

**Board of Directors General Meeting
May 9, 2019
Agenda**

1. 7:00 – CALL TO ORDER
2. OPEN FORUM
3. APPROVAL OF MINUTES
 - a. April 11, 2019
4. REPORT OUT OF EXECUTIVE SESSION
5. MANAGER’S REPORT
 - a. Exit side of Bell Canyon pepper trees – Board decision
 - b. Insurance claims - update
 - c. Power lines over Bell Canyon road - update
6. COMMITTEE AND SUBSIDIARIES REPORTS AND DECISIONS
 - a. Committees
 - i. Architectural
 - ii. CC&Rs and Bylaws amendments
 - iii. Fire Safe Council
 - b. Subsidiaries
 - i. BCCC
 - ii. BCEC
 1. BCA loans to the BCEC – Board decision
7. TREASURER’S REPORT
 - a. March 2019 financials
 - b. 2019-20 Reserve Study
 - c. Draft 2019-20 BCA Budget – Board decision
8. CONTINUING BUSINESS
 - a. BCCC redevelopment - update
 - b. Draft BCA Rules – Board member input
9. NEW BUSINESS
 - a. Recognition of Water Department employees - Woolsey Fire – Board decision
 - b. Memorandum of understanding for FFRP – Board decision
10. ADJOURNMENT

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

CALL TO ORDER - The meeting was called to order at 7:03 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, Yossi Kviatkovsky, and Melissa Raff.

** Joined the meeting at 7:10

ABSENT - Dustin Glodney

OTHERS PRESENT - Diane Rossiter, General Manager; owners, Sarah Berman, Warren Weiss, Bill Raff, Greg McHugh, Michael Glassman, Peter Carniglia, Leon Reingold, Bunishi Nagakawa, Rod Guzman, and Casey Hamlin

OPEN FORUM – Owner said that Bell Canyon is an affluent community and she doesn't know any other that allows the overnight street parking that Bell Canyon does. Owner wanted to know about Wildlife Ordinance's impact on Bell Canyon. Owner asked if there is a BCEC Board? Yes. How many members? Three. Owner stated that overnight parking is a problem and has gotten worse over the last several months. Owner wanted to know about getting money back from insurance for the litigation. He wants to know the financial status of the lawsuits and how much will be reimbursed. Eric gave a brief status report. Owner stated that parents are double parking on the street at the bus stop in the morning and it is a safety concern. They should be told to park off the street. Owner suggested that a litigation page be added to the BCA website to give owners insight into the lawsuits. Owner stated that he supports the BCA's opposition to the Wildlife Ordinance. The ordinance will impede improvements in Bell Canyon and drive property values down. BCA should be removed from the overlay. Eric reported that Lisa met with Linda Parks who agreed to send the Planning Director to meet with the Board and directly address the concerns and questions about the ordinance's impact on Bell Canyon.

*Eric made a motion to remove the Wildlife Ordinance and Draft BCA Rules from tonight's agenda. Frank seconded the motion. Approved 7/0/1 Melissa abstained.

APPROVAL OF MINUTES

*Frank made a motion to approve the March 14, 2019 general meeting minutes. Geoff seconded the motion. Approved Yossi voted no

REPORT OUT OF EXECUTIVE SESSION

At the March 14, 2019 executive session, the Board approve the prior meeting minutes, held a disciplinary hearing and made a decision, and denied a request to allow storage on a vacant lot.

The Board reviewed the collections and delinquencies report. The litigation committee approved the prior meeting minutes, heard reports on current litigation, and decided on making a demand.

MANAGEMENT REPORT

Power lines crossing Bell Canyon Road – the Board heard a report on the efforts to contact SCE regarding moving the power lines under the road. Richard will speak with Dennis Zine about who to contact at SCE.

Insurance claims update – the Board heard a status update on the claims process for BCA.

Hydroseeding of steep BCA slopes – the Board heard the report on the BCA open space slopes above 53 and 59 Flintlock.

*Richard made a motion to obtain hydroseeding proposals for the open space area above 53 and 59 Flintlock. Frank seconded the motion. Approved unanimously.

Verizon cell tower – Eric gave a status report on the recent meeting with Verizon representatives about coverage provided by their proposed cell tower. After discussion, Verizon agreed to look at other locations, not near houses.

COMMITTEES AND SUBSIDIARIES REPORTS

Fire Safe Council – Greg McHugh reported on the activities of the Council members. They are focusing on how to obtain grants for fire preparedness and prevention activities. They have added a member, Nicholas Koletic. On May 14 and 15 the Council agency is offering a grant writing class. Funds awarded must go through a 5013C and they are working on setting up a relationship.

BCCC – Geoff reported on financial status. Geoff explained that the roof will be replaced and the electrical upgraded during the refurbishment, which will address BCCC maintenance issues.

TREASURER’S REPORT

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

Operating Funds	\$ 960,999
Replacement Funds	\$3,355,543
Capital Improvement Funds	\$1,204,403
TOTAL	\$5,520,945

CONTINUING BUSINESS

BCCC redevelopment – Lisa reported that the structural engineer has investigated the building and is working on the report. They are meeting with the architect next week. The schematics are under development. They have contacted the Cultural Heritage Board and will keep them informed about the remodel.

ADJOURNMENT

The meeting was adjourned at 8:02 PM for the Executive Session.

APPROVED: _____
Frank Sarabia, BOARD SECRETARY

Balance Sheet Report
Bell Canyon Community Center
 As of March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</u>
<u>Assets</u>			
Operating Assets			
1003 - Union Bank Operating Checking - 9741	127,290.81	123,443.03	3,847.78
1005 - Union Bank Onsite Checking - 6676	23,441.33	23,441.33	0.00
Total Operating Assets	150,732.14	146,884.36	3,847.78
Reserve Assets			
1101 - Union Bank MM - 4219	1,509.40	1,508.98	0.42
Total Reserve Assets	1,509.40	1,508.98	0.42
Capital Improvements			
1405 - Investment in Subsidiary - BCEC	128,564.74	128,564.74	0.00
1408 - 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	(386,245.48)	(385,163.40)	(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 March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
1517 - Allow. For Depreciation - Building Impro	(106,455.15)	(105,062.74)	(1,392.41)
1518 - Allow. For Depreciation - Equip/Furnitur	(109,230.08)	(108,929.38)	(300.70)
Total Fixed Assets	630,727.34	633,502.53	(2,775.19)
Total Assets	924,995.62	923,922.61	1,073.01
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Assessment	63.00	61.00	2.00
2102 - Other Payables	5,000.00	5,000.00	0.00
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	374.73	(625.27)	1,000.00
2108 - Security Deposit - Rental Suites	908.86	908.86	0.00
Total Current Liabilities	26,223.19	25,221.19	1,002.00
Total Liabilities	26,223.19	25,221.19	1,002.00
<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 March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 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>(27,966.18)</u>	<u>(28,037.19)</u>	<u>71.01</u>
Total Liabilities and Owner Equity	<u>924,995.62</u>	<u>923,922.61</u>	<u>1,073.01</u>

