030.50	22,030.50	0.00
2225 - Accrued Expenses	6,766.15	6,766.15	0.00
2502 - Kubota Loan	8,313.14	8,313.14	0.00
Total Current Liabilities	<u>210,862.72</u>	<u>217,370.83</u>	<u>(6,508.11)</u>
Total Liabilities	<u>210,862.72</u>	<u>217,370.83</u>	<u>(6,508.11)</u>
<u>Owners' Equity</u>			
Replacement Fund			
4000 - Replacement Funds	18,000.00	17,500.00	500.00
4095 - Replacement Fund Interest	7.05	6.37	0.68
Total Replacement Fund	<u>18,007.05</u>	<u>17,506.37</u>	<u>500.68</u>
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 June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 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>151,495.51</u>	<u>150,994.83</u>	<u>500.68</u>
Income / (Loss)	<u>39,186.10</u>	<u>10,628.66</u>	<u>28,557.44</u>
Total Liabilities and Owner Equity	<u>401,544.33</u>	<u>378,994.32</u>	<u>22,550.01</u>

Income Statement Report
Bell Canyon Equestrian Center
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 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)	119,539.00	143,825.00	(24,286.00)	143,825.00	24,286.00
5015 - Box Stall Income	14,560.00	15,150.00	(590.00)	173,084.50	181,800.00	(8,715.50)	181,800.00	8,715.50
5017 - Lower Paddocks Income	4,825.00	5,900.00	(1,075.00)	63,590.50	70,800.00	(7,209.50)	70,800.00	7,209.50
5018 - Extra Feed Income	2,389.43	2,700.00	(310.57)	25,697.43	32,400.00	(6,702.57)	32,400.00	6,702.57
5019 - Shavings Income	0.00	0.00	0.00	189.00	0.00	189.00	0.00	(189.00)
5021 - BC Academy Income	1,985.00	0.00	1,985.00	14,860.00	0.00	14,860.00	0.00	(14,860.00)
5022 - Trailer Storage Income	470.00	292.00	178.00	4,565.00	3,500.00	1,065.00	3,500.00	(1,065.00)
5025 - Temporary Boarding Income	0.00	42.00	(42.00)	1,450.00	500.00	950.00	500.00	(950.00)
5027 - Holiday Fund	0.00	0.00	0.00	1,440.00	0.00	1,440.00	0.00	(1,440.00)
5040 - Late Fees	511.64	50.00	461.64	2,990.26	600.00	2,390.26	600.00	(2,390.26)
5042 - Late Interest	52.29	50.00	2.29	663.26	600.00	63.26	600.00	(63.26)
5051 - Apartment Rental Income	500.00	500.00	0.00	6,000.00	6,000.00	0.00	6,000.00	0.00
5100 - Miscellaneous Income	5,665.00	167.00	5,498.00	7,410.00	2,000.00	5,410.00	2,000.00	(5,410.00)
5200 - Full Care Income	0.00	233.00	(233.00)	435.00	2,800.00	(2,365.00)	2,800.00	2,365.00
5300 - Private Lessons	0.00	4,000.00	(4,000.00)	5,970.00	48,000.00	(42,030.00)	48,000.00	42,030.00
5303 - Day Camp	3,397.95	483.00	2,914.95	12,370.46	5,800.00	6,570.46	5,800.00	(6,570.46)
Total Income	44,356.31	41,552.00	2,804.31	440,254.41	498,625.00	(58,370.59)	498,625.00	58,370.59
Total Bell Canyon Equestrian Center Incom	44,356.31	41,552.00	2,804.31	440,254.41	498,625.00	(58,370.59)	498,625.00	58,370.59
Expense								
Administration Expense								
6021 - Depreciation Expenses	0.00	1,567.00	(1,567.00)	0.00	18,800.00	(18,800.00)	18,800.00	18,800.00
6035 - Office Supplies	0.00	8.00	(8.00)	17.15	100.00	(82.85)	100.00	82.85
6050 - Licenses & Fees	0.00	33.00	(33.00)	25.00	400.00	(375.00)	400.00	375.00
6076 - Communications/Outreach	0.00	42.00	(42.00)	220.00	500.00	(280.00)	500.00	280.00
6085 - Miscellaneous Administration	0.00	42.00	(42.00)	90.00	500.00	(410.00)	500.00	410.00
6095 - Repay loans to BCA	(1,720.00)	500.00	(2,220.00)	0.00	6,000.00	(6,000.00)	6,000.00	6,000.00

