

**Board of Directors General Meeting
February 8, 2018
Agenda**

1. 7:00 PM – CALL TO ORDER
2. OPEN FORUM
3. APPROVAL OF MINUTES
 - a. December 4, 2017
 - b. January 11, 2018
4. REPORT OUT OF EXECUTIVE SESSION
5. MANAGER’S REPORT
 - a. Traffic rules enforcement report and Board decision
6. COMMITTEE AND SUBSIDIARIES REPORTS AND DECISIONS
 - a. Committees
 - i. Architectural
 - ii. CC&Rs and Bylaws Amendment – requests for Board decision and date selection for special Board meeting with committee members
 - b. Subsidiaries
 - i. BCCC
 1. Decision on providing a cycle class
 - ii. BCEC
 1. Decision on drag for Main Arena
7. TREASURER’S REPORT
 - a. December 2017 financials
 - b. 2017 Audit – Board acceptance
 - c. Reading financial statements class for Board members – date selection
8. NEW BUSINESS
 - a. Board consideration of owner’s requirements to record a trail easement
9. ADJOURNMENT

BELL CANYON ASSOCIATION
Board of Directors Special General Meeting Minutes
December 4, 2017

CALL TO ORDER - The meeting was called to order at 7:00 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, Kevin Kegan, and Barry Schehr

ABSENT - Yossi Kviatkovsky

OTHERS PRESENT – Lulu Ragudo, Office Manager

SSFL CLEAN-UP

The Board discussed the recent report and presentation by the environmental consultant regarding SSFL clean-up options. The Association’s comments to the DTSC are due by December 7. Board members expressed their concerns and suggestions.

*Richard made a motion to send a letter to the DTSC to include the following points:

1. The Board supports the clean-up project
2. The Board recommends offsite air monitoring for Bell Canyon to detect airborne toxins and biological hazards to health
3. The Board requests a test for biological pathogens as part of the DTSC study prior to project commencement
4. The Board recommends comment periods on each major step of the project.

The Board discussed. Approved

CONTINUING BUSINESS

Bus Stop – Eric advised the Board that the school district and bus company do not require bollards for the waiting area next to the driveway. The Board discussed. Lisa suggested obtaining a confirming response in writing from the school district.

*Eric made a motion to ask the school district for a written confirmation that bollards are not required. Approved

*Kevin made a motion that the attorney responds to the letter that the BCA is going to build the bus stop with no bollards as approved by the BCA Board of Directors and agreed to by the school district and bus company. Approved

ADJOURNMENT

The meeting was adjourned at 8:17 PM.

APPROVED: _____
Frank Sarabia, BOARD SECRETARY

BELL CANYON ASSOCIATION
Board of Directors General Meeting Minutes
January 11, 2018

CALL TO ORDER - The meeting was called to order at 7:06 PM by President Eric Wolf.

MEMBERS PRESENT – President Eric Wolf, Vice President Steve Kent, Treasurer Richard Levy, Second Vice President Geoff Abadee, Lisa Riccomini, Kevin Kegan, Barry Schehr, and Yossi Kviatkovsky

ABSENT - Secretary Frank Sarabia

OTHERS PRESENT - Diane Rossiter, General Manager

OPEN FORUM – Owner stated she had questions regarding the bus stop – will parents have to pay for bus service and where is the waiting area. Owner asked about how the no stopping areas will be enforced? These will be covered during Board discussion of the Bus Stop under Continuing Business.

APPROVAL OF MINUTES

*Richard made a motion to approve the December 4, 2017 general meeting minutes. Lisa seconded the motion.

*Eric made a motion to defer a decision until the next meeting to improve the style. Barry seconded the motion. Approved
Richard withdrew his motion.

*Barry made a motion to approve the December 14, 2017 general meeting minutes. Richard seconded the motion. Two changes were made. Approved with changes.

REPORT OUT OF EXECUTIVE SESSION

At the December 14, 2107 meeting, the Board met with an owner regarding his statements to the Association's attorney. The Board spoke with the attorney assigned by the insurance company to represent the Association on the Chai case and he provided a status report. The Board held a hearing concerning unsafe driving in Bell Canyon by a guest and decided to bar the visitor from driving in Bell Canyon. The Board approved the October and November executive session minutes and heard updates on the Association's cross-complaint against plaintiff Chai and agreed to the terms of a settlement on another case.

MANAGEMENT REPORT

Traffic monitoring report – the Board discussed the status of the efforts to reduce speeding in Bell Canyon. The Board will review the radar trailer report next month to see if fewer speeding violations are occurring. An ACO is to ride along with the All Action officer to observe what is happening. The Board agreed that no blinking lights would be installed at the intersection of Bell Canyon and Hackamore.

Board decision on reserve study contract

The Board reviewed the Association Reserves proposals to conduct reserve studies for BCA and BCCC. After discussion, the Board agreed to have them undertake the BCA reserve study only.

COMMITTEES AND SUBSIDIARIES REPORTS

Architectural

-Lot 336 – request for Board approval of permanent use of easement for drainage pipe – the Board reviewed the proposed plan and easement agreements with two neighbors.

*Barry made a motion that the Board postpone a decision until both neighbors are agreeable to the easement. Kevin seconded the motion. Approved Eric abstained

-Membership – two AC members, Ray and Keir, resigned a few days ago. The Board will discuss the matter in executive session due to a confidential issue.

*Eric made a motion to present commendation plaques to Ray and Keir for their dedicated service on the AC at the next annual meeting. Richard seconded the motion. Approved

Insurance – the committee recommended USI as a new insurance broker for the BCA and BCEC. They are one of the top five brokers in the country.

*Eric made a motion to move all insurance coverage to USI effective immediately. Geoff seconded the motion. The Board discussed. Approved

BCCC – Geoff reported that the BCCC’s electricity bill is higher than expected and most of the overage seems due to BC Broadway auditions, rehearsals, and shows. The Board discuss installing a timer on the lights and LED lights in the social hall.

BCEC – Geoff gave status report. Lisa reported that she is working with CERT and the Fire Marshall to tighten up emergency procedures.

TREASURER’S REPORT

Richard reviewed the November 2017 financials with the Board.

CONTINUING BUSINESS

Bus stop – the Board reviewed LVSD’s requirements and the Association’s attorney’s advice. Eric reported that the bus stop was approved by the school district but that LVSD wants extra money to service the bus stop. The Association cannot pay for bus service according to legal advice. Eric is working on the issues with the attorney who will write an explanatory letter to the district. The first week of use, staff will monitor and instruct parents to follow posted signs and have students wait safely.

NEW BUSINESS

Board consideration of recording Board meetings – the Board discussed the pros and cons.

*Eric made a motion that the meetings will be recorded and temporarily the videos will be stored at Richard’s house in his safe. Yossi seconded the motion. The Board discussed. Approved

ADJOURNMENT

The meeting was adjourned at 8:44 PM for the Executive Session.