Income Statement Report
Bell Canyon Community Center
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Income								
5040 - Late Fees	0.00	6.00	(6.00)	0.00	58.00	(58.00)	75.00	75.00
5042 - Late Interest	0.00	2.00	(2.00)	0.00	19.00	(19.00)	25.00	25.00
5045 - Rental Income - Office	7,450.00	7,500.00	(50.00)	67,170.00	67,500.00	(330.00)	90,000.00	22,830.00
5046 - Rental Income - Social Hall	0.00	1,342.00	(1,342.00)	3,220.00	12,075.00	(8,855.00)	16,100.00	12,880.00
5047 - Gym Access Income	260.00	167.00	93.00	2,540.00	1,500.00	1,040.00	2,000.00	(540.00)
5050 - Interest Earned - Reserve	0.42	0.00	0.42	2.39	0.00	2.39	0.00	(2.39)
5100 - Miscellaneous Income	0.00	42.00	(42.00)	150.00	375.00	(225.00)	500.00	350.00
Total Income	7,710.42	9,059.00	(1,348.58)	73,082.39	81,525.00	(8,442.61)	108,700.00	35,617.61
Total Bell Canyon Community Center Incom	7,710.42	9,059.00	(1,348.58)	73,082.39	81,525.00	(8,442.61)	108,700.00	35,617.61
Expense								
General & Administration Expenses								
6013 - Cleaning	0.00	150.00	(150.00)	264.81	1,350.00	(1,085.19)	1,800.00	1,535.19
6021 - Depreciation	2,361.57	3,125.00	(763.43)	22,081.37	28,125.00	(6,043.63)	37,500.00	15,418.63
6021-77 - Depreciation - Gym	413.62	0.00	413.62	2,895.34	0.00	2,895.34	0.00	(2,895.34)
6023 - Access Equipment	0.00	150.00	(150.00)	1,197.89	1,350.00	(152.11)	1,800.00	602.11
6024 - Gym Equipment Rental	3,529.41	3,600.00	(70.59)	27,883.17	32,400.00	(4,516.83)	43,200.00	15,316.83
6035 - Supplies	0.00	83.00	(83.00)	878.63	750.00	128.63	1,000.00	121.37
6043 - Equipments	0.00	42.00	(42.00)	0.00	375.00	(375.00)	500.00	500.00
6050 - Fees & Licenses	0.00	42.00	(42.00)	132.65	375.00	(242.35)	500.00	367.35
6080 - Miscellaneous General Administration	0.00	33.00	(33.00)	8.70	300.00	(291.30)	400.00	391.30
6150 - Insurance	0.00	1,000.00	(1,000.00)	8,000.00	9,000.00	(1,000.00)	12,000.00	4,000.00
8180 - Property Taxes	0.00	1,258.00	(1,258.00)	18,419.24	11,325.00	7,094.24	15,100.00	(3,319.24)
Total General & Administration Expenses	6,304.60	9,483.00	(3,178.40)	81,761.80	85,350.00	(3,588.20)	113,800.00	32,038.20
Repairs & Maintenances								
6525 - Repair - Lighting/Electrical	0.00	42.00	(42.00)	0.00	375.00	(375.00)	500.00	500.00
6526 - Repair - HVAC	0.00	167.00	(167.00)	1,831.00	1,500.00	331.00	2,000.00	169.00

Income Statement Report
Bell Canyon Community Center
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Repairs & Maintenances								
6527 - Repair - Plumbing	0.00	17.00	(17.00)	0.00	150.00	(150.00)	200.00	200.00
6528 - Repair - Appliance	0.00	42.00	(42.00)	15.95	375.00	(359.05)	500.00	484.05
6530 - Repair - Social Hall	0.00	42.00	(42.00)	286.08	375.00	(88.92)	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	225.00	(215.38)	300.00	290.38
6545 - Repair - Restrooms	0.00	17.00	(17.00)	63.49	150.00	(86.51)	200.00	136.51
Total Repairs & Maintenances	0.00	352.00	(352.00)	2,506.14	3,150.00	(643.86)	4,200.00	1,693.86
Utilities Expenses								
6700 - Sewer/Water	57.42	200.00	(142.58)	1,880.36	1,800.00	80.36	2,400.00	519.64
6705 - Electric	968.05	1,667.00	(698.95)	12,955.82	15,000.00	(2,044.18)	20,000.00	7,044.18
6710 - Gas	0.00	83.00	(83.00)	578.70	750.00	(171.30)	1,000.00	421.30
6720 - Gym Cable/Phone Services	309.34	160.00	149.34	1,365.75	1,440.00	(74.25)	1,920.00	554.25
Total Utilities Expenses	1,334.81	2,110.00	(775.19)	16,780.63	18,990.00	(2,209.37)	25,320.00	8,539.37
Total Bell Canyon Community Center Expense	7,639.41	11,945.00	(4,305.59)	101,048.57	107,490.00	(6,441.43)	143,320.00	42,271.43
Total Bell Canyon Community Center Income	71.01	(2,886.00)	2,957.01	(27,966.18)	(25,965.00)	(2,001.18)	(34,620.00)	(6,653.82)
Total Association Net Income / (Loss)	71.01	(2,886.00)	2,957.01	(27,966.18)	(25,965.00)	(2,001.18)	(34,620.00)	(6,653.82)

Balance Sheet Report
Bell Canyon Equestrian Center
 As of March 31, 2019

	<u>Balance Mar 31, 2019</u>	<u>Balance Feb 28, 2019</u>	<u>Change</u>
<u>Assets</u>			
Operating Funds			
1003 - Union Bank Operating Checking - 9733	157,086.56	141,044.85	16,041.71
1010 - Union Bank Operating MM - 1234	24,869.82	24,709.82	160.00
1090 - Due to Replacement Fund	0.00	(1,000.00)	1,000.00
Total Operating Funds	181,956.38	164,754.67	17,201.71
Replacement Fund Assets			
1100 - Union Bank - Replacement Fund	16,505.07	15,004.51	1,500.56
1190 - Due from Operating Funds	0.00	1,000.00	(1,000.00)
Total Replacement Fund Assets	16,505.07	16,004.51	500.56
Current Assets			
1280 - Accounts Receivable - Tenants	7,661.22	8,269.57	(608.35)
Total Current Assets	7,661.22	8,269.57	(608.35)
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	386,559.49	369,465.57	17,093.92

Balance Sheet Report
Bell Canyon Equestrian Center
 As of March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</u>
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Rentals	2,993.50	1,918.50	1,075.00
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	121,798.28	123,737.54	(1,939.26)
2110 - Security Deposit - Stalls Rental	23,510.50	22,222.50	1,288.00
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	220,147.68	219,723.94	423.74
Total Liabilities	220,147.68	219,723.94	423.74
<u>Owners' Equity</u>			
Replacement Fund			
4000 - Replacement Funds	16,500.00	16,000.00	500.00
4095 - Replacement Fund Interest	5.07	4.51	0.56
Total Replacement Fund	16,505.07	16,004.51	500.56
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 March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 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>149,993.53</u>	<u>149,492.97</u>	<u>500.56</u>
Income / (Loss)	<u>16,418.28</u>	<u>248.66</u>	<u>16,169.62</u>
Total Liabilities and Owner Equity	<u>386,559.49</u>	<u>369,465.57</u>	<u>17,093.92</u>