Income Statement Report
Bell Canyon Equestrian Center
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administration Expense								
6150 - Insurance Master	0.00	650.00	(650.00)	10,657.90	7,800.00	2,857.90	7,800.00	(2,857.90)
6180 - Property Taxes	0.00	692.00	(692.00)	8,174.06	8,300.00	(125.94)	8,300.00	125.94
Total Administration Expense	(1,720.00)	3,534.00	(5,254.00)	19,184.11	42,400.00	(23,215.89)	42,400.00	23,215.89
Operations Expense								
6102 - Salaries - Barn Labor	8,663.00	10,625.00	(1,962.00)	108,204.58	127,500.00	(19,295.42)	127,500.00	19,295.42
6105 - Payroll Taxes	704.27	1,058.00	(353.73)	10,104.15	12,700.00	(2,595.85)	12,700.00	2,595.85
6125 - Workers Comp Insurance	1,477.00	1,633.00	(156.00)	17,834.01	19,600.00	(1,765.99)	19,600.00	1,765.99
6127 - Employee Benefits	1,791.57	2,221.00	(429.43)	23,018.07	26,655.00	(3,636.93)	26,655.00	3,636.93
6130 - Miscellaneous	0.00	83.00	(83.00)	610.21	1,000.00	(389.79)	1,000.00	389.79
6401 - Hay & Feed	0.00	8,000.00	(8,000.00)	44,652.00	96,000.00	(51,348.00)	96,000.00	51,348.00
6402 - Shavings	0.00	3,617.00	(3,617.00)	42,642.60	43,400.00	(757.40)	43,400.00	757.40
6404 - Manure Removal	1,703.03	4,167.00	(2,463.97)	30,133.14	50,000.00	(19,866.86)	50,000.00	19,866.86
6405 - Academy Trainers	0.00	1,183.00	(1,183.00)	13,681.01	14,200.00	(518.99)	14,200.00	518.99
6406 - Academy Horse Expenses	100.00	833.00	(733.00)	2,190.21	10,000.00	(7,809.79)	10,000.00	7,809.79
6407 - Academy Miscellaneous	0.00	375.00	(375.00)	2,452.46	4,500.00	(2,047.54)	4,500.00	2,047.54
6555 - Pest Control	1,074.01	708.00	366.01	6,491.42	8,500.00	(2,008.58)	8,500.00	2,008.58
Total Operations Expense	15,512.88	34,503.00	(18,990.12)	302,013.86	414,055.00	(112,041.14)	414,055.00	112,041.14
Equipment Expense								
6070 - Kubota Payment	462.11	462.00	0.11	5,545.32	5,545.00	0.32	5,545.00	(0.32)
6540 - Equipment Repairs	0.00	250.00	(250.00)	2,096.43	3,000.00	(903.57)	3,000.00	903.57
6541 - Fuel	98.59	200.00	(101.41)	3,271.47	2,400.00	871.47	2,400.00	(871.47)
6542 - Tractor/Cart Expenses	888.75	250.00	638.75	5,292.58	3,000.00	2,292.58	3,000.00	(2,292.58)
6543 - Equipment/Fixture Improvement	0.00	125.00	(125.00)	88.87	1,500.00	(1,411.13)	1,500.00	1,411.13
Total Equipment Expense	1,449.45	1,287.00	162.45	16,294.67	15,445.00	849.67	15,445.00	(849.67)
Facilities Expense								
6501 - Arena & Corral Maintenance	0.00	250.00	(250.00)	17,708.36	3,000.00	14,708.36	3,000.00	(14,708.36)

**Income Statement Report
Bell Canyon Equestrian Center
June 01, 2019 thru June 30, 2019**

	Current Period			Year to Date (12 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	600.00	(531.29)	600.00	531.29
6503 - Office Maintenance & Repairs	0.00	8.00	(8.00)	0.00	100.00	(100.00)	100.00	100.00
6510 - Barn Maintenance & Repairs	0.00	417.00	(417.00)	12,117.49	5,000.00	7,117.49	5,000.00	(7,117.49)
6511 - Sand and Footing	0.00	208.00	(208.00)	250.00	2,500.00	(2,250.00)	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	167.00	(167.00)	2,095.53	2,000.00	95.53	2,000.00	(95.53)
6550 - Janitorial/Restroom	0.00	108.00	(108.00)	906.40	1,300.00	(393.60)	1,300.00	393.60
6551 - Lighting and Electrical	6.54	67.00	(60.46)	66.90	800.00	(733.10)	800.00	733.10
6575 - Miscellaneous - Facilities	0.00	42.00	(42.00)	199.90	500.00	(300.10)	500.00	300.10
Total Facilities Expense	6.54	1,317.00	(1,310.46)	35,363.77	15,800.00	19,563.77	15,800.00	(19,563.77)
Utilities Expenses								
6700 - Sewer/Water	0.00	1,000.00	(1,000.00)	12,661.31	12,000.00	661.31	12,000.00	(661.31)
6705 - Electric	0.00	833.00	(833.00)	8,890.59	10,000.00	(1,109.41)	10,000.00	1,109.41
6720 - Telephone - Internet	50.00	83.00	(33.00)	660.00	1,000.00	(340.00)	1,000.00	340.00
Total Utilities Expenses	50.00	1,916.00	(1,866.00)	22,211.90	23,000.00	(788.10)	23,000.00	788.10
Replacement Fund Allocation								
9000 - Reserve Contribution Reserve	500.00	500.00	0.00	6,000.00	6,000.00	0.00	6,000.00	0.00
Total Replacement Fund Allocation	500.00	500.00	0.00	6,000.00	6,000.00	0.00	6,000.00	0.00
Total Bell Canyon Equestrian Center Expense	15,798.87	43,057.00	(27,258.13)	401,088.31	516,700.00	(115,631.69)	516,700.00	115,631.69
Total Bell Canyon Equestrian Center Income	28,557.44	(1,505.00)	30,062.44	39,186.10	(18,075.00)	57,261.10	(18,075.00)	(57,261.10)
Total Association Net Income / (Loss)	28,557.44	(1,505.00)	30,062.44	39,186.10	(18,075.00)	57,261.10	(18,075.00)	(57,261.10)

Balance Sheet Report
Bell Canyon Association
 As of June 30, 2019

	<u>Balance</u> <u>Jun 30, 2019</u>	<u>Balance</u> <u>May 31, 2019</u>	<u>Change</u>
<u>Assets</u>			
Operating Funds			
1003 - Union Bank Operating Checking - 9725	365,461.92	486,927.72	(121,465.80)
1005 - Union Bank Onsite Checking - 6650	6,368.30	6,468.30	(100.00)
1006 - Union Bank Payroll Checking - 6668	98,216.71	82,129.68	16,087.03
1020 - ARCH funds Well Fargo - 8544	1,111.27	1,111.27	0.00
1022 - Wells Fargo Const Deposits - 6462	304,799.07	298,785.91	6,013.16
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	1,076,657.27	1,176,122.88	(99,465.61)
Committee Funds			
1050 - Union Bank Broadway Checking - 2866	15,887.10	10,435.70	5,451.40
Total Committee Funds	15,887.10	10,435.70	5,451.40
Replacement Fund			
1100 - Wells Fargo Advisor MM - 7371	748,910.13	406,575.48	342,334.65
1101 - Wells Fargo Advisor CDs - 7371	2,645,000.00	2,895,000.00	(250,000.00)
1105 - BCA/BCCC Rplmt Union Bank - 2748	122,124.93	109,120.72	13,004.21
1135 - Due from Operating - Unfunded BCCC Rplcn	0.00	6,500.00	(6,500.00)
1145 - Due from Operating - Unfunded Replacemen	0.00	49,666.00	(49,666.00)
Total Replacement Fund	3,516,035.06	3,466,862.20	49,172.86
Accounts Receivable			
1280 - Accounts Receivable - Homeowner	96,522.32	101,784.00	(5,261.68)
1282 - Accounts Receivable - From BCEC	59,525.39	59,525.39	0.00
1283 - Payroll Clearing - BCEC	115,980.68	119,859.20	(3,878.52)