APPROVED: _____
Frank Sarabia, BOARD SECRETARY

Balance Sheet Report
Bell Canyon Community Center
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
Assets			
Operating Assets			
1003 - Union Bank Operating Checking - 9741	106,595.41	100,642.85	5,952.56
1005 - Union Bank Onsite Checking - 6676	23,441.33	23,441.33	0.00
Total Operating Assets	130,036.74	124,084.18	5,952.56
Reserve Assets			
1101 - Union Bank MM - 4219	1,506.52	1,506.52	0.00
Total Reserve Assets	1,506.52	1,506.52	0.00
Capital Improvements			
1405 - Investment in Subsidiary - BCEC	195,582.00	195,582.00	0.00
1406 - Investment in Subsidiary - BCEC Improvem	11,742.00	11,742.00	0.00
Total Capital Improvements	207,324.00	207,324.00	0.00
Current Assets			
1280 - Accounts Receivable - Tenants	2,655.11	2,684.96	(29.85)
1282 - Accounts Receivable - from BCEC	1,055.31	1,015.31	40.00
1285 - Accounts Receivable - Others	1,800.00	1,800.00	0.00
1690 - Clearing Account	(36.43)	(36.43)	0.00
Total Current Assets	5,473.99	5,463.84	10.15
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

Balance Sheet Report
Bell Canyon Community Center
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
1508 - Building Improvement	238,591.52	238,591.52	0.00
1515 - Allow. For Depreciation - BCCC Building	(375,744.28)	(374,662.20)	(1,082.08)
1516 - Allow. For Depreciation - Land Improveme	(37,935.00)	(37,935.00)	0.00
1517 - Allow. For Depreciation - Building Impro	(77,696.36)	(76,303.95)	(1,392.41)
1518 - Allow. For Depreciation - Equip/Furnitur	(102,621.80)	(101,971.47)	(650.33)
Total Fixed Assets	676,595.61	679,720.43	(3,124.82)
Total Assets	1,020,936.86	1,018,098.97	2,837.89
<u>Liabilities</u>			
Current Liabilities			
2102 - Other Payables	32,989.49	31,650.49	1,339.00
2107 - Security Deposit - Hall Rentals	(295.17)	(1,795.17)	1,500.00
2108 - Security Deposit - Rental Suites	(1,161.14)	(1,161.14)	0.00
2230 - Deferred Rents	(7,999.92)	(7,999.92)	0.00
Total Current Liabilities	23,533.26	20,694.26	2,839.00
Total Liabilities	23,533.26	20,694.26	2,839.00
<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 December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Owners' Equity</u>			
Owners' Equity			
4998 - Retain Earnings	(618,300.90)	(618,300.90)	0.00
Total Owners' Equity	<u>1,012,828.10</u>	<u>1,012,828.10</u>	<u>0.00</u>
Total Owners' Equity	<u>1,012,828.10</u>	<u>1,012,828.10</u>	<u>0.00</u>
Income / (Loss)	<u>(15,424.50)</u>	<u>(15,423.39)</u>	<u>(1.11)</u>
Total Liabilities and Owner Equity	<u><u>1,020,936.86</u></u>	<u><u>1,018,098.97</u></u>	<u><u>2,837.89</u></u>

Income Statement Report
Bell Canyon Community Center
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Income								
5035 - Post Process Fees	0.00	0.00	0.00	175.00	0.00	175.00	0.00	(175.00)
5040 - Late Fees	0.00	0.00	0.00	962.35	0.00	962.35	0.00	(962.35)
5042 - Late Interest	1.65	0.00	1.65	250.06	0.00	250.06	0.00	(250.06)
5045 - Rental Income - Office	7,992.00	9,073.00	(1,081.00)	49,002.00	54,441.00	(5,439.00)	108,882.00	59,880.00
5046 - Rental Income - Social Hall	1,550.00	500.00	1,050.00	10,226.00	3,000.00	7,226.00	6,000.00	(4,226.00)
5047 - Gym Access Income	320.00	83.00	237.00	1,850.00	500.00	1,350.00	1,000.00	(850.00)
5050 - Interest Earned - Reserve	0.00	0.00	0.00	0.24	0.00	0.24	0.00	(0.24)
5100 - Miscellaneous Income	0.00	22.00	(22.00)	275.00	130.00	145.00	260.00	(15.00)
5400 - Room Rental Fees	0.00	0.00	0.00	220.00	0.00	220.00	0.00	(220.00)
Total Income	9,863.65	9,678.00	185.65	62,960.65	58,071.00	4,889.65	116,142.00	53,181.35
Total Bell Canyon Community Center Incor	9,863.65	9,678.00	185.65	62,960.65	58,071.00	4,889.65	116,142.00	53,181.35
Expense								
General & Administration Expenses								
6013 - Office Cleaning	0.00	167.00	(167.00)	0.00	1,000.00	(1,000.00)	2,000.00	2,000.00
6021 - Depreciation	2,361.57	2,365.00	(3.43)	14,169.42	14,190.00	(20.58)	28,380.00	14,210.58
6021-77 - Depreciation - Gym	763.25	760.00	3.25	4,579.50	4,560.00	19.50	9,120.00	4,540.50
6023 - Gym Access Equipment	0.00	133.00	(133.00)	1,020.00	800.00	220.00	1,600.00	580.00
6024 - Gym Equipment Rental	3,658.05	3,777.00	(118.95)	24,805.08	22,658.00	2,147.08	45,315.00	20,509.92
6030 - Professional Fees	0.00	67.00	(67.00)	0.00	400.00	(400.00)	800.00	800.00
6035 - Office Supplies	0.00	108.00	(108.00)	495.88	650.00	(154.12)	1,300.00	804.12
6043 - Equipments	0.00	50.00	(50.00)	0.00	300.00	(300.00)	600.00	600.00
6050 - Fees & Licenses	0.00	42.00	(42.00)	169.02	250.00	(80.98)	500.00	330.98
6080 - Miscellaneous General Administration	0.00	83.00	(83.00)	34.00	500.00	(466.00)	1,000.00	966.00
6150 - Insurance	1,339.00	1,339.00	0.00	8,034.00	8,034.00	0.00	16,068.00	8,034.00
6180 - Property Taxes	0.00	1,283.00	(1,283.00)	7,351.97	7,700.00	(348.03)	15,400.00	8,048.03
Total General & Administration Expenses	8,121.87	10,174.00	(2,052.13)	60,658.87	61,042.00	(383.13)	122,083.00	61,424.13