Income Statement Report
Bell Canyon Equestrian Center
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Income								
5014 - Dry Barn Rent	10,000.00	11,986.00	(1,986.00)	89,539.00	107,869.00	(18,330.00)	143,825.00	54,286.00
5015 - Box Stall Income	16,700.00	15,150.00	1,550.00	127,399.00	136,350.00	(8,951.00)	181,800.00	54,401.00
5017 - Lower Paddocks Income	3,505.00	5,900.00	(2,395.00)	47,865.50	53,100.00	(5,234.50)	70,800.00	22,934.50
5018 - Extra Feed Income	1,953.00	2,700.00	(747.00)	18,705.50	24,300.00	(5,594.50)	32,400.00	13,694.50
5019 - Shavings Income	100.00	0.00	100.00	189.00	0.00	189.00	0.00	(189.00)
5021 - BC Academy Income	880.00	0.00	880.00	9,965.00	0.00	9,965.00	0.00	(9,965.00)
5022 - Trailer Storage Income	350.00	292.00	58.00	3,275.00	2,625.00	650.00	3,500.00	225.00
5025 - Temporary Boarding Income	0.00	42.00	(42.00)	1,242.00	375.00	867.00	500.00	(742.00)
5027 - Holiday Fund	(40.00)	0.00	(40.00)	1,440.00	0.00	1,440.00	0.00	(1,440.00)
5040 - Late Fees	(80.39)	50.00	(130.39)	2,478.62	450.00	2,028.62	600.00	(1,878.62)
5042 - Late Interest	(119.44)	50.00	(169.44)	454.58	450.00	4.58	600.00	145.42
5051 - Apartment Rental Income	500.00	500.00	0.00	4,500.00	4,500.00	0.00	6,000.00	1,500.00
5100 - Miscellaneous Income	125.00	167.00	(42.00)	656.00	1,500.00	(844.00)	2,000.00	1,344.00
5200 - Full Care Income	0.00	233.00	(233.00)	435.00	2,100.00	(1,665.00)	2,800.00	2,365.00
5300 - Private Lessons	0.00	4,000.00	(4,000.00)	5,970.00	36,000.00	(30,030.00)	48,000.00	42,030.00
5303 - Day Camp	0.00	483.00	(483.00)	3,574.85	4,350.00	(775.15)	5,800.00	2,225.15
Total Income	33,873.17	41,553.00	(7,679.83)	317,689.05	373,969.00	(56,279.95)	498,625.00	180,935.95
Total Bell Canyon Equestrian Center Incom	33,873.17	41,553.00	(7,679.83)	317,689.05	373,969.00	(56,279.95)	498,625.00	180,935.95
Expense								
Administration Expense								
6021 - Depreciation Expenses	0.00	1,567.00	(1,567.00)	0.00	14,100.00	(14,100.00)	18,800.00	18,800.00
6035 - Office Supplies	0.00	8.00	(8.00)	17.15	75.00	(57.85)	100.00	82.85
6050 - Licenses & Fees	0.00	33.00	(33.00)	25.00	300.00	(275.00)	400.00	375.00
6076 - Communications/Outreach	0.00	42.00	(42.00)	220.00	375.00	(155.00)	500.00	280.00
6085 - Miscellaneous Administration	0.00	42.00	(42.00)	90.00	375.00	(285.00)	500.00	410.00
6095 - Repay loans to BCA	0.00	500.00	(500.00)	0.00	4,500.00	(4,500.00)	6,000.00	6,000.00

**Income Statement Report
Bell Canyon Equestrian Center
March 01, 2019 thru March 31, 2019**

	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administration Expense								
6150 - Insurance Master	0.00	650.00	(650.00)	3,093.90	5,850.00	(2,756.10)	7,800.00	4,706.10
6180 - Property Taxes	0.00	692.00	(692.00)	8,174.06	6,225.00	1,949.06	8,300.00	125.94
Total Administration Expense	0.00	3,534.00	(3,534.00)	11,620.11	31,800.00	(20,179.89)	42,400.00	30,779.89
Operations Expense								
6102 - Salaries - Barn Labor	7,000.00	10,625.00	(3,625.00)	81,779.08	95,625.00	(13,845.92)	127,500.00	45,720.92
6105 - Payroll Taxes	858.40	1,058.00	(199.60)	7,803.11	9,525.00	(1,721.89)	12,700.00	4,896.89
6125 - Workers Comp Insurance	1,477.00	1,633.00	(156.00)	13,180.71	14,700.00	(1,519.29)	19,600.00	6,419.29
6127 - Employee Benefits	1,763.22	2,221.00	(457.78)	16,339.95	19,991.00	(3,651.05)	26,655.00	10,315.05
6130 - Miscellaneous	0.00	83.00	(83.00)	498.62	750.00	(251.38)	1,000.00	501.38
6401 - Hay & Feed	0.00	8,000.00	(8,000.00)	29,502.00	72,000.00	(42,498.00)	96,000.00	66,498.00
6402 - Shavings	0.00	3,617.00	(3,617.00)	28,228.20	32,550.00	(4,321.80)	43,400.00	15,171.80
6404 - Manure Removal	2,724.76	4,167.00	(1,442.24)	22,491.46	37,500.00	(15,008.54)	50,000.00	27,508.54
6405 - Academy Trainers	0.00	1,183.00	(1,183.00)	11,879.02	10,650.00	1,229.02	14,200.00	2,320.98
6406 - Academy Horse Expenses	0.00	833.00	(833.00)	1,240.21	7,500.00	(6,259.79)	10,000.00	8,759.79
6407 - Academy Miscellaneous	0.00	375.00	(375.00)	1,977.46	3,375.00	(1,397.54)	4,500.00	2,522.54
6555 - Pest Control	275.00	708.00	(433.00)	4,467.90	6,375.00	(1,907.10)	8,500.00	4,032.10
Total Operations Expense	14,098.38	34,503.00	(20,404.62)	219,387.72	310,541.00	(91,153.28)	414,055.00	194,667.28
Equipment Expense								
6070 - Kubota Payment	462.11	462.00	0.11	4,158.99	4,159.00	(0.01)	5,545.00	1,386.01
6540 - Equipment Repairs	0.00	250.00	(250.00)	2,043.15	2,250.00	(206.85)	3,000.00	956.85
6541 - Fuel	102.27	200.00	(97.73)	2,461.31	1,800.00	661.31	2,400.00	(61.31)
6542 - Tractor/Cart Expenses	1,537.64	250.00	1,287.64	4,403.83	2,250.00	2,153.83	3,000.00	(1,403.83)
6543 - Equipment/Fixture Improvement	0.00	125.00	(125.00)	88.87	1,125.00	(1,036.13)	1,500.00	1,411.13
Total Equipment Expense	2,102.02	1,287.00	815.02	13,158.15	11,584.00	1,572.15	15,445.00	2,288.85
Facilities Expense								
6501 - Arena & Corral Maintenance	0.00	250.00	(250.00)	17,473.86	2,250.00	15,223.86	3,000.00	(14,473.86)