**Balance Sheet Report
Bell Canyon Association**

As of June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 31, 2019</u>	<u>Change</u>
Assets			
Accounts Receivable			
1290 - Allowance for Doubtful Accounts	(72,148.64)	(73,491.70)	1,343.06
Total Accounts Receivable	199,879.75	207,676.89	(7,797.14)
Prepaid Expenses			
1300 - Prepaid Insurance	41,242.91	50,312.14	(9,069.23)
1305 - Prepaid Expenses- Other	4,273.00	4,273.00	0.00
Total Prepaid Expenses	45,515.91	54,585.14	(9,069.23)
Capital Improvement Fund			
1399 - Capital Fund Wells Fargo CDs - 6956	600,000.00	500,000.00	100,000.00
1400 - Capital Fund Wells Fargo - 6956	437,969.17	546,506.99	(108,537.82)
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
Total Capital Improvement Fund	1,176,112.73	1,184,650.55	(8,537.82)
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
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

Balance Sheet Report
Bell Canyon Association
 As of June 30, 2019

	<u>Balance</u> <u>Jun 30, 2019</u>	<u>Balance</u> <u>May 31, 2019</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
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	(1,913.95)	(7,616.83)	5,702.88
Total Other Assets	962,669.05	956,966.17	5,702.88
Total Assets	7,128,760.71	7,193,303.37	(64,542.66)
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Owners Assessments	51,439.38	80,759.40	(29,320.02)
2103 - Other Payable - Due to BCCC	(21,826.60)	(21,826.60)	0.00
2105 - Replacement/Capital/BCCC Unfunded	0.00	56,166.00	(56,166.00)
2110 - Homeowner Refund Payables	955.78	1,323.78	(368.00)
2115 - Refundable Construction Deposits	545,463.39	539,713.64	5,749.75
2401 - Compensated Absences	38,275.03	38,275.03	0.00
2402 - Accrued Payroll	16,997.72	16,997.72	0.00
Total Current Liabilities	631,304.70	711,408.97	(80,104.27)
Total Liabilities	631,304.70	711,408.97	(80,104.27)
<u>Owners' Equity</u>			
Owners' Equity			
4991 - Funds Balance - Operating	1,553,969.16	1,553,969.16	0.00

Balance Sheet Report
Bell Canyon Association
 As of June 30, 2019

	<u>Balance Jun 30, 2019</u>	<u>Balance May 31, 2019</u>	<u>Change</u>
<u>Owners' Equity</u>			
Owners' Equity			
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>72,867.74</u>	<u>57,306.13</u>	<u>15,561.61</u>
Total Liabilities and Owner Equity	<u>7,128,760.71</u>	<u>7,193,303.37</u>	<u>(64,542.66)</u>

Income Statement Report
Bell Canyon Association
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Operating Incomes								
5010 - Regular Assessments	210,428.06	209,084.00	1,344.06	2,509,020.00	2,509,008.00	12.00	2,509,008.00	(12.00)
5020 - Special Assessments	0.00	0.00	0.00	617.04	0.00	617.04	0.00	(617.04)
5027 - Holiday Bonus Fund	0.00	1,583.00	(1,583.00)	19,797.06	19,000.00	797.06	19,000.00	(797.06)
5028 - Contract Income - BC/CSD	67.50	62.00	5.50	692.00	750.00	(58.00)	750.00	58.00
5030 - Interest Income-Operating	65.79	4.00	61.79	519.76	50.00	469.76	50.00	(469.76)
5035 - Transfer/Handling Fee	365.00	1,000.00	(635.00)	14,472.20	12,000.00	2,472.20	12,000.00	(2,472.20)
5040 - Late Fees	967.24	750.00	217.24	13,203.93	9,000.00	4,203.93	9,000.00	(4,203.93)
5050 - Tennis Court Fees	0.00	25.00	(25.00)	200.00	300.00	(100.00)	300.00	100.00
5052 - Plan Check Fees	50.00	0.00	50.00	305.00	0.00	305.00	0.00	(305.00)
5061 - Architectural Design Fees	6,410.74	5,000.00	1,410.74	33,968.93	60,000.00	(26,031.07)	60,000.00	26,031.07
5100 - Miscellaneous Income	165.00	100.00	65.00	18,943.44	1,200.00	17,743.44	1,200.00	(17,743.44)
5105 - Attorney/Collection Fees	0.00	0.00	0.00	13,895.12	0.00	13,895.12	0.00	(13,895.12)
5110 - Fines/Violations	100.00	42.00	58.00	16,846.28	500.00	16,346.28	500.00	(16,346.28)
Total Operating Incomes	218,619.33	217,650.00	969.33	2,642,480.76	2,611,808.00	30,672.76	2,611,808.00	(30,672.76)
Total Bell Canyon Association Income	218,619.33	217,650.00	969.33	2,642,480.76	2,611,808.00	30,672.76	2,611,808.00	(30,672.76)
Expense								
Management - Staff								
6010-1000 - Payroll	19,687.38	22,614.00	(2,926.62)	250,895.55	271,365.00	(20,469.45)	271,365.00	20,469.45
6010-1001 - Payroll Taxes	1,453.98	1,869.00	(415.02)	20,806.58	22,425.00	(1,618.42)	22,425.00	1,618.42
6010-1002 - Payroll Processing Fees	634.92	702.00	(67.08)	9,643.78	8,425.00	1,218.78	8,425.00	(1,218.78)
6010-1003 - Life Insurance	133.00	65.00	68.00	772.63	780.00	(7.37)	780.00	7.37
6010-1004 - Dental Insurance	119.92	120.00	(0.08)	1,391.87	1,440.00	(48.13)	1,440.00	48.13
6010-1005 - Health Insurance	1,298.56	733.00	565.56	13,872.06	8,800.00	5,072.06	8,800.00	(5,072.06)
6010-1006 - 401K Plan	560.63	490.00	70.63	6,713.18	5,880.00	833.18	5,880.00	(833.18)
6010-1007 - Employee Recognition	50.00	250.00	(200.00)	3,561.78	3,000.00	561.78	3,000.00	(561.78)
6010-1008 - CAI & Education	0.00	167.00	(167.00)	1,678.60	2,000.00	(321.40)	2,000.00	321.40