Income Statement Report
Bell Canyon Community Center
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date (6 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Repairs & Maintenances								
6525 - Repair - Lighting/Electrical	0.00	42.00	(42.00)	1,750.00	250.00	1,500.00	500.00	(1,250.00)
6526 - Repair - HVAC	0.00	280.00	(280.00)	623.00	1,680.00	(1,057.00)	3,360.00	2,737.00
6527 - Repair - Plumbing	0.00	19.00	(19.00)	0.00	113.00	(113.00)	225.00	225.00
6528 - Repair - Appliance	0.00	33.00	(33.00)	0.00	200.00	(200.00)	400.00	400.00
6530 - Repair - Social Halls	0.00	83.00	(83.00)	801.00	500.00	301.00	1,000.00	199.00
6531 - Repair - Exterior	0.00	12.00	(12.00)	0.00	75.00	(75.00)	150.00	150.00
6532 - Repair - Painting	0.00	8.00	(8.00)	0.00	50.00	(50.00)	100.00	100.00
6533 - Repair - Miscellaneous	450.00	25.00	425.00	450.00	150.00	300.00	300.00	(150.00)
6545 - Repair - Restrooms	0.00	21.00	(21.00)	0.00	125.00	(125.00)	250.00	250.00
Total Repairs & Maintenances	450.00	523.00	(73.00)	3,624.00	3,143.00	481.00	6,285.00	2,661.00
Utilities Expenses								
6700 - Sewer/Water	0.00	167.00	(167.00)	741.39	1,000.00	(258.61)	2,000.00	1,258.61
6705 - Electric	1,056.43	1,708.00	(651.57)	11,984.02	10,250.00	1,734.02	20,500.00	8,515.98
6710 - Gas	75.99	71.00	4.99	262.67	425.00	(162.33)	850.00	587.33
6720 - Gym Cable/Phone Services	160.47	160.00	0.47	1,114.20	960.00	154.20	1,920.00	805.80
Total Utilities Expenses	1,292.89	2,106.00	(813.11)	14,102.28	12,635.00	1,467.28	25,270.00	11,167.72
Total Bell Canyon Community Center Expense	9,864.76	12,803.00	(2,938.24)	78,385.15	76,820.00	1,565.15	153,638.00	75,252.85
Total Bell Canyon Community Center Income	(1.11)	(3,125.00)	3,123.89	(15,424.50)	(18,749.00)	3,324.50	(37,496.00)	(22,071.50)
Total Association Net Income / (Loss)	(1.11)	(3,125.00)	3,123.89	(15,424.50)	(18,749.00)	3,324.50	(37,496.00)	(22,071.50)

Balance Sheet Report
Bell Canyon Equestrian Center
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Assets</u>			
Operating Funds			
1003 - Union Bank Operating Checking - 9733	165,524.00	178,537.43	(13,013.43)
1010 - Union Bank Operating MM - 1234	19,565.56	20,328.30	(762.74)
Total Operating Funds	185,089.56	198,865.73	(13,776.17)
Current Assets			
1280 - Accounts Receivable - Tenants	34,674.59	21,989.52	12,685.07
1285 - Accounts Receivable - Others	9.40	9.40	0.00
1290 - Allowance for Doubtful Accounts	(13,526.00)	(13,526.00)	0.00
1300 - Prepaid Insurance	1,592.25	2,123.00	(530.75)
1690 - Clearing Accounts	4,759.00	4,759.00	0.00
Total Current Assets	27,509.24	15,354.92	12,154.32
Fixed Assets			
1501 - Building - BCEC	3,500.00	3,500.00	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	(759,007.27)	(757,441.27)	(1,566.00)
Total Fixed Assets	182,410.44	183,976.44	(1,566.00)
Total Assets	395,009.24	398,197.09	(3,187.85)
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Rentals	1,369.10	6,708.28	(5,339.18)
2103 - Payable Due To BCCC	903.34	943.34	(40.00)

Balance Sheet Report
Bell Canyon Equestrian Center
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Liabilities</u>			
Current Liabilities			
2104 - Clearing Payroll - BCA	145,694.23	147,657.94	(1,963.71)
2110 - Security Deposit - Stalls Rental	31,993.27	32,980.53	(987.26)
2225 - Accrued Expenses	1,533.00	1,533.00	0.00
2502 - Kubota Loan	11,067.16	11,529.27	(462.11)
Total Current Liabilities	<u>192,560.10</u>	<u>201,352.36</u>	<u>(8,792.26)</u>
Total Liabilities	<u>192,560.10</u>	<u>201,352.36</u>	<u>(8,792.26)</u>
<u>Owners' Equity</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
4998 - Retained Earning	(727,155.79)	(727,155.79)	0.00
Total Owners' Equity	<u>184,120.06</u>	<u>184,120.06</u>	<u>0.00</u>
Total Owners' Equity	<u>184,120.06</u>	<u>184,120.06</u>	<u>0.00</u>
Income / (Loss)	<u>18,329.08</u>	<u>12,724.67</u>	<u>5,604.41</u>
Total Liabilities and Owner Equity	<u>395,009.24</u>	<u>398,197.09</u>	<u>(3,187.85)</u>

Income Statement Report
Bell Canyon Equestrian Center
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
Income							
5014 - Dry Barn Rent	10,500.00	10,750.00	(250.00)	62,125.00	64,500.00	(2,375.00)	129,000.00
5015 - Box Stall Income	15,770.00	24,937.00	(9,167.00)	87,914.90	149,625.00	(61,710.10)	299,250.00
5017 - Lower Paddocks Income	7,172.50	8,102.00	(929.50)	40,811.65	48,615.00	(7,803.35)	97,230.00
5018 - Extra Feed Income	3,236.77	1,700.00	1,536.77	17,437.77	10,200.00	7,237.77	20,400.00
5019 - Shavings Income	150.00	0.00	150.00	375.00	0.00	375.00	0.00
5022 - Trailer Storage Income	275.00	300.00	(25.00)	1,825.00	1,800.00	25.00	3,600.00
5025 - Temporary Boarding Income	0.00	21.00	(21.00)	1,835.00	125.00	1,710.00	250.00
5027 - Holiday Fund	360.00	0.00	360.00	360.00	0.00	360.00	0.00
5040 - Late Fees	1,212.08	0.00	1,212.08	1,624.36	0.00	1,624.36	0.00
5042 - Late Interest	141.03	0.00	141.03	229.70	0.00	229.70	0.00
5051 - Apartment Rental Income	650.00	650.00	0.00	3,900.00	3,900.00	0.00	7,800.00
5100 - Miscellaneous Income	0.00	100.00	(100.00)	2,500.00	600.00	1,900.00	1,200.00
5200 - Full Care Income	600.00	750.00	(150.00)	3,690.00	4,500.00	(810.00)	9,000.00
5205 - Alfalfa Bale	0.00	0.00	0.00	120.00	0.00	120.00	0.00
5300 - Private Lessons	2,570.00	833.00	1,737.00	4,980.00	5,000.00	(20.00)	10,000.00
5301 - Group Lessons	0.00	667.00	(667.00)	315.00	4,000.00	(3,685.00)	8,000.00
5303 - Day Camp	0.00	292.00	(292.00)	0.00	1,750.00	(1,750.00)	3,500.00
5304 - Birthday Party Income	0.00	167.00	(167.00)	0.00	1,000.00	(1,000.00)	2,000.00
Total Income	42,637.38	49,269.00	(6,631.62)	230,043.38	295,615.00	(65,571.62)	591,230.00
Total Income	42,637.38	49,269.00	(6,631.62)	230,043.38	295,615.00	(65,571.62)	591,230.00
Expense							
General & Administration Expense							
6021 - Depreciation Expenses	1,566.00	1,567.00	1.00	9,396.00	9,398.00	2.00	18,795.00
6035 - Office Supplies	0.00	87.00	87.00	92.92	525.00	432.08	1,050.00
6050 - Licenses & Fees	0.00	37.00	37.00	0.00	225.00	225.00	450.00
6070 - Kubota Payment	0.00	463.00	463.00	0.00	2,773.00	2,773.00	5,545.00
6076 - Communications/Outreach	0.00	314.00	314.00	0.00	1,883.00	1,883.00	3,765.00