Income Statement Report
Bell Canyon Equestrian Center
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 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	450.00	(381.29)	600.00	531.29
6503 - Office Maintenance & Repairs	0.00	8.00	(8.00)	0.00	75.00	(75.00)	100.00	100.00
6510 - Barn Maintenance & Repairs	0.00	417.00	(417.00)	12,098.48	3,750.00	8,348.48	5,000.00	(7,098.48)
6511 - Sand and Footing	0.00	208.00	(208.00)	250.00	1,875.00	(1,625.00)	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)	809.18	1,500.00	(690.82)	2,000.00	1,190.82
6550 - Janitorial/Restroom	0.00	108.00	(108.00)	869.14	975.00	(105.86)	1,300.00	430.86
6551 - Lighting and Electrical	0.00	67.00	(67.00)	60.36	600.00	(539.64)	800.00	739.64
6575 - Miscellaneous - Facilities	0.00	42.00	(42.00)	165.79	375.00	(209.21)	500.00	334.21
Total Facilities Expense	0.00	1,317.00	(1,317.00)	33,746.00	11,850.00	21,896.00	15,800.00	(17,946.00)
Utilities Expenses								
6700 - Sewer/Water	341.62	1,000.00	(658.38)	10,434.38	9,000.00	1,434.38	12,000.00	1,565.62
6705 - Electric	611.53	833.00	(221.47)	8,021.41	7,500.00	521.41	10,000.00	1,978.59
6720 - Telephone - Internet	50.00	83.00	(33.00)	405.00	750.00	(345.00)	1,000.00	595.00
Total Utilities Expenses	1,003.15	1,916.00	(912.85)	18,860.79	17,250.00	1,610.79	23,000.00	4,139.21
Replacement Fund Allocation								
9000 - Reserve Contribution Reserve	500.00	500.00	0.00	4,500.00	4,500.00	0.00	6,000.00	1,500.00
Total Replacement Fund Allocation	500.00	500.00	0.00	4,500.00	4,500.00	0.00	6,000.00	1,500.00
Total Bell Canyon Equestrian Center Expense	17,703.55	43,057.00	(25,353.45)	301,270.77	387,525.00	(86,254.23)	516,700.00	215,429.23
Total Bell Canyon Equestrian Center Income	16,169.62	(1,504.00)	17,673.62	16,418.28	(13,556.00)	29,974.28	(18,075.00)	(34,493.28)
Total Association Net Income / (Loss)	16,169.62	(1,504.00)	17,673.62	16,418.28	(13,556.00)	29,974.28	(18,075.00)	(34,493.28)

Balance Sheet Report
Bell Canyon Association
 As of March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</u>
Assets			
Operating Funds			
1003 - Union Bank Operating Checking - 9725	236,643.79	319,703.36	(83,059.57)
1005 - Union Bank Onsite Checking - 6650	8,175.30	8,175.30	0.00
1006 - Union Bank Payroll Checking - 6668	88,708.28	72,857.71	15,850.57
1020 - ARCH funds Well Fargo - 8544	1,111.27	1,111.27	0.00
1022 - Wells Fargo Const Deposits - 6462	251,010.17	258,451.11	(7,440.94)
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	886,348.81	960,998.75	(74,649.94)
Committee Funds			
1050 - Union Bank Broadway Checking - 2866	15,997.79	17,818.07	(1,820.28)
Total Committee Funds	15,997.79	17,818.07	(1,820.28)
Replacement Fund			
1100 - Wells Fargo Advisor MM - 7371	798,732.32	458,269.43	340,462.89
1101 - Wells Fargo Advisor CDs - 7371	2,495,000.00	2,745,000.00	(250,000.00)
1105 - BCA/BCCC Rplmt Union Bank - 2748	109,111.33	96,107.37	13,003.96
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	3,402,843.65	3,355,542.80	47,300.85
Accounts Receivable			
1280 - Accounts Receivable - Homeowner	104,365.49	100,862.49	3,503.00
1282 - Accounts Receivable - From BCEC	59,525.39	59,525.39	0.00
1283 - Payroll Clearing - BCEC	121,798.46	123,737.72	(1,939.26)

**Balance Sheet Report
Bell Canyon Association**

As of March 31, 2019

	<u>Balance Mar 31, 2019</u>	<u>Balance Feb 28, 2019</u>	<u>Change</u>
<u>Assets</u>			
Accounts Receivable			
1290 - Allowance for Doubtful Accounts	(73,491.70)	(73,491.70)	0.00
Total Accounts Receivable	212,197.64	210,633.90	1,563.74
Prepaid Expenses			
1300 - Prepaid Insurance	68,450.60	77,519.83	(9,069.23)
1305 - Prepaid Expenses- Other	4,803.00	5,062.00	(259.00)
Total Prepaid Expenses	73,253.60	82,581.83	(9,328.23)
Capital Improvement Fund			
1399 - Capital Fund Wells Fargo CDs - 6956	500,000.00	700,000.00	(200,000.00)
1400 - Capital Fund Wells Fargo - 6956	561,606.16	363,163.90	198,442.26
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	1,202,845.39	1,204,403.13	(1,557.74)
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

Balance Sheet Report
Bell Canyon Association
 As of March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
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	(2,562.21)	(3,971.23)	1,409.02
Total Other Assets	962,020.79	960,611.77	1,409.02
Total Assets	6,891,511.51	6,928,594.09	(37,082.58)
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Owners Assessments	59,759.91	52,730.64	7,029.27
2103 - Other Payable - Due to BCCC	(21,826.60)	(21,826.60)	0.00
2105 - Replacement/Capital/BCCC Unfunded	3,095.67	59,261.67	(56,166.00)
2110 - Homeowner Refund Payables	2,088.78	2,088.78	0.00
2115 - Refundable Construction Deposits	502,171.14	515,414.51	(13,243.37)
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	600,561.65	662,941.75	(62,380.10)
Total Liabilities	600,561.65	662,941.75	(62,380.10)

Balance Sheet Report
Bell Canyon Association
 As of March 31, 2019

	<u>Balance</u> <u>Mar 31, 2019</u>	<u>Balance</u> <u>Feb 28, 2019</u>	<u>Change</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>(133,638.41)</u>	<u>(158,935.93)</u>	<u>25,297.52</u>
Total Liabilities and Owner Equity	<u>6,891,511.51</u>	<u>6,928,594.09</u>	<u>(37,082.58)</u>

Income Statement Report
Bell Canyon Association
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 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	1,881,765.00	1,881,756.00	9.00	2,509,008.00	627,243.00
5027 - Holiday Bonus Fund	0.00	1,583.00	(1,583.00)	19,902.06	14,250.00	5,652.06	19,000.00	(902.06)
5028 - Contract Income - BC/CSD	67.50	63.00	4.50	569.00	563.00	6.00	750.00	181.00
5030 - Interest Income-Operating	58.24	5.00	53.24	361.75	38.00	323.75	50.00	(311.75)
5035 - Transfer/Handling Fee	1,065.00	1,000.00	65.00	11,790.00	9,000.00	2,790.00	12,000.00	210.00
5040 - Late Fees	1,094.47	750.00	344.47	10,977.14	6,750.00	4,227.14	9,000.00	(1,977.14)
5050 - Tennis Court Fees	0.00	25.00	(25.00)	180.00	225.00	(45.00)	300.00	120.00
5052 - Plan Check Fees	50.00	0.00	50.00	150.00	0.00	150.00	0.00	(150.00)
5061 - Architectural Design Fees	1,946.25	5,000.00	(3,053.75)	16,312.19	45,000.00	(28,687.81)	60,000.00	43,687.81
5100 - Miscellaneous Income	11,853.87	100.00	11,753.87	15,293.44	900.00	14,393.44	1,200.00	(14,093.44)
5105 - Attorney/Collection Fees	1,040.00	0.00	1,040.00	4,190.50	0.00	4,190.50	0.00	(4,190.50)
5110 - Fines/Violations	2,150.00	42.00	2,108.00	8,296.28	375.00	7,921.28	500.00	(7,796.28)
Total Operating Incomes	228,410.33	217,652.00	10,758.33	1,969,787.36	1,958,857.00	10,930.36	2,611,808.00	642,020.64
Total Bell Canyon Association Income	228,410.33	217,652.00	10,758.33	1,969,787.36	1,958,857.00	10,930.36	2,611,808.00	642,020.64
Expense								
Management - Staff								
6010-1000 - Payroll	19,324.69	22,614.00	(3,289.31)	181,762.74	203,524.00	(21,761.26)	271,365.00	89,602.26
6010-1001 - Payroll Taxes	1,760.39	1,869.00	(108.61)	15,700.35	16,819.00	(1,118.65)	22,425.00	6,724.65
6010-1002 - Payroll Processing Fees	942.48	702.00	240.48	7,446.36	6,319.00	1,127.36	8,425.00	978.64
6010-1003 - Life Insurance	66.50	65.00	1.50	573.13	585.00	(11.87)	780.00	206.87
6010-1004 - Dental Insurance	119.92	120.00	(0.08)	1,067.30	1,080.00	(12.70)	1,440.00	372.70
6010-1005 - Health Insurance	943.60	733.00	210.60	10,636.77	6,600.00	4,036.77	8,800.00	(1,836.77)
6010-1006 - 401K Plan	499.78	490.00	9.78	4,954.21	4,410.00	544.21	5,880.00	925.79
6010-1007 - Employee Recognition	605.14	250.00	355.14	2,836.06	2,250.00	586.06	3,000.00	163.94
6010-1008 - CAI & Education	0.00	167.00	(167.00)	1,633.60	1,500.00	133.60	2,000.00	366.40