Income Statement Report
Bell Canyon Association
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 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	2,095.05	1,498.00	597.05	1,498.00	(597.05)
Total Management - Staff	24,091.50	27,135.00	(3,043.50)	311,431.08	325,813.00	(14,181.92)	325,813.00	14,181.92
Management - Business								
6010-1100 - Supplies - Electronic	0.00	33.00	(33.00)	215.83	400.00	(184.17)	400.00	184.17
6010-1101 - Supplies - Domestic	265.50	375.00	(109.50)	3,350.07	4,500.00	(1,149.93)	4,500.00	1,149.93
6010-1102 - Supplies - Office	0.00	300.00	(300.00)	3,194.56	3,600.00	(405.44)	3,600.00	405.44
6010-1103 - Supplies - Drinking Water	77.90	0.00	77.90	803.38	0.00	803.38	0.00	(803.38)
6010-1104 - Supplies - Computer Equipment	8.75	133.00	(124.25)	1,970.43	1,600.00	370.43	1,600.00	(370.43)
6010-1105 - Supplies - Printer & Supplies	0.00	225.00	(225.00)	1,989.45	2,700.00	(710.55)	2,700.00	710.55
6010-1106 - Postage	167.31	356.00	(188.69)	4,015.10	4,275.00	(259.90)	4,275.00	259.90
6010-1107 - Blueprint	0.00	8.00	(8.00)	0.00	100.00	(100.00)	100.00	100.00
6010-1108 - Communication	0.00	0.00	0.00	391.68	0.00	391.68	0.00	(391.68)
6010-1109 - IT Support	427.50	500.00	(72.50)	3,266.24	6,000.00	(2,733.76)	6,000.00	2,733.76
6010-1110 - Copying	295.17	252.00	43.17	4,045.83	3,020.00	1,025.83	3,020.00	(1,025.83)
6010-1111 - Electricity	0.00	260.00	(260.00)	2,579.18	3,120.00	(540.82)	3,120.00	540.82
6010-1112 - Fax & Phone	0.00	317.00	(317.00)	3,160.38	3,800.00	(639.62)	3,800.00	639.62
6010-1113 - Internet	99.99	100.00	(0.01)	1,799.82	1,200.00	599.82	1,200.00	(599.82)
6010-1114 - Accounting Services	0.00	3,137.00	(3,137.00)	39,295.04	37,650.00	1,645.04	37,650.00	(1,645.04)
Total Management - Business	1,342.12	5,998.00	(4,653.88)	70,076.99	71,965.00	(1,888.01)	71,965.00	1,888.01
Management - General								
6010-1200 - Maintenance	0.00	0.00	0.00	55.38	0.00	55.38	0.00	(55.38)
6010-1201 - Miscellaneous - MG	0.00	125.00	(125.00)	1,367.95	1,500.00	(132.05)	1,500.00	132.05
6010-1202 - Shareholder Functions	0.00	283.00	(283.00)	6,676.55	3,400.00	3,276.55	3,400.00	(3,276.55)
6010-1203 - Insurance	12,143.89	13,500.00	(1,356.11)	119,503.57	162,000.00	(42,496.43)	162,000.00	42,496.43
6010-1204 - Property Taxes/Licenses	0.00	175.00	(175.00)	1,897.83	2,100.00	(202.17)	2,100.00	202.17
6010-1205 - Bank Charge, Finance, Fee	180.00	21.00	159.00	962.68	250.00	712.68	250.00	(712.68)