Income Statement Report
Bell Canyon Equestrian Center
December 01, 2017 thru December 31, 2017

Expense	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
General & Administration Expense							
6085 - Miscellaneous Administration	0.00	50.00	50.00	2,105.24	300.00	(1,805.24)	600.00
6090 - Computer Equipment/Supplies	0.00	50.00	50.00	0.00	300.00	300.00	600.00
6102 - Salaries - Barn Labor	9,624.48	13,350.00	3,725.52	60,877.03	80,100.00	19,222.97	160,200.00
6105 - Payroll Taxes	720.85	1,220.00	499.15	4,555.73	7,318.00	2,762.27	14,635.00
6125 - Workers Comp Insurance	1,256.33	1,267.00	10.67	7,537.98	7,600.00	62.02	15,200.00
6127 - Employee Benefits	1,843.13	2,368.00	524.87	10,713.67	14,206.00	3,492.33	28,412.00
6130 - Miscellaneous	0.00	50.00	50.00	0.00	300.00	300.00	600.00
6150 - Insurance Master	530.75	1,237.00	706.25	3,184.50	7,425.00	4,240.50	14,850.00
6180 - Property Taxes	0.00	618.00	618.00	4,140.82	3,708.00	(432.82)	7,415.00
Total General & Administration Expense	15,541.54	22,678.00	7,136.46	102,603.89	136,061.00	33,457.11	272,117.00
BC Academy Expenses							
6301 - BC Academy Expenses	0.00	0.00	0.00	1,533.78	0.00	(1,533.78)	0.00
Total BC Academy Expenses	0.00	0.00	0.00	1,533.78	0.00	(1,533.78)	0.00
Barn Maintenance & Supplies							
6401 - Hay & Feed	0.00	12,336.00	12,336.00	23,686.56	74,016.00	50,329.44	148,032.00
6402 - Shavings	5,662.80	2,750.00	(2,912.80)	16,988.40	16,500.00	(488.40)	33,000.00
6404 - Manure Removal	6,187.55	2,167.00	(4,020.55)	32,247.85	13,000.00	(19,247.85)	26,000.00
6405 - Academy Trainers	0.00	650.00	650.00	0.00	3,900.00	3,900.00	7,800.00
6406 - Academy Horse Expenses	525.00	1,167.00	642.00	1,141.38	7,000.00	5,858.62	14,000.00
6407 - Academy Miscellaneous	0.00	50.00	50.00	120.00	300.00	180.00	600.00
6410 - Full Care Expenses	0.00	375.00	375.00	0.00	2,250.00	2,250.00	4,500.00
6510 - Barn Maintenance & Repairs	103.48	250.00	146.52	4,505.61	1,500.00	(3,005.61)	3,000.00
6511 - Sand and Footing	0.00	21.00	21.00	0.00	125.00	125.00	250.00
6512 - D.G.	0.00	83.00	83.00	0.00	500.00	500.00	1,000.00
Total Barn Maintenance & Supplies	12,478.83	19,849.00	7,370.17	78,689.80	119,091.00	40,401.20	238,182.00
Repairs & Maintenance Expenses							
6500 - Landscape Contract	0.00	0.00	0.00	14.65	0.00	(14.65)	0.00

Income Statement Report
Bell Canyon Equestrian Center
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Repairs & Maintenance Expenses							
6501 - Arena & Corral Maintenance	7,492.50	83.00	(7,409.50)	8,043.31	500.00	(7,543.31)	1,000.00
6502 - Apartment Maintenance & Repairs	0.00	83.00	83.00	0.00	500.00	500.00	1,000.00
6503 - Office Maintenance & Repairs	0.00	125.00	125.00	0.00	750.00	750.00	1,500.00
6505 - Irrigation	0.00	83.00	83.00	0.00	500.00	500.00	1,000.00
6506 - Landscaping	0.00	167.00	167.00	328.57	1,000.00	671.43	2,000.00
6539 - Equipment Rentals	0.00	21.00	21.00	0.00	125.00	125.00	250.00
6540 - Equipment Repairs	0.00	37.00	37.00	876.80	225.00	(651.80)	450.00
6541 - Fuel	322.17	100.00	(222.17)	1,054.99	600.00	(454.99)	1,200.00
6542 - Tractor/Cart Expenses	0.00	325.00	325.00	1,436.69	1,950.00	513.31	3,900.00
6543 - Equipment/Fixture Improvement	0.00	267.00	267.00	507.96	1,600.00	1,092.04	3,200.00
6546 - Maintenance & Supplies	221.81	183.00	(38.81)	477.43	1,100.00	622.57	2,200.00
6547 - Fencing	0.00	500.00	500.00	0.00	3,000.00	3,000.00	6,000.00
6550 - Janitorial/Restroom	0.00	167.00	167.00	224.08	1,000.00	775.92	2,000.00
6551 - Lighting and Electrical	0.00	83.00	83.00	0.62	500.00	499.38	1,000.00
6555 - Pest Control	285.00	652.00	367.00	4,257.92	3,910.00	(347.92)	7,820.00
6570 - IT Support	0.00	50.00	50.00	0.00	300.00	300.00	600.00
6575 - Miscellaneous - Facilities	0.00	42.00	42.00	0.00	250.00	250.00	500.00
Total Repairs & Maintenance Expenses	8,321.48	2,968.00	(5,353.48)	17,223.02	17,810.00	586.98	35,620.00
Utilities Expenses							
6700 - Sewer/Water	0.00	944.00	944.00	6,066.96	5,663.00	(403.96)	11,325.00
6705 - Electric	696.12	971.00	274.88	5,366.85	5,825.00	458.15	11,650.00
6720 - Telephone	(5.00)	133.00	138.00	230.00	800.00	570.00	1,600.00
Total Utilities Expenses	691.12	2,048.00	1,356.88	11,663.81	12,288.00	624.19	24,575.00
Replacement Fund Allocation							
9000 - Reserve Contribution Reserve	0.00	1,000.00	1,000.00	0.00	6,000.00	6,000.00	12,000.00

Income Statement Report
Bell Canyon Equestrian Center
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Replacement Fund Allocation							
9030 - Boarding Deposit Make-Up Reserve	0.00	500.00	500.00	0.00	3,000.00	3,000.00	6,000.00
Total Replacement Fund Allocation	0.00	1,500.00	1,500.00	0.00	9,000.00	9,000.00	18,000.00
Total Expense	37,032.97	49,043.00	12,010.03	211,714.30	294,250.00	82,535.70	588,494.00
Total Association Net Income / (Loss)	5,604.41	226.00	5,378.41	18,329.08	1,365.00	16,964.08	2,736.00