Income Statement Report
Bell Canyon Association
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 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	1,387.88	1,124.00	263.88	1,498.00	110.12
Total Management - Staff	24,415.61	27,135.00	(2,719.39)	227,998.40	244,211.00	(16,212.60)	325,613.00	97,614.60
Management - Business								
6010-1100 - Supplies - Electronic	0.00	33.00	(33.00)	193.08	300.00	(106.92)	400.00	206.92
6010-1101 - Supplies - Domestic	219.80	375.00	(155.20)	2,664.41	3,375.00	(710.59)	4,500.00	1,835.59
6010-1102 - Supplies - Office	157.11	300.00	(142.89)	3,137.39	2,700.00	437.39	3,600.00	462.61
6010-1103 - Supplies - Drinking Water	0.00	0.00	0.00	725.48	0.00	725.48	0.00	(725.48)
6010-1104 - Supplies - Computer Equipment	0.00	133.00	(133.00)	1,729.65	1,200.00	529.65	1,600.00	(129.65)
6010-1105 - Supplies - Printer & Supplies	0.00	225.00	(225.00)	1,989.45	2,025.00	(35.55)	2,700.00	710.55
6010-1106 - Postage	167.31	356.00	(188.69)	4,159.85	3,206.00	953.85	4,275.00	115.15
6010-1107 - Blueprint	(4,100.00)	8.00	(4,108.00)	0.00	75.00	(75.00)	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	0.00	500.00	(500.00)	2,621.25	4,500.00	(1,878.75)	6,000.00	3,378.75
6010-1110 - Copying	355.17	252.00	103.17	3,166.74	2,265.00	901.74	3,020.00	(146.74)
6010-1111 - Electricity	173.00	260.00	(87.00)	2,262.08	2,340.00	(77.92)	3,120.00	857.92
6010-1112 - Fax & Phone	0.00	317.00	(317.00)	2,223.38	2,850.00	(626.62)	3,800.00	1,576.62
6010-1113 - Internet	199.98	100.00	99.98	1,499.85	900.00	599.85	1,200.00	(299.85)
6010-1114 - Accounting Services	3,146.30	3,138.00	8.30	31,792.14	28,238.00	3,554.14	37,650.00	5,857.86
Total Management - Business	318.67	5,997.00	(5,678.33)	58,556.43	53,974.00	4,582.43	71,965.00	13,408.57
Management - General								
6010-1201 - Miscellaneous - MG	7.00	125.00	(118.00)	835.94	1,125.00	(289.06)	1,500.00	664.06
6010-1202 - Shareholder Functions	0.00	283.00	(283.00)	5,845.63	2,550.00	3,295.63	3,400.00	(2,445.63)
6010-1203 - Insurance	17,994.17	13,500.00	4,494.17	93,286.76	121,500.00	(28,213.24)	162,000.00	68,713.24
6010-1204 - Property Taxes/Licenses	0.00	175.00	(175.00)	1,897.83	1,575.00	322.83	2,100.00	202.17
6010-1205 - Bank Charge, Finance, Fee	(1,112.87)	21.00	(1,133.87)	664.40	188.00	476.40	250.00	(414.40)
6010-1206 - CSD Expenses	0.00	5.00	(5.00)	61.63	38.00	23.63	50.00	(11.63)

Income Statement Report
Bell Canyon Association
 March 01, 2019 thru March 31, 2019

	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Management - General								
6010-1208 - Vehicle	236.58	240.00	(3.42)	2,376.16	2,160.00	216.16	2,880.00	503.84
6010-1209 - Patrol Services	927.63	4,000.00	(3,072.37)	11,879.53	36,000.00	(24,120.47)	48,000.00	36,120.47
6010-1210 - Bus Stop Wi-Fi	69.99	0.00	69.99	767.18	0.00	767.18	0.00	(767.18)
Total Management - General	18,122.50	18,349.00	(226.50)	117,615.06	165,136.00	(47,520.94)	220,180.00	102,564.94
Architectural Committee								
6020-1000 - Architectural - Printing Supplies	0.00	67.00	(67.00)	0.00	600.00	(600.00)	800.00	800.00
6020-1001 - Architectural - Miscellaneous	0.00	30.00	(30.00)	189.55	263.00	(73.45)	350.00	160.45
6020-1002 - Architectural - Consulting Fee	7,177.50	4,333.00	2,844.50	24,304.83	39,000.00	(14,695.17)	52,000.00	27,695.17
6020-1003 - Architectural - Payroll	2,631.06	2,137.00	494.06	26,078.70	19,230.00	6,848.70	25,640.00	(438.70)
6020-1004 - Architectural - Payroll Taxes	193.20	183.00	10.20	2,171.06	1,650.00	521.06	2,200.00	28.94
6020-1005 - Architectural - Scanning of A/C	0.00	83.00	(83.00)	788.98	750.00	38.98	1,000.00	211.02
6020-1007 - Architectural - Life Insurance	10.50	10.00	0.50	93.60	87.00	6.60	116.00	22.40
6020-1008 - Architectural - Dental Insurance	17.10	18.00	(0.90)	143.45	155.00	(11.55)	206.00	62.55
6020-1009 - Architectural - Health Insurance	270.44	162.00	108.44	2,727.85	1,455.00	1,272.85	1,940.00	(787.85)
6020-1010 - Architectural - 401K Plan	90.20	63.00	27.20	964.04	563.00	401.04	750.00	(214.04)
6020-1011 - Architectural - Workers Comp	8.00	13.00	(5.00)	109.97	117.00	(7.03)	156.00	46.03
Total Architectural Committee	10,398.00	7,099.00	3,299.00	57,572.03	63,870.00	(6,297.97)	85,158.00	27,585.97
Professional Fees								
6030-1000 - Professional - General Counsel	6,693.75	5,000.00	1,693.75	72,462.59	45,000.00	27,462.59	60,000.00	(12,462.59)
6030-1001 - Professional - Legal HR	0.00	100.00	(100.00)	0.00	900.00	(900.00)	1,200.00	1,200.00
6030-1003 - Professional - Cost of Collector	3,820.00	605.00	3,215.00	4,193.00	5,438.00	(1,245.00)	7,250.00	3,057.00
6030-1004 - Professional - Audit/Accounting	0.00	1,250.00	(1,250.00)	15,380.00	11,250.00	4,130.00	15,000.00	(380.00)
6030-1005 - Professional - Consulting	0.00	583.00	(583.00)	1,875.00	5,250.00	(3,375.00)	7,000.00	5,125.00
6030-1006 - Professional - Legal Services S:	0.00	417.00	(417.00)	0.00	3,750.00	(3,750.00)	5,000.00	5,000.00
6030-1007 - Professional - SSFL Expert Con	4,000.00	583.00	3,417.00	4,000.00	5,250.00	(1,250.00)	7,000.00	3,000.00