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	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Management - General								
6010-1206 - CSD Expenses	0.00	4.00	(4.00)	(0.37)	50.00	(50.37)	50.00	50.37
6010-1208 - Vehicle	236.58	240.00	(3.42)	3,085.90	2,880.00	205.90	2,880.00	(205.90)
6010-1209 - Patrol Services	726.22	4,000.00	(3,273.78)	15,254.88	48,000.00	(32,745.12)	48,000.00	32,745.12
6010-1210 - Bus Stop Wi-Fi	0.00	0.00	0.00	907.16	0.00	907.16	0.00	(907.16)
Total Management - General	13,286.89	18,348.00	(5,061.31)	149,711.53	220,180.00	(70,468.47)	220,180.00	70,468.47
Architectural Committee								
6020-1000 - Architectural - Printing Supplies	0.00	67.00	(67.00)	0.00	800.00	(800.00)	800.00	800.00
6020-1001 - Architectural - Miscellaneous	0.00	29.00	(29.00)	189.55	350.00	(160.45)	350.00	160.45
6020-1002 - Architectural - Consulting Fee	0.00	4,333.00	(4,333.00)	26,929.83	52,000.00	(25,070.17)	52,000.00	25,070.17
6020-1003 - Architectural - Payroll	2,656.09	2,137.00	519.09	35,391.70	25,640.00	9,751.70	25,640.00	(9,751.70)
6020-1004 - Architectural - Payroll Taxes	195.14	183.00	12.14	2,855.32	2,200.00	655.32	2,200.00	(655.32)
6020-1005 - Architectural - Scanning of A/C	0.00	83.00	(83.00)	788.98	1,000.00	(211.02)	1,000.00	211.02
6020-1007 - Architectural - Life Insurance	21.00	10.00	11.00	125.10	116.00	9.10	116.00	(9.10)
6020-1008 - Architectural - Dental Insurance	17.10	17.00	0.10	184.30	206.00	(21.70)	206.00	21.70
6020-1009 - Architectural - Health Insurance	(84.52)	162.00	(246.52)	2,786.99	1,940.00	846.99	1,940.00	(846.99)
6020-1010 - Architectural - 401K Plan	79.67	62.00	17.67	1,255.51	750.00	505.51	750.00	(505.51)
6020-1011 - Architectural - Workers Comp	8.00	13.00	(5.00)	147.47	156.00	(8.53)	156.00	8.53
Total Architectural Committee	2,892.48	7,096.00	(4,203.52)	70,654.75	85,158.00	(14,503.25)	85,158.00	14,503.25
Professional Fees								
6030-1000 - Professional - General Counsel	2,550.00	5,000.00	(2,450.00)	78,300.09	60,000.00	18,300.09	60,000.00	(18,300.09)
6030-1001 - Professional - Legal HR	350.00	100.00	250.00	350.00	1,200.00	(850.00)	1,200.00	850.00
6030-1003 - Professional - Cost of Collector	210.00	604.00	(394.00)	7,328.00	7,250.00	78.00	7,250.00	(78.00)
6030-1004 - Professional - Audit/Accounting	0.00	1,250.00	(1,250.00)	15,380.00	15,000.00	380.00	15,000.00	(380.00)
6030-1005 - Professional - Consulting	0.00	583.00	(583.00)	1,875.00	7,000.00	(5,125.00)	7,000.00	5,125.00
6030-1006 - Professional - Legal Services S:	0.00	417.00	(417.00)	0.00	5,000.00	(5,000.00)	5,000.00	5,000.00
6030-1007 - Professional - SSFL Expert Con	0.00	583.00	(583.00)	4,000.00	7,000.00	(3,000.00)	7,000.00	3,000.00

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	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Professional Fees								
6030-1008 - Professional - Legal Fee Others	85,785.26	20,083.00	65,702.26	652,010.59	241,000.00	411,010.59	241,000.00	(411,010.59)
Total Professional Fees	88,895.26	28,820.00	60,275.26	759,243.68	343,450.00	415,793.68	343,450.00	(415,793.68)
Front Gate Service - Staff								
6050-1000 - Entry - Payroll	26,911.16	28,462.00	(1,550.84)	366,580.76	341,540.00	25,040.76	341,540.00	(25,040.76)
6050-1001 - Entry - Payroll Taxes	2,044.18	2,653.00	(608.82)	33,822.60	31,840.00	1,982.60	31,840.00	(1,982.60)
6050-1002 - Entry - Education/Renewal	40.00	12.00	28.00	120.00	150.00	(30.00)	150.00	30.00
6050-1003 - Entry - Uniform	0.00	167.00	(167.00)	3,555.61	2,000.00	1,555.61	2,000.00	(1,555.61)
6050-1004 - Entry - Life Insurance	252.00	95.00	157.00	1,137.04	1,140.00	(2.96)	1,140.00	2.96
6050-1005 - Entry - Dental Insurance	483.32	342.00	141.32	4,181.73	4,110.00	71.73	4,110.00	(71.73)
6050-1006 - Entry - Health Insurance	2,593.04	2,988.00	(394.96)	31,191.42	35,860.00	(4,668.58)	35,860.00	4,668.58
6050-1007 - Entry - 401K Plan	290.18	417.00	(126.82)	4,821.44	5,000.00	(178.56)	5,000.00	178.56
6050-1008 - Entry - Workers Comp	1,834.51	1,787.00	47.51	21,842.12	21,449.00	393.12	21,449.00	(393.12)
Total Front Gate Service - Staff	34,448.39	36,923.00	(2,474.61)	467,252.72	443,089.00	24,163.72	443,089.00	(24,163.72)
Front Gate Service - General								
6050-1101 - Entry - Electricity	0.00	694.00	(694.00)	7,003.96	8,330.00	(1,326.04)	8,330.00	1,326.04
6050-1102 - Entry - Fax & Phone	0.00	155.00	(155.00)	1,565.27	1,860.00	(294.73)	1,860.00	294.73
6050-1103 - Entry - Internet	174.98	187.00	(12.02)	2,084.43	2,240.00	(155.57)	2,240.00	155.57
6050-1104 - Entry - Water	0.00	625.00	(625.00)	10,120.73	7,500.00	2,620.73	7,500.00	(2,620.73)
6050-1105 - Entry - Decals/Access System	(1,033.00)	83.00	(1,116.00)	248.72	1,000.00	(751.28)	1,000.00	751.28
6050-1106 - Entry - Surveillance System	0.00	67.00	(67.00)	0.00	800.00	(800.00)	800.00	800.00
6050-1107 - Entry - Fountain Maintenance	245.00	167.00	78.00	1,769.80	2,000.00	(230.20)	2,000.00	230.20
6050-1108 - Entry - Radios	0.00	17.00	(17.00)	301.22	200.00	101.22	200.00	(101.22)
6050-1110 - Entry - Electronic	0.00	17.00	(17.00)	1,391.92	200.00	1,191.92	200.00	(1,191.92)
6050-1111 - Entry - Office Supplies	19.61	42.00	(22.39)	388.04	500.00	(111.96)	500.00	111.96
6050-1112 - Entry - Computer Equipment/Supp	0.00	42.00	(42.00)	482.89	500.00	(17.11)	500.00	17.11
6050-1113 - Entry - Printer Supplies	0.00	50.00	(50.00)	506.61	600.00	(93.39)	600.00	93.39