Balance Sheet Report
Bell Canyon Association
As of December 31, 2017

<u>Assets</u>	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
Operating Funds			
1003 - Union Bank Operating Checking - 9725	241,705.22	57,595.04	184,110.18
1005 - Union Bank Onsite Checking - 6650	5,912.79	5,912.79	0.00
1006 - Union Bank Payroll Checking - 6668	113,698.39	112,455.65	1,242.74
1007 - Union Bank MM - 5910	93,317.93	93,317.93	0.00
1010 - Wells Fargo Bank - 8536	678,347.33	678,347.33	0.00
1020 - ARCH funds Well Fargo - 8544	544,894.28	551,799.28	(6,905.00)
1025 - Petty Cash	200.00	200.00	0.00
Total Operating Funds	1,678,075.94	1,499,628.02	178,447.92
Committee Funds			
1050 - Union Bank Broadway Checking - 2866	6,801.80	8,499.87	(1,698.07)
Total Committee Funds	6,801.80	8,499.87	(1,698.07)
Replacement Fund			
1100 - Wells Fargo Advisor MM - 7371	1,170,632.94	923,925.40	246,707.54
1101 - Wells Fargo Advisor CDs - 7371	764,000.00	1,014,000.00	(250,000.00)
1102 - Wells Fargo Advisor MM - 9259	1,012,142.70	1,012,039.48	103.22
1105 - BCA/BCCC Rplmt Union Bank - 2748	38,409.87	38,408.31	1.56
1135 - Due from Operating - Unfunded BCCC Rplcn	19,200.00	16,000.00	3,200.00
1145 - Due from Operating - Unfunded Replacemen	213,330.34	191,664.34	21,666.00
1165 - Prepaid Franchise Tax	10.00	10.00	0.00
Total Replacement Fund	3,217,725.85	3,196,047.53	21,678.32
Accounts Receivable			
1280 - Accounts Receivable - Homeowner	113,725.85	98,923.58	14,802.27

Balance Sheet Report
Bell Canyon Association
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
Assets			
Accounts Receivable			
1282 - Accounts Receivable - From BCEC	2,876.47	2,876.47	0.00
1283 - Payroll Clearing - BCEC	159,993.22	157,616.70	2,376.52
1285 - Accounts Receivable - Other	10,767.01	10,767.01	0.00
1290 - Allowance for Doubtful Accounts	(73,491.70)	(73,491.70)	0.00
Total Accounts Receivable	213,870.85	196,692.06	17,178.79
Prepaid Expenses			
1300 - Prepaid Insurance	29,608.16	40,587.07	(10,978.91)
1302 - Prepaid Franchise Taxes	10.00	10.00	0.00
1305 - Prepaid Expenses- Other	5,574.00	5,315.00	259.00
Total Prepaid Expenses	35,192.16	45,912.07	(10,719.91)
Capital Improvement Fund			
1399 - Capital Fund Wells Fargo CDs - 6956	723,000.00	723,000.00	0.00
1400 - Capital Fund Wells Fargo - 6956	404,586.29	404,101.23	485.06
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	2,463.67	2,147.67	316.00
Total Capital Improvement Fund	1,268,193.52	1,267,392.46	801.06
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

Balance Sheet Report
Bell Canyon Association
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Assets</u>			
Fixed Assets			
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	(1,350.00)	(1,350.00)	0.00
1522 - Allow. For Depreciation - Vehicle	(262,868.31)	(262,868.31)	0.00
Total Fixed Assets	<u>175,515.84</u>	<u>175,515.84</u>	<u>0.00</u>
Other Assets			
1270 - Investment in Community Center	1,039,443.00	1,039,443.00	0.00
1690 - Clearing Account	(6,896.11)	(7,190.11)	294.00
Total Other Assets	<u>1,032,546.89</u>	<u>1,032,252.89</u>	<u>294.00</u>
Total Assets	<u>7,627,922.85</u>	<u>7,421,940.74</u>	<u>205,982.11</u>
<u>Liabilities</u>			
Current Liabilities			
2101 - Prepaid Owners Assessments	33,077.52	62,188.16	(29,110.64)
2102 - Other Payables	3,050.00	3,050.00	0.00
2103 - Other Payable - Due to BCCC	7,999.92	7,999.92	0.00
2105 - Replacement/Capital/BCCC Unfunded	234,994.01	209,812.01	25,182.00
2115 - Refundable Construction Deposits	470,705.91	491,945.47	(21,239.56)
2401 - Compensated Absences	19,051.26	19,051.26	0.00
2403 - 401K Payable - Forfeiture Used	6,502.35	5,513.94	988.41

Balance Sheet Report
Bell Canyon Association
As of December 31, 2017

	<u>Balance Dec 31, 2017</u>	<u>Balance Nov 30, 2017</u>	<u>Change</u>
<u>Liabilities</u>			
Current Liabilities			
2799 - Accounts Payable	300,516.64	0.00	300,516.64
Total Current Liabilities	<u>1,075,897.61</u>	<u>799,560.76</u>	<u>276,336.85</u>
Total Liabilities	<u>1,075,897.61</u>	<u>799,560.76</u>	<u>276,336.85</u>
<u>Owners' Equity</u>			
Owners' Equity			
4991 - Funds Balance - Operating	2,870,027.16	2,870,027.16	0.00
4992 - Funds Balance - Capital Improvement	1,078,891.69	1,078,891.69	0.00
4993 - Funds Balance - Replacement	3,441,237.81	3,441,237.81	0.00
4995 - Capital Contributions	17,378.00	17,378.00	0.00
4998 - Retain Earning	(541,632.67)	(541,632.67)	0.00
Total Owners' Equity	<u>6,865,901.99</u>	<u>6,865,901.99</u>	<u>0.00</u>
Total Owners' Equity	<u>6,865,901.99</u>	<u>6,865,901.99</u>	<u>0.00</u>
Income / (Loss)	<u>(313,876.75)</u>	<u>(243,522.01)</u>	<u>(70,354.74)</u>
Total Liabilities and Owner Equity	<u>7,627,922.85</u>	<u>7,421,940.74</u>	<u>205,982.11</u>