Income Statement Report Bell Canyon Association

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	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Professional Fees								
6030-1008 - Professional - Legal Fee Others	69,434.18	20,083.00	49,351.18	588,803.41	180,750.00	408,053.41	241,000.00	(347,803.41)
Total Professional Fees	83,947.93	28,621.00	55,326.93	686,714.00	257,588.00	429,126.00	343,450.00	(343,264.00)
Front Gate Service - Staff								
6050-1000 - Entry - Payroll	27,010.53	28,462.00	(1,451.47)	270,455.79	256,155.00	14,300.79	341,540.00	71,084.21
6050-1001 - Entry - Payroll Taxes	3,231.19	2,653.00	578.19	26,053.41	23,880.00	2,173.41	31,840.00	5,786.59
6050-1002 - Entry - Education/Renewal	0.00	13.00	(13.00)	80.00	113.00	(33.00)	150.00	70.00
6050-1003 - Entry - Uniform	0.00	167.00	(167.00)	3,458.03	1,500.00	1,958.03	2,000.00	(1,458.03)
6050-1004 - Entry - Life Insurance	136.50	95.00	41.50	801.04	855.00	(53.96)	1,140.00	338.96
6050-1005 - Entry - Dental Insurance	489.56	343.00	146.56	2,938.76	3,083.00	(144.24)	4,110.00	1,171.24
6050-1006 - Entry - Health Insurance	1,973.97	2,988.00	(1,014.03)	21,677.39	26,895.00	(5,217.61)	35,860.00	14,182.61
6050-1007 - Entry - 401K Plan	250.98	417.00	(166.02)	3,842.34	3,750.00	92.34	5,000.00	1,157.66
6050-1008 - Entry - Workers Comp	1,834.65	1,788.00	46.65	14,412.98	16,087.00	(1,674.02)	21,449.00	7,036.02
Total Front Gate Service - Staff	34,927.38	36,928.00	(1,998.62)	343,719.74	332,318.00	11,401.74	443,089.00	99,369.26
Front Gate Service - General								
6050-1101 - Entry - Electricity	538.00	695.00	(157.00)	5,813.22	6,248.00	(434.78)	8,330.00	2,516.78
6050-1102 - Entry - Fax & Phone	49.99	155.00	(105.01)	1,284.41	1,395.00	(110.59)	1,860.00	575.59
6050-1103 - Entry - Internet	179.97	187.00	(7.03)	1,578.51	1,680.00	(101.49)	2,240.00	661.49
6050-1104 - Entry - Water	211.18	625.00	(413.82)	8,288.36	5,625.00	2,663.36	7,500.00	(788.36)
6050-1105 - Entry - Decals/Access System	(903.44)	83.00	(986.44)	2,262.87	750.00	1,512.87	1,000.00	(1,262.87)
6050-1106 - Entry - Surveillance System	0.00	67.00	(67.00)	0.00	600.00	(600.00)	800.00	800.00
6050-1107 - Entry - Fountain Maintenance	120.00	167.00	(47.00)	1,159.80	1,500.00	(340.20)	2,000.00	840.20
6050-1108 - Entry - Radios	0.00	17.00	(17.00)	159.49	150.00	9.49	200.00	40.51
6050-1110 - Entry - Electronic	0.00	17.00	(17.00)	1,066.92	150.00	916.92	200.00	(866.92)
6050-1111 - Entry - Office Supplies	0.00	42.00	(42.00)	40.65	375.00	(334.35)	500.00	459.35
6050-1112 - Entry - Computer Equipment/St	0.00	42.00	(42.00)	402.99	375.00	27.99	500.00	97.01
6050-1113 - Entry - Printer Supplies	0.00	50.00	(50.00)	187.91	450.00	(262.09)	600.00	412.09

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	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Front Gate Service - General								
6050-1114 - Entry - Domestic Supply	107.94	125.00	(17.06)	1,130.34	1,125.00	5.34	1,500.00	369.66
6050-1115 - Entry - Miscellaneous	0.00	42.00	(42.00)	428.77	375.00	53.77	500.00	71.23
6050-1117 - Entry - Holiday Decorations	0.00	100.00	(100.00)	1,391.47	900.00	491.47	1,200.00	(191.47)
6050-1116 - Entry - Truck/Vehicle	311.30	500.00	(188.70)	4,459.83	4,500.00	(40.17)	6,000.00	1,540.17
Total Front Gate Service - General	614.94	2,914.00	(2,299.06)	29,855.54	28,198.00	3,457.54	34,930.00	5,274.46
Maintenance - Staff								
6100-1000 - Maintenance - Payroll	23,575.75	28,016.00	(4,440.25)	247,626.02	252,147.00	(4,520.98)	336,196.00	88,569.98
6100-1001 - Maintenance - Payroll Taxes	2,475.30	2,460.00	15.30	23,002.40	22,145.00	857.40	29,527.00	6,524.80
6100-1002 - Maintenance - Training/Educatic	0.00	42.00	(42.00)	295.00	375.00	(80.00)	500.00	205.00
6100-1003 - Maintenance - Contract Service	0.00	83.00	(83.00)	0.00	750.00	(750.00)	1,000.00	1,000.00
6100-1004 - Maintenance - Life Insurance	78.75	80.00	(1.25)	635.74	713.00	(77.26)	950.00	314.26
6100-1005 - Maintenance - Dental Insurance	273.84	343.00	(69.16)	2,436.21	3,083.00	(646.79)	4,110.00	1,673.79
6100-1006 - Maintenance - Health Insurance	1,405.07	2,373.00	(967.93)	19,100.73	21,356.00	(2,255.27)	28,475.00	9,374.27
6100-1007 - Maintenance - 401K Plan	447.35	117.00	330.35	4,032.61	1,050.00	2,982.61	1,400.00	(2,632.61)
6100-1008 - Maintenance - Workers Comp	1,630.80	1,760.00	(129.20)	17,029.80	15,835.00	1,194.80	21,113.00	4,083.20
Total Maintenance - Staff	29,886.86	35,274.00	(5,387.14)	314,158.51	317,454.00	(3,295.49)	423,271.00	109,112.49
Maintenance - Kit								
6100-1100 - Maintenance - Miscellaneous	0.00	50.00	(50.00)	290.30	450.00	(159.70)	600.00	309.70
6100-1101 - Equipment Supplies - Repair	(4,101.05)	667.00	(4,768.05)	8,983.55	6,000.00	2,983.55	8,000.00	(983.55)
6100-1102 - Equipment Supplies - New Equip	(14,707.69)	125.00	(14,832.69)	(9,740.80)	1,125.00	(10,865.80)	1,500.00	11,240.80
6100-1103 - Equipment Supplies - Rental	0.00	233.00	(233.00)	792.86	2,100.00	(1,307.14)	2,800.00	2,007.14
6100-1104 - Equipment Supplies - Maint Sup	378.10	267.00	111.10	4,000.13	2,400.00	1,600.13	3,200.00	(800.13)
6100-1105 - Equipment Supplies - Protective	56.31	125.00	(68.69)	1,254.06	1,125.00	129.06	1,500.00	245.94
6100-1106 - Equipment Supplies - Kitchen/B	10.79	42.00	(31.21)	173.71	375.00	(201.29)	500.00	326.29
6100-1107 - Equipment Supplies - Equipmen	0.00	63.00	(63.00)	0.00	563.00	(563.00)	750.00	750.00
6100-1108 - Equipment Supplies - Drinking v	0.00	55.00	(55.00)	389.62	488.00	(98.38)	650.00	260.38