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Expense								
Front Gate Service - General								
6050-1114 - Entry - Domestic Supply	48.00	125.00	(77.00)	1,475.01	1,500.00	(24.99)	1,500.00	24.99
6050-1115 - Entry - Miscellaneous	0.00	42.00	(42.00)	428.77	500.00	(71.23)	500.00	71.23
6050-1117 - Entry - Holiday Decorations	0.00	100.00	(100.00)	1,391.47	1,200.00	191.47	1,200.00	(191.47)
6050-1116 - Entry - Truck/Vehicle	396.55	500.00	(103.45)	6,466.15	6,000.00	466.15	6,000.00	(466.15)
Total Front Gate Service - General	(148.86)	2,913.00	(3,061.86)	35,624.99	34,930.00	694.99	34,930.00	(694.99)
Maintenance - Staff								
6100-1000 - Maintenance - Payroll	26,404.51	28,016.00	(1,611.49)	337,634.22	336,196.00	1,438.22	336,196.00	(1,438.22)
6100-1001 - Maintenance - Payroll Taxes	1,751.31	2,461.00	(709.69)	29,119.57	29,527.00	(407.43)	29,527.00	407.43
6100-1002 - Maintenance - Training/Educatic	0.00	42.00	(42.00)	295.00	500.00	(205.00)	500.00	205.00
6100-1003 - Maintenance - Contract Service	0.00	83.00	(83.00)	0.00	1,000.00	(1,000.00)	1,000.00	1,000.00
6100-1004 - Maintenance - Life Insurance	217.50	79.00	138.50	973.55	950.00	23.55	950.00	(23.55)
6100-1005 - Maintenance - Dental Insurance	352.06	342.00	10.06	3,244.67	4,110.00	(865.33)	4,110.00	865.33
6100-1006 - Maintenance - Health Insurance	2,622.71	2,373.00	249.71	26,848.62	28,475.00	(1,626.38)	28,475.00	1,626.38
6100-1007 - Maintenance - 401K Plan	434.66	117.00	317.66	5,618.26	1,400.00	4,218.26	1,400.00	(4,218.26)
6100-1008 - Maintenance - Workers Comp	1,630.80	1,759.00	(128.20)	23,828.53	21,113.00	2,715.53	21,113.00	(2,715.53)
Total Maintenance - Staff	33,413.55	35,272.00	(1,858.45)	427,582.42	423,271.00	4,291.42	423,271.00	(4,291.42)
Maintenance - Kit								
6100-1100 - Maintenance - Miscellaneous	53.31	50.00	3.31	407.66	600.00	(192.34)	600.00	192.34
6100-1101 - Equipment Supplies - Repair	200.88	667.00	(466.12)	10,413.24	8,000.00	2,413.24	8,000.00	(2,413.24)
6100-1102 - Equipment Supplies - New Equip	(326.31)	125.00	(451.31)	(76,733.39)	1,500.00	(78,233.39)	1,500.00	78,233.39
6100-1103 - Equipment Supplies - Rental	0.00	233.00	(233.00)	792.86	2,800.00	(2,007.14)	2,800.00	2,007.14
6100-1104 - Equipment Supplies - Maint Sup	(166.65)	267.00	(433.65)	4,189.57	3,200.00	989.57	3,200.00	(989.57)
6100-1105 - Equipment Supplies - Protective	119.56	125.00	(5.44)	2,033.65	1,500.00	533.65	1,500.00	(533.65)
6100-1106 - Equipment Supplies - Kitchen/B	0.00	42.00	(42.00)	193.97	500.00	(306.03)	500.00	306.03
6100-1107 - Equipment Supplies - Equipmen	310.00	62.00	248.00	310.00	750.00	(440.00)	750.00	440.00
6100-1108 - Equipment Supplies - Drinking v	0.00	54.00	(54.00)	494.84	650.00	(155.16)	650.00	155.16