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
Operating Incomes							
5010 - Regular Assessments	204,351.00	204,092.00	259.00	1,225,071.00	1,224,553.00	518.00	2,449,106.00
5027 - Holiday Bonus Fund	27,405.00	1,667.00	25,738.00	27,055.00	10,000.00	17,055.00	20,000.00
5028 - Contract Income - BC/CSD	15.00	150.00	(135.00)	277.50	900.00	(622.50)	1,800.00
5030 - Interest Income-Operating	2.88	5.00	(2.14)	22.52	30.00	(7.48)	60.00
5035 - Transfer/Handling Fee	100.00	1,250.00	(1,150.00)	7,539.00	7,500.00	39.00	15,000.00
5040 - Late Fees	1,220.89	667.00	553.89	6,527.78	4,000.00	2,527.78	8,000.00
5050 - Tennis Court Fees	20.00	42.00	(22.00)	350.00	250.00	100.00	500.00
5061 - Architectural Design Fees	7,011.00	5,000.00	2,011.00	106,301.35	30,000.00	76,301.35	60,000.00
5100 - Miscellaneous Income	60.00	33.00	27.00	349.00	200.00	149.00	400.00
5105 - Attorney/Collection Fees	3,882.36	0.00	3,882.36	5,956.26	0.00	5,956.26	0.00
5110 - Fines/Violations	0.00	42.00	(42.00)	15.00	250.00	(235.00)	500.00
Total Operating Incomes	244,068.11	212,948.00	31,120.11	1,379,464.41	1,277,683.00	101,781.41	2,555,366.00
Total Income	244,068.11	212,948.00	31,120.11	1,379,464.41	1,277,683.00	101,781.41	2,555,366.00
Expense							
Management - Staff							
6010-1000 - Payroll	20,984.38	23,352.00	2,367.62	123,530.02	140,111.00	16,580.98	280,222.00
6010-1001 - Payroll Taxes	1,679.95	1,926.00	246.05	9,180.47	11,552.00	2,371.53	23,103.00
6010-1002 - Payroll Processing Fees	742.93	717.00	(25.93)	4,039.45	4,300.00	260.55	8,600.00
6010-1003 - Life Insurance	51.20	80.00	28.80	356.94	480.00	123.06	960.00
6010-1004 - Dental Insurance	690.24	175.00	(515.24)	1,971.02	1,048.00	(923.02)	2,095.00
6010-1005 - Health Insurance	724.50	1,172.00	447.50	6,751.02	7,035.00	283.98	14,070.00
6010-1006 - 401K Plan	415.90	400.00	(15.90)	2,979.07	2,400.00	(579.07)	4,800.00
6010-1007 - Employee Recognition	1,594.27	542.00	(1,052.27)	2,285.81	3,250.00	964.19	6,500.00
6010-1008 - CAI & Education	394.00	317.00	(77.00)	861.00	1,900.00	1,039.00	3,800.00
6010-1009 - Workers Comp Insurance	125.50	125.00	(0.50)	753.00	752.00	(1.00)	1,504.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