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Expense	Current Period			Year to Date (9 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Maintenance - Kit								
6100-1109 - Equipment Supplies - Cellphone	0.00	17.00	(17.00)	1,053.00	150.00	903.00	200.00	(853.00)
6100-1110 - Maintenance - Uniform	120.00	417.00	(297.00)	1,311.43	3,750.00	(2,438.57)	5,000.00	3,688.57
6100-1111 - Truck - Registration	22.00	275.00	(253.00)	1,708.00	2,475.00	(767.00)	3,300.00	1,592.00
6100-1112 - Truck - Service & Repair	3,505.37	1,000.00	2,505.37	8,838.05	9,000.00	(161.95)	12,000.00	3,161.95
6100-1113 - Truck - Fuel	599.70	450.00	149.70	5,789.37	4,050.00	1,739.37	5,400.00	(389.37)
Total Maintenance - Kit	(14,116.47)	3,786.00	(17,902.47)	24,843.28	34,051.00	(9,207.72)	45,400.00	20,556.72
Maintenance - Categories								
6100-1200 - Maintenance - Street Cleaning	0.00	1,250.00	(1,250.00)	3,062.50	11,250.00	(8,187.50)	15,000.00	11,937.50
6100-1202 - Maintenance Utilities - Water Irr	131.34	800.00	(668.66)	3,901.56	7,200.00	(3,298.44)	9,600.00	5,698.44
6100-1203 - Maintenance Utilities - Street Liq	512.12	650.00	(137.88)	9,374.98	5,850.00	3,524.98	7,800.00	(1,574.98)
6100-1204 - Maintenance Utilities - Electricit	14.49	108.00	(93.51)	540.19	975.00	(434.81)	1,300.00	759.81
6100-1205 - Maintenance Utilities - Waste Di	0.00	292.00	(292.00)	3,738.58	2,625.00	1,113.58	3,500.00	(238.58)
6100-1206 - Maintenance - Pest Control	215.00	208.00	7.00	2,120.25	1,875.00	245.25	2,500.00	379.75
6100-1207 - Maintenance - Traffic Sign Reps	0.00	250.00	(250.00)	4,133.94	2,250.00	1,883.94	3,000.00	(1,133.94)
6100-1208 - Maintenance - Landscape	1,726.07	900.00	826.07	42,522.83	8,100.00	34,422.83	10,800.00	(31,722.83)
6100-1209 - Maintenance - Irrigation	0.00	83.00	(83.00)	1,010.69	750.00	260.69	1,000.00	(10.69)
6100-1210 - Maintenance - Tree Maintenanc	0.00	167.00	(167.00)	3,473.05	1,500.00	1,973.05	2,000.00	(1,473.05)
6100-1211 - Maintenance - Weed Control	0.00	208.00	(208.00)	409.75	1,875.00	(1,465.25)	2,500.00	2,090.25
6100-1212 - Maintenance - Park	0.00	83.00	(83.00)	0.00	750.00	(750.00)	1,000.00	1,000.00
6100-1213 - Maintenance - Fences	(298.81)	417.00	(715.81)	12,187.87	3,750.00	8,437.87	5,000.00	(7,187.87)
6100-1214 - Maintenance - Roadway	0.00	833.00	(833.00)	322.04	7,500.00	(7,177.96)	10,000.00	9,677.96
6100-1215 - Maintenance - Others	0.00	250.00	(250.00)	(343.81)	2,250.00	(2,593.81)	3,000.00	3,343.81
6100-1216 - Maintenance - Office Maintenanc	185.00	67.00	118.00	1,076.42	600.00	476.42	800.00	(276.42)
6100-1217 - Maintenance - Entry Maintenanc	900.00	250.00	650.00	3,120.95	2,250.00	870.95	3,000.00	(120.95)
6100-1218 - Maintenance - BCCC Maintenanc	557.28	300.00	257.28	3,350.74	2,700.00	650.74	3,600.00	249.26
6100-1219 - Maintenance - BCEC Maintenanc	1,824.96	2,083.00	(258.04)	20,701.44	18,750.00	1,951.44	25,000.00	4,298.56
6100-1220 - Maintenance - Maintenance Yar	0.00	300.00	(300.00)	339.77	2,700.00	(2,360.23)	3,600.00	3,260.23

Income Statement Report
Bell Canyon Association
 March 01, 2019 thru March 31, 2019

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	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Maintenance - Categories								
6100-1221 - Maintenance - Lighting/Electrics	0.00	167.00	(167.00)	407.10	1,500.00	(1,092.90)	2,000.00	1,592.90
6100-1222 - Maintenance - Gym Supplies/Rt	0.00	125.00	(125.00)	2,538.44	1,125.00	1,413.44	1,500.00	(1,038.44)
6100-1223 - Tennis Court - Maintenance	0.00	83.00	(83.00)	239.43	750.00	(510.57)	1,000.00	760.57
6100-1224 - Tennis Court - Electricity	97.12	163.00	(65.88)	1,398.44	1,463.00	(64.56)	1,950.00	551.56
6100-1225 - Tennis Court - Equipment Suppl	0.00	50.00	(50.00)	704.76	450.00	254.76	600.00	(104.76)
Total Maintenance - Categories	5,864.57	10,087.00	(4,222.43)	120,331.91	90,788.00	29,543.91	121,050.00	718.09
Disaster Response								
6200-0000 - Disaster Response	0.00	208.00	(208.00)	8,919.39	1,875.00	7,044.39	2,500.00	(6,419.39)
Total Disaster Response	0.00	208.00	(208.00)	8,919.39	1,875.00	7,044.39	2,500.00	(6,419.39)
Community Events								
6200-1000 - Hot Summer Night	0.00	1,917.00	(1,917.00)	(145.67)	17,250.00	(17,395.67)	23,000.00	23,145.67
6200-1001 - New Owners Welcome	0.00	500.00	(500.00)	204.32	4,500.00	(4,295.68)	6,000.00	5,795.68
6200-1002 - Community Events	135.69	625.00	(489.31)	1,350.69	5,625.00	(4,274.31)	7,500.00	6,149.31
Total Community Events	135.69	3,042.00	(2,906.31)	1,409.34	27,375.00	(25,965.66)	36,500.00	35,090.66
Community & Club								
6200-1100 - Community Planning	0.00	42.00	(42.00)	3,178.56	375.00	2,803.56	500.00	(2,678.56)
6200-1101 - Bell Canyon Broadway	1,904.67	0.00	1,904.67	(6,027.26)	0.00	(6,027.26)	0.00	6,027.26
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	1,125.00	(1,125.00)	1,500.00	1,500.00
6200-1104 - Kids Committee - Snow Day	0.00	417.00	(417.00)	0.00	3,750.00	(3,750.00)	5,000.00	5,000.00
6200-1105 - Kids Committee - Egg Day	0.00	750.00	(750.00)	0.00	6,750.00	(6,750.00)	9,000.00	9,000.00
6200-1106 - Kids Committee - Movie Nights	0.00	250.00	(250.00)	(1,223.18)	2,250.00	(3,473.18)	3,000.00	4,223.18
6200-1107 - Kids Committee - Camp Out	0.00	67.00	(67.00)	0.00	600.00	(600.00)	800.00	800.00
6200-1108 - Kids Committee - Summer Arts	0.00	8.00	(8.00)	0.00	75.00	(75.00)	100.00	100.00
6200-1109 - Kids Committee - Halloween	0.00	1,333.00	(1,333.00)	57.00	12,000.00	(11,943.00)	16,000.00	15,943.00
Total Community & Club	1,904.67	2,992.00	(1,087.33)	(3,722.62)	26,925.00	(30,647.62)	35,900.00	39,622.82