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	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Maintenance - Kit								
6100-1109 - Equipment Supplies - Cellphone	0.00	17.00	(17.00)	1,053.00	200.00	853.00	200.00	(853.00)
6100-1110 - Maintenance - Uniform	981.16	417.00	564.16	5,234.59	5,000.00	234.59	5,000.00	(234.59)
6100-1111 - Truck - Registration	164.00	275.00	(111.00)	3,943.00	3,300.00	643.00	3,300.00	(643.00)
6100-1112 - Truck - Service & Repair	0.00	1,000.00	(1,000.00)	11,388.72	12,000.00	(611.28)	12,000.00	611.28
6100-1113 - Truck - Fuel	614.21	450.00	164.21	7,706.43	5,400.00	2,306.43	5,400.00	(2,306.43)
Total Maintenance - Kit	1,950.16	3,784.00	(1,833.84)	(28,571.86)	45,400.00	(73,971.86)	45,400.00	73,971.86
Maintenance - Categories								
6100-1200 - Maintenance - Street Cleaning	0.00	1,250.00	(1,250.00)	3,062.50	15,000.00	(11,937.50)	15,000.00	11,937.50
6100-1202 - Maintenance Utilities - Water Irr	0.00	800.00	(800.00)	4,503.05	9,600.00	(5,096.95)	9,600.00	5,096.95
6100-1203 - Maintenance Utilities - Street Liq	0.00	650.00	(650.00)	9,914.76	7,800.00	2,114.76	7,800.00	(2,114.76)
6100-1204 - Maintenance Utilities - Electricity	0.00	108.00	(108.00)	1,031.95	1,300.00	(268.05)	1,300.00	268.05
6100-1205 - Maintenance Utilities - Waste Di	0.00	292.00	(292.00)	5,377.93	3,500.00	1,877.93	3,500.00	(1,877.93)
6100-1206 - Maintenance - Pest Control	215.00	208.00	7.00	3,040.25	2,500.00	540.25	2,500.00	(540.25)
6100-1207 - Maintenance - Traffic Sign Repe	468.57	250.00	218.57	6,980.30	3,000.00	3,980.30	3,000.00	(3,980.30)
6100-1208 - Maintenance - Landscape	1,710.60	900.00	810.60	51,450.09	10,800.00	40,650.09	10,800.00	(40,650.09)
6100-1209 - Maintenance - Irrigation	0.00	83.00	(83.00)	3,794.68	1,000.00	2,794.68	1,000.00	(2,794.68)
6100-1210 - Maintenance - Tree Maintenano	0.00	167.00	(167.00)	10,283.05	2,000.00	8,283.05	2,000.00	(8,283.05)
6100-1211 - Maintenance - Weed Control	0.00	208.00	(208.00)	4,024.06	2,500.00	1,524.06	2,500.00	(1,524.06)
6100-1212 - Maintenance - Park	0.00	83.00	(83.00)	0.00	1,000.00	(1,000.00)	1,000.00	1,000.00
6100-1213 - Maintenance - Fences	0.00	417.00	(417.00)	11,344.70	5,000.00	6,344.70	5,000.00	(6,344.70)
6100-1214 - Maintenance - Roadway	0.00	833.00	(833.00)	322.04	10,000.00	(9,677.96)	10,000.00	9,677.96
6100-1215 - Maintenance - Others	0.00	250.00	(250.00)	(343.81)	3,000.00	(3,343.81)	3,000.00	3,343.81
6100-1216 - Maintenance - Office Maintenanc	1,250.00	67.00	1,183.00	4,356.81	800.00	3,556.81	800.00	(3,556.81)
6100-1217 - Maintenance - Entry Maintenan	0.00	250.00	(250.00)	1,659.36	3,000.00	(1,340.64)	3,000.00	1,340.64
6100-1218 - Maintenance - BCCC Maintenan	0.00	300.00	(300.00)	3,363.13	3,600.00	(236.87)	3,600.00	236.87
6100-1219 - Maintenance - BCEC Maintenan	95.21	2,083.00	(1,987.79)	21,400.07	25,000.00	(3,599.93)	25,000.00	3,599.93
6100-1220 - Maintenance - Maintenance Yar	116.71	300.00	(183.29)	602.79	3,600.00	(2,997.21)	3,600.00	2,997.21

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Expense								
Maintenance - Categories								
6100-1221 - Maintenance - Lighting/Electrics	0.00	167.00	(167.00)	407.10	2,000.00	(1,592.90)	2,000.00	1,592.90
6100-1222 - Maintenance - Gym Supplies/Rt	0.00	125.00	(125.00)	2,646.01	1,500.00	1,146.01	1,500.00	(1,146.01)
6100-1223 - Tennis Court - Maintenance	0.00	83.00	(83.00)	239.43	1,000.00	(760.57)	1,000.00	760.57
6100-1224 - Tennis Court - Electricity	0.00	162.00	(162.00)	1,673.24	1,950.00	(276.76)	1,950.00	276.76
6100-1225 - Tennis Court - Equipment Suppl	0.00	50.00	(50.00)	739.80	600.00	139.80	600.00	(139.80)
Total Maintenance - Categories	3,856.09	10,086.00	(6,229.91)	151,873.29	121,050.00	30,823.29	121,050.00	(30,823.29)
Disaster Response								
6200-0000 - Disaster Response	0.00	208.00	(208.00)	8,919.39	2,500.00	6,419.39	2,500.00	(6,419.39)
Total Disaster Response	0.00	208.00	(208.00)	8,919.39	2,500.00	6,419.39	2,500.00	(6,419.39)
Community Events								
6200-1000 - Hot Summer Night	0.00	1,917.00	(1,917.00)	(145.67)	23,000.00	(23,145.67)	23,000.00	23,145.67
6200-1001 - New Owners Welcome	0.00	500.00	(500.00)	204.32	6,000.00	(5,795.68)	6,000.00	5,795.68
6200-1002 - Community Events	1,188.63	625.00	563.63	4,623.22	7,500.00	(2,876.78)	7,500.00	2,876.78
Total Community Events	1,188.63	3,042.00	(1,853.37)	4,681.87	36,500.00	(31,818.13)	36,500.00	31,818.13
Community & Club								
6200-1100 - Community Planning	99.99	42.00	57.99	3,722.21	500.00	3,222.21	500.00	(3,222.21)
6200-1101 - Bell Canyon Broadway	(5,451.24)	0.00	(5,451.24)	(5,915.89)	0.00	(5,915.89)	0.00	5,915.89
6200-1102 - September Sizzle	100.00	0.00	100.00	392.26	0.00	392.26	0.00	(392.26)
6200-1103 - Garden Club	0.00	125.00	(125.00)	0.00	1,500.00	(1,500.00)	1,500.00	1,500.00
6200-1104 - Kids Committee - Snow Day	0.00	417.00	(417.00)	17.43	5,000.00	(4,982.57)	5,000.00	4,982.57
6200-1105 - Kids Committee - Egg Day	0.00	750.00	(750.00)	0.00	9,000.00	(9,000.00)	9,000.00	9,000.00
6200-1106 - Kids Committee - Movie Nights	59.00	250.00	(191.00)	(1,164.18)	3,000.00	(4,164.18)	3,000.00	4,164.18
6200-1107 - Kids Committee - Camp Out	0.00	67.00	(67.00)	0.00	800.00	(800.00)	800.00	800.00
6200-1108 - Kids Committee - Summer Arts	0.00	8.00	(8.00)	0.00	100.00	(100.00)	100.00	100.00
6200-1109 - Kids Committee - Halloween	0.00	1,333.00	(1,333.00)	57.00	16,000.00	(15,943.00)	16,000.00	15,943.00
Total Community & Club	(5,192.25)	2,992.00	(8,184.25)	(2,891.17)	35,900.00	(38,791.17)	35,900.00	38,791.17