Expense	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Management - Staff							
6010-1010 - Contract Service	2,213.40	250.00	(1,963.40)	14,212.89	1,500.00	(12,712.89)	3,000.00
Total Management - Staff	29,616.27	29,056.00	(560.27)	166,920.69	174,328.00	7,407.31	348,654.00
Management - Business							
6010-1100 - Supplies - Electronic	62.23	42.00	(20.23)	(60.27)	250.00	310.27	500.00
6010-1101 - Supplies - Domestic	505.08	375.00	(130.08)	2,031.66	2,250.00	218.34	4,500.00
6010-1102 - Supplies - Office	297.67	500.00	202.33	1,801.33	3,000.00	1,198.67	6,000.00
6010-1103 - Supplies - Drinking Water	375.65	0.00	(375.65)	669.31	0.00	(669.31)	0.00
6010-1104 - Supplies - Computer Equipmer	1,205.37	83.00	(1,122.37)	1,984.17	500.00	(1,484.17)	1,000.00
6010-1105 - Supplies - Printer & Supplies	0.00	150.00	150.00	1,147.79	900.00	(247.79)	1,800.00
6010-1106 - Postage	630.82	642.00	11.18	1,737.33	3,850.00	2,112.67	7,700.00
6010-1107 - Blueprint	0.00	33.00	33.00	0.00	200.00	200.00	400.00
6010-1108 - Communication	(434.23)	0.00	434.23	0.00	0.00	0.00	0.00
6010-1109 - IT Support	783.75	500.00	(283.75)	4,511.99	3,000.00	(1,511.99)	6,000.00
6010-1110 - Copying	296.31	350.00	53.69	1,401.72	2,100.00	698.28	4,200.00
6010-1111 - Electricity	158.95	250.00	91.05	1,295.76	1,500.00	204.24	3,000.00
6010-1112 - Fax & Phone	653.99	225.00	(428.99)	2,077.62	1,350.00	(727.62)	2,700.00
6010-1113 - Internet	339.98	220.00	(119.98)	1,213.75	1,320.00	106.25	2,640.00
6010-1114 - Accounting Services	3,861.00	3,400.00	(461.00)	15,681.00	20,400.00	4,719.00	40,800.00
Total Management - Business	8,736.57	6,770.00	(1,966.57)	35,493.16	40,620.00	5,126.84	81,240.00
Management - General							
6010-1201 - Miscellaneous - MG	13.50	100.00	86.50	289.43	600.00	310.57	1,200.00
6010-1202 - Shareholder Functions	(835.87)	350.00	1,185.87	1,609.86	2,100.00	490.14	4,200.00
6010-1203 - Insurance	17,803.16	9,252.00	(8,551.16)	72,633.00	55,508.00	(17,125.00)	111,015.00
6010-1204 - Property Taxes/Licenses	767.74	208.00	(559.74)	1,722.76	1,250.00	(472.76)	2,500.00
6010-1205 - Bank Charge, Finance, Fee	12.00	8.00	(4.00)	120.11	50.00	(70.11)	100.00
6010-1206 - CSD Expenses	0.00	4.00	4.00	(1.81)	25.00	26.81	50.00
6010-1208 - Vehicle	(597.51)	200.00	797.51	1,221.59	1,200.00	(21.59)	2,400.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Management - General							
6010-1209 - Patrol Services	4,514.40	0.00	(4,514.40)	8,631.70	0.00	(8,631.70)	0.00
Total Management - General	21,677.42	10,122.00	(11,555.42)	86,226.64	60,733.00	(25,493.64)	121,465.00
Architectural Committee							
6020-1000 - Architectural - Printing Supplies	0.00	42.00	42.00	0.00	250.00	250.00	500.00
6020-1001 - Architectural - Miscellaneous	0.00	83.00	83.00	2,345.63	500.00	(1,845.63)	1,000.00
6020-1002 - Architectural - Consulting Fee	7,230.00	5,000.00	(2,230.00)	32,707.50	30,000.00	(2,707.50)	60,000.00
6020-1003 - Architectural - Payroll	2,993.11	2,123.00	(870.11)	17,187.20	12,739.00	(4,448.20)	25,478.00
6020-1004 - Architectural - Payroll Taxes	215.07	183.00	(32.07)	1,257.54	1,094.00	(163.54)	2,187.00
6020-1005 - Architectural - Scanning of A/C	0.00	83.00	83.00	189.21	500.00	310.79	1,000.00
6020-1007 - Architectural - Life Insurance	9.60	10.00	0.40	57.60	60.00	2.40	120.00
6020-1008 - Architectural - Dental Insurance	17.10	18.00	0.90	119.66	110.00	(9.66)	220.00
6020-1009 - Architectural - Health Insurance	492.12	294.00	(198.12)	1,930.75	1,766.00	(164.75)	3,532.00
6020-1010 - Architectural - 401K Plan	73.60	55.00	(18.60)	265.17	330.00	64.83	660.00
6020-1011 - Architectural - Workers Comp	6.70	11.00	4.30	40.20	65.00	24.80	129.00
Total Architectural Committee	11,037.30	7,902.00	(3,135.30)	56,100.46	47,414.00	(8,686.46)	94,826.00
Professional Fees							
6030-1000 - Professional - General Counsel	6,361.76	3,333.00	(3,028.76)	14,056.26	20,000.00	5,943.74	40,000.00
6030-1001 - Professional - Legal HR	0.00	83.00	83.00	1,378.25	500.00	(878.25)	1,000.00
6030-1002 - Professional - Court Fees	0.00	42.00	42.00	0.00	250.00	250.00	500.00
6030-1003 - Professional - Cost of Collection	4,267.36	1,000.00	(3,267.36)	9,033.22	6,000.00	(3,033.22)	12,000.00
6030-1004 - Professional - Audit/Accounting	0.00	1,208.00	1,208.00	0.00	7,250.00	7,250.00	14,500.00
6030-1005 - Professional - Consulting	0.00	1,667.00	1,667.00	1,200.00	10,000.00	8,800.00	20,000.00
6030-1006 - Professional - Legal Services	0.00	417.00	417.00	0.00	2,500.00	2,500.00	5,000.00
6030-1007 - Professional - SSFL Expert Co	1,154.40	833.00	(321.40)	11,432.50	5,000.00	(6,432.50)	10,000.00
6030-1008 - Professional - Legal Fee Other	100,235.18	20,833.00	(79,402.18)	581,686.05	125,000.00	(456,686.05)	250,000.00
Total Professional Fees	112,018.70	29,416.00	(82,602.70)	618,786.28	176,500.00	(442,286.28)	353,000.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Front Gate Service - Staff							
6050-1000 - Entry - Payroll	32,350.81	25,678.00	(6,672.81)	166,173.73	154,065.00	(12,108.73)	308,129.00
6050-1001 - Entry - Payroll Taxes	2,386.02	2,321.00	(65.02)	12,189.16	13,928.00	1,738.84	27,856.00
6050-1002 - Entry - Education/Renewal	60.00	25.00	(35.00)	95.00	150.00	55.00	300.00
6050-1003 - Entry - Uniform	204.33	83.00	(121.33)	542.32	500.00	(42.32)	1,000.00
6050-1004 - Entry - Life Insurance	86.40	78.00	(8.40)	518.40	463.00	(55.40)	925.00
6050-1005 - Entry - Dental Insurance	235.94	240.00	4.06	1,753.66	1,440.00	(313.66)	2,880.00
6050-1006 - Entry - Health Insurance	6,091.91	2,649.00	(3,442.91)	22,643.23	15,893.00	(6,750.23)	31,785.00
6050-1007 - Entry - 401K Plan	512.44	360.00	(152.44)	2,892.56	2,160.00	(732.56)	4,320.00
6050-1008 - Entry - Workers Comp	1,221.50	1,516.00	294.50	7,329.00	9,097.00	1,768.00	18,194.00
Total Front Gate Service - Staff	43,149.35	32,950.00	(10,199.35)	214,137.06	197,696.00	(16,441.06)	395,389.00
Front Gate Service - General							
6050-1101 - Entry - Electricity	632.48	672.00	39.52	3,220.88	4,030.00	809.12	8,060.00
6050-1102 - Entry - Fax & Phone	224.79	143.00	(81.79)	977.68	860.00	(117.68)	1,720.00
6050-1103 - Entry - Internet	144.99	200.00	55.01	1,181.67	1,200.00	18.33	2,400.00
6050-1104 - Entry - Water	877.05	417.00	(460.05)	3,572.51	2,500.00	(1,072.51)	5,000.00
6050-1105 - Entry - Decals/Access System	(855.00)	417.00	1,272.00	(685.18)	2,500.00	3,185.18	5,000.00
6050-1106 - Entry - Surveillance System	1,692.84	100.00	(1,592.84)	2,522.22	600.00	(1,922.22)	1,200.00
6050-1107 - Entry - Fountain Maintenance	120.00	162.00	42.00	825.00	970.00	145.00	1,940.00
6050-1108 - Entry - Radios	0.00	12.00	12.00	0.00	75.00	75.00	150.00
6050-1110 - Entry - Electronic	0.00	75.00	75.00	0.00	450.00	450.00	900.00
6050-1111 - Entry - Office Supplies	0.00	125.00	125.00	15.14	750.00	734.86	1,500.00
6050-1112 - Entry - Computer Equipment/S	0.00	42.00	42.00	70.88	250.00	179.12	500.00
6050-1113 - Entry - Printer Supplies	0.00	50.00	50.00	0.00	300.00	300.00	600.00
6050-1114 - Entry - Domestic Supply	399.71	208.00	(191.71)	789.44	1,250.00	460.56	2,500.00
6050-1115 - Entry - Miscellaneous	63.72	83.00	19.28	160.50	500.00	339.50	1,000.00
6050-1117 - Entry - Holiday Decorations	1,496.87	167.00	(1,329.87)	2,105.43	1,000.00	(1,105.43)	2,000.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Front Gate Service - General							
6050-1116 - Entry - Truck/Vehicle	627.91	450.00	(177.91)	2,446.46	2,700.00	253.54	5,400.00
Total Front Gate Service - General	5,425.36	3,323.00	(2,102.36)	17,202.63	19,935.00	2,732.37	39,870.00
Maintenance - Staff							
6100-1000 - Maintenance - Payroll	31,045.17	26,547.00	(4,498.17)	155,178.78	159,279.00	4,100.22	318,557.00
6100-1001 - Maintenance - Payroll Taxes	2,223.81	2,344.00	120.19	11,825.44	14,059.00	2,233.56	28,117.00
6100-1002 - Maintenance - Training/Educ	0.00	42.00	42.00	0.00	250.00	250.00	500.00
6100-1003 - Maintenance - Contract Serv	0.00	417.00	417.00	0.00	2,500.00	2,500.00	5,000.00
6100-1004 - Maintenance - Life Insurance	62.40	75.00	12.60	263.69	450.00	186.31	900.00
6100-1005 - Maintenance - Dental Insuranc	239.76	336.00	96.24	1,661.19	2,015.00	353.81	4,030.00
6100-1006 - Maintenance - Health Insuranc	3,699.50	2,467.00	(1,232.50)	14,241.50	14,800.00	558.50	29,600.00
6100-1007 - Maintenance - 401K Plan	96.20	160.00	63.80	739.89	960.00	220.11	1,920.00
6100-1008 - Maintenance - Workers Comp	1,711.30	1,550.00	(161.30)	10,022.80	9,302.00	(720.80)	18,604.00
Total Maintenance - Staff	39,078.14	33,938.00	(5,140.14)	193,933.29	203,615.00	9,681.71	407,228.00
Maintenance - Kit							
6100-1100 - Maintenance - Miscellaneous	0.00	83.00	83.00	0.00	500.00	500.00	1,000.00
6100-1101 - Equipment Supplies - Repair	462.09	667.00	204.91	10,122.29	4,000.00	(6,122.29)	8,000.00
6100-1102 - Equipment Supplies - New Equ	448.59	500.00	51.41	1,336.46	3,000.00	1,663.54	6,000.00
6100-1103 - Equipment Supplies - Rental	0.00	250.00	250.00	4,263.94	1,500.00	(2,763.94)	3,000.00
6100-1104 - Equipment Supplies - Maint Su	895.99	417.00	(478.99)	2,646.02	2,500.00	(146.02)	5,000.00
6100-1105 - Equipment Supplies - Protectiv	436.33	125.00	(311.33)	1,135.17	750.00	(385.17)	1,500.00
6100-1106 - Equipment Supplies - Kitchen/f	123.93	50.00	(73.93)	400.53	300.00	(100.53)	600.00
6100-1107 - Equipment Supplies - Equipme	0.00	58.00	58.00	0.00	350.00	350.00	700.00
6100-1108 - Equipment Supplies - Drinking	41.03	42.00	0.97	353.32	250.00	(103.32)	500.00
6100-1109 - Equipment Supplies - Cellphon	0.00	25.00	25.00	0.00	150.00	150.00	300.00
6100-1110 - Maintenance - Uniform	0.00	458.00	458.00	909.83	2,750.00	1,840.17	5,500.00
6100-1111 - Truck - Registration	0.00	208.00	208.00	1,690.00	1,250.00	(440.00)	2,500.00
6100-1112 - Truck - Service & Repair	3,927.24	750.00	(3,177.24)	13,717.96	4,500.00	(9,217.96)	9,000.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Maintenance - Kit							
6100-1113 - Truck - Fuel	1,048.83	450.00	(598.83)	2,634.69	2,700.00	65.31	5,400.00
Total Maintenance - Kit	7,384.03	4,083.00	(3,301.03)	39,210.21	24,500.00	(14,710.21)	49,000.00
Maintenance - Categories							
6100-1200 - Maintenance - Street Cleaning	0.00	2,000.00	2,000.00	3,675.00	12,000.00	8,325.00	24,000.00
6100-1202 - Maintenance Utilities - Water Ir	790.21	1,167.00	376.79	4,925.24	7,000.00	2,074.76	14,000.00
6100-1203 - Maintenance Utilities - Street L	1,262.20	667.00	(595.20)	3,791.79	4,000.00	208.21	8,000.00
6100-1204 - Maintenance Utilities - Electrici	79.79	120.00	40.21	556.10	720.00	163.90	1,440.00
6100-1205 - Maintenance Utilities - Waste [775.60	300.00	(475.60)	3,629.58	1,800.00	(1,829.58)	3,600.00
6100-1206 - Maintenance - Pest Control	145.00	150.00	5.00	765.24	900.00	134.76	1,800.00
6100-1207 - Maintenance - Traffic Sign Rep	2,019.51	417.00	(1,602.51)	8,897.03	2,500.00	(6,397.03)	5,000.00
6100-1208 - Maintenance - Landscape	0.00	667.00	667.00	14,430.50	4,000.00	(10,430.50)	8,000.00
6100-1209 - Maintenance - Irrigation	0.00	625.00	625.00	5,142.66	3,750.00	(1,392.66)	7,500.00
6100-1210 - Maintenance - Tree Maintenan	0.00	1,000.00	1,000.00	5,340.00	6,000.00	660.00	12,000.00
6100-1211 - Maintenance - Weed Control	0.00	183.00	183.00	0.00	1,100.00	1,100.00	2,200.00
6100-1212 - Maintenance - Park	0.00	250.00	250.00	32.52	1,500.00	1,467.48	3,000.00
6100-1213 - Maintenance - Fences	0.00	267.00	267.00	3,058.84	1,600.00	(1,458.84)	3,200.00
6100-1214 - Maintenance - Roadway	2,270.67	500.00	(1,770.67)	5,616.30	3,000.00	(2,616.30)	6,000.00
6100-1215 - Maintenance - Others	0.00	417.00	417.00	5.89	2,500.00	2,494.11	5,000.00
6100-1216 - Maintenance - Office Maintena	204.27	208.00	3.73	256.53	1,250.00	993.47	2,500.00
6100-1217 - Maintenance - Entry Maintena	298.04	542.00	243.96	883.36	3,250.00	2,366.64	6,500.00
6100-1218 - Maintenance - BCCC Maintena	0.00	500.00	500.00	194.86	3,000.00	2,805.14	6,000.00
6100-1219 - Maintenance - BCEC Maintena	4,121.73	1,667.00	(2,454.73)	19,859.13	10,000.00	(9,859.13)	20,000.00
6100-1220 - Maintenance - Maintenance Ya	0.00	208.00	208.00	0.00	1,250.00	1,250.00	2,500.00
6100-1221 - Maintenance - Lighting/Electric	49.74	250.00	200.26	743.18	1,500.00	756.82	3,000.00
6100-1222 - Maintenance - Gym Supplies/F	125.00	125.00	0.00	472.72	750.00	277.28	1,500.00
6100-1223 - Tennis Court - Maintenance	0.00	83.00	83.00	0.00	500.00	500.00	1,000.00
6100-1224 - Tennis Court - Electricity	157.97	208.00	50.03	968.22	1,250.00	281.78	2,500.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Maintenance - Categories							
6100-1225 - Tennis Court - Equipment Supp	0.00	83.00	83.00	34.37	500.00	465.63	1,000.00
Total Maintenance - Categories	12,299.73	12,604.00	304.27	83,279.06	75,620.00	(7,659.06)	151,240.00
Disaster Response							
6200-0000 - Disaster Response	0.00	167.00	167.00	0.00	1,000.00	1,000.00	2,000.00
Total Disaster Response	0.00	167.00	167.00	0.00	1,000.00	1,000.00	2,000.00
Community Events							
6200-1000 - Hot Summer Night	1,054.66	1,500.00	445.34	8,338.76	9,000.00	661.24	18,000.00
6200-1001 - New Owners Welcome	0.00	417.00	417.00	611.08	2,500.00	1,888.92	5,000.00
6200-1002 - Community Events	0.00	500.00	500.00	2,670.82	3,000.00	329.18	6,000.00
6200-1003 - New Years' Eve	3,156.65	792.00	(2,364.65)	7,356.65	4,750.00	(2,606.65)	9,500.00
Total Community Events	4,211.31	3,209.00	(1,002.31)	18,977.31	19,250.00	272.69	38,500.00
Community & Club							
6200-1100 - Community Planning	169.99	250.00	80.01	2,237.08	1,500.00	(737.08)	3,000.00
6200-1101 - Bell Canyon Broadway	2,567.70	0.00	(2,567.70)	5,822.29	0.00	(5,822.29)	0.00
6200-1102 - September Sizzle	(1,022.00)	0.00	1,022.00	0.00	0.00	0.00	0.00
6200-1103 - Garden Club	167.20	125.00	(42.20)	399.03	750.00	350.97	1,500.00
6200-1104 - Kids Committee - Snow Day	0.00	1,083.00	1,083.00	0.00	6,500.00	6,500.00	13,000.00
6200-1105 - Kids Committee - Egg Day	0.00	292.00	292.00	0.00	1,750.00	1,750.00	3,500.00
6200-1106 - Kids Committee - Movie Nights	0.00	229.00	229.00	2,528.51	1,375.00	(1,153.51)	2,750.00
6200-1107 - Kids Committee - Camp Out	0.00	83.00	83.00	372.84	500.00	127.16	1,000.00
6200-1108 - Kids Committee - Summer Arts