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	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
BCCC - Leasing Expense								
6250-1000 - Office Lease	3,377.00	3,377.00	0.00	31,593.00	30,393.00	1,200.00	40,524.00	8,931.00
6250-1100 - Room Lease	459.00	459.00	0.00	2,931.00	4,131.00	(1,200.00)	5,508.00	2,577.00
6250-1200 - Gym/Yoga Room Lease	2,000.00	2,000.00	0.00	18,000.00	18,000.00	0.00	24,000.00	6,000.00
Total BCCC - Leasing Expense	5,836.00	5,836.00	0.00	52,524.00	52,524.00	0.00	70,032.00	17,508.00
Contingency Funds								
6300-0000 - Contingency Fund	0.00	1,854.00	(1,854.00)	0.00	16,686.00	(16,686.00)	22,248.00	22,248.00
Total Contingency Funds	0.00	1,854.00	(1,854.00)	0.00	16,686.00	(16,686.00)	22,248.00	22,248.00
Depreciation Expenses								
6350-1000 - Depreciation Expense	0.00	2,083.00	(2,083.00)	0.00	18,750.00	(18,750.00)	25,000.00	25,000.00
Total Depreciation Expenses	0.00	2,083.00	(2,083.00)	0.00	18,750.00	(18,750.00)	25,000.00	25,000.00
Replacement Fund Contribution								
7600-1000 - Replacement Fund Contribution	24,833.00	24,833.00	0.00	223,497.00	223,500.00	(3.00)	298,000.00	74,503.00
7600-1001 - Non-Refund Deposit Contribution	50,000.00	4,167.00	45,833.00	50,000.00	37,500.00	12,500.00	50,000.00	0.00
7600-1002 - Annual Contributions - BCCC	3,250.00	3,250.00	0.00	29,250.00	29,250.00	0.00	39,000.00	9,750.00
7600-1003 - Interest Income - Reserves	0.00	833.00	(833.00)	0.00	7,500.00	(7,500.00)	10,000.00	10,000.00
Total Replacement Fund Contribution	78,083.00	33,083.00	45,000.00	302,747.00	297,750.00	4,997.00	397,000.00	94,253.00
Total Bell Canyon Association Expense	280,339.35	225,286.00	55,053.35	2,343,042.01	2,027,473.00	315,569.01	2,703,286.00	360,243.99
Income								
Replacement Fund Income								
5010-1100 - Assessment - Replacement Fun	24,833.00	24,833.00	0.00	223,497.00	223,500.00	(3.00)	298,000.00	74,503.00
5010-1101 - Non-Refund Deposit Contributio	50,000.00	4,167.00	45,833.00	50,000.00	37,500.00	12,500.00	50,000.00	0.00
5010-1102 - Annual Contribution - BCCC	3,250.00	3,250.00	0.00	29,250.00	29,250.00	0.00	39,000.00	9,750.00
5010-1200 - Interest Income - Replacement I	3,662.08	917.00	2,745.08	22,591.67	8,250.00	14,341.67	11,000.00	(11,591.67)
Total Replacement Fund Income	81,745.08	33,167.00	48,578.08	325,338.67	298,500.00	26,838.67	398,000.00	72,661.33
Total Bell Canyon Association Income	81,745.08	33,167.00	48,578.08	325,338.67	298,500.00	26,838.67	398,000.00	72,661.33

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	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	75,000.00	(73,342.83)	100,000.00	98,342.83
9002-1300 - Replacement Fund-Storm Drain	134.23	105.00	29.23	2,227.86	938.00	1,289.86	1,250.00	(977.86)
9002-1400 - Replacement Fund-Maint Truck	(269.00)	2,833.00	(3,102.00)	5,271.00	25,500.00	(20,229.00)	34,000.00	28,729.00
9002-1500 - Replacement Fund-Unpaved Rc	0.00	625.00	(625.00)	11,653.03	5,625.00	6,028.03	7,500.00	(4,153.03)
9002-1700 - Replacement Fund-Equipment	0.00	208.00	(208.00)	0.00	1,875.00	(1,875.00)	2,500.00	2,500.00
Total Replacement Fund Expenses	(134.77)	12,104.00	(12,238.77)	52,309.06	108,938.00	(56,628.94)	145,250.00	92,940.94
Total Bell Canyon Association Expense	(134.77)	12,104.00	(12,238.77)	52,309.06	108,938.00	(56,628.94)	145,250.00	92,940.94
Income								
Capital Improvement Income								
5010-2100 - Interest Income - Capital Improv	2,446.69	167.00	2,279.69	8,214.41	1,500.00	6,714.41	2,000.00	(6,214.41)
Total Capital Improvement Income	2,446.69	167.00	2,279.69	8,214.41	1,500.00	6,714.41	2,000.00	(6,214.41)
Total Bell Canyon Association Income	2,446.69	167.00	2,279.69	8,214.41	1,500.00	6,714.41	2,000.00	(6,214.41)
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	7,100.00	66,667.00	(59,567.00)	10,035.40	600,000.00	(589,964.60)	800,000.00	789,964.60
8900-1500 - Capital Improvement-BCEC Re	0.00	4,167.00	(4,167.00)	31,577.09	37,500.00	(5,922.91)	50,000.00	18,422.91
Total Capital Improvement Expenses	7,100.00	70,834.00	(63,734.00)	41,627.78	637,500.00	(595,872.22)	850,000.00	808,372.22
Total Bell Canyon Association Expense	7,100.00	70,834.00	(63,734.00)	41,627.78	637,500.00	(595,872.22)	850,000.00	808,372.22
Total Bell Canyon Association Income / (Loss)	25,297.52	(57,238.00)	82,535.52	(133,638.41)	(515,054.00)	381,415.59	(686,728.00)	(553,089.59)
Total Association Net Income / (Loss)	25,297.52	(57,238.00)	82,535.52	(133,638.41)	(515,054.00)	381,415.59	(686,728.00)	(553,089.59)