Income Statement Report
Bell Canyon Association
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 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)	41,724.00	40,524.00	1,200.00	40,524.00	(1,200.00)
6250-1100 - Room Lease	0.00	459.00	(459.00)	4,308.00	5,508.00	(1,200.00)	5,508.00	1,200.00
6250-1200 - Gym/Yoga Room Lease	0.00	2,000.00	(2,000.00)	24,000.00	24,000.00	0.00	24,000.00	0.00
Total BCCC - Leasing Expense	0.00	5,836.00	(5,836.00)	70,032.00	70,032.00	0.00	70,032.00	0.00
Contingency Funds								
6300-0000 - Contingency Fund	0.00	1,854.00	(1,854.00)	0.00	22,248.00	(22,248.00)	22,248.00	22,248.00
Total Contingency Funds	0.00	1,854.00	(1,854.00)	0.00	22,248.00	(22,248.00)	22,248.00	22,248.00
Depreciation Expenses								
6350-1000 - Depreciation Expense	0.00	2,083.00	(2,083.00)	0.00	25,000.00	(25,000.00)	25,000.00	25,000.00
Total Depreciation Expenses	0.00	2,083.00	(2,083.00)	0.00	25,000.00	(25,000.00)	25,000.00	25,000.00
Replacement Fund Contribution								
7600-1000 - Replacement Fund Contribution	24,833.00	24,833.00	0.00	297,996.00	298,000.00	(4.00)	298,000.00	4.00
7600-1001 - Non-Refund Deposit Contribution	0.00	4,167.00	(4,167.00)	50,000.00	50,000.00	0.00	50,000.00	0.00
7600-1002 - Annual Contributions - BCCC	3,250.00	3,250.00	0.00	39,000.00	39,000.00	0.00	39,000.00	0.00
7600-1003 - Interest Income - Reserves	0.00	833.00	(833.00)	0.00	10,000.00	(10,000.00)	10,000.00	10,000.00
Total Replacement Fund Contribution	28,083.00	33,083.00	(5,000.00)	386,996.00	397,000.00	(10,004.00)	397,000.00	10,004.00
Total Bell Canyon Association Expense	228,106.76	225,271.00	2,835.76	2,882,597.68	2,703,286.00	179,311.68	2,703,286.00	(179,311.68)
Income								
Replacement Fund Income								
5010-1100 - Assessment - Replacement Fund	24,833.00	24,833.00	0.00	297,996.00	298,000.00	(4.00)	298,000.00	4.00
5010-1101 - Non-Refund Deposit Contribution	0.00	4,167.00	(4,167.00)	50,000.00	50,000.00	0.00	50,000.00	0.00
5010-1102 - Annual Contribution - BCCC	3,250.00	3,250.00	0.00	39,000.00	39,000.00	0.00	39,000.00	0.00
5010-1200 - Interest Income - Replacement	5,503.86	917.00	4,586.86	36,796.25	11,000.00	25,796.25	11,000.00	(25,796.25)
Total Replacement Fund Income	33,586.86	33,167.00	419.86	423,792.25	398,000.00	25,792.25	398,000.00	(25,792.25)
Total Bell Canyon Association Income	33,586.86	33,167.00	419.86	423,792.25	398,000.00	25,792.25	398,000.00	(25,792.25)

Income Statement Report
Bell Canyon Association
 June 01, 2019 thru June 30, 2019

	Current Period			Year to Date (12 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	8,333.00	(8,333.00)	1,657.17	100,000.00	(98,342.83)	100,000.00	98,342.83
9002-1300 - Replacement Fund-Storm Drain	0.00	104.00	(104.00)	2,654.84	1,250.00	1,404.84	1,250.00	(1,404.84)
9002-1400 - Replacement Fund-Maint Truck	0.00	2,833.00	(2,833.00)	5,751.71	34,000.00	(28,248.29)	34,000.00	28,248.29
9002-1500 - Replacement Fund-Unpaved Rc	0.00	625.00	(625.00)	11,653.03	7,500.00	4,153.03	7,500.00	(4,153.03)
9002-1700 - Replacement Fund-Equipment	0.00	208.00	(208.00)	540.48	2,500.00	(1,959.52)	2,500.00	1,959.52
Total Replacement Fund Expenses	0.00	12,103.00	(12,103.00)	53,757.23	145,250.00	(91,492.77)	145,250.00	91,492.77
Total Bell Canyon Association Expense	0.00	12,103.00	(12,103.00)	53,757.23	145,250.00	(91,492.77)	145,250.00	91,492.77
Income								
Capital Improvement Income								
5010-2100 - Interest Income - Capital Improv	675.59	167.00	508.59	10,401.81	2,000.00	8,401.81	2,000.00	(8,401.81)
Total Capital Improvement Income	675.59	167.00	508.59	10,401.81	2,000.00	8,401.81	2,000.00	(8,401.81)
Total Bell Canyon Association Income	675.59	167.00	508.59	10,401.81	2,000.00	8,401.81	2,000.00	(8,401.81)
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	9,170.86	66,667.00	(57,496.14)	35,646.42	800,000.00	(764,353.58)	800,000.00	764,353.58
8900-1500 - Capital Improvement-BCEC Rex	42.55	4,167.00	(4,124.45)	31,790.46	50,000.00	(18,209.54)	50,000.00	18,209.54
Total Capital Improvement Expenses	9,213.41	70,834.00	(61,620.59)	67,452.17	850,000.00	(782,547.83)	850,000.00	782,547.83
Total Bell Canyon Association Expense	9,213.41	70,834.00	(61,620.59)	67,452.17	850,000.00	(782,547.83)	850,000.00	782,547.83
Total Bell Canyon Association Income / (Loss)	15,561.61	(57,224.00)	72,785.61	72,867.74	(686,728.00)	759,595.74	(686,728.00)	(759,595.74)
Total Association Net Income / (Loss)	15,561.61	(57,224.00)	72,785.61	72,867.74	(686,728.00)	759,595.74	(686,728.00)	(759,595.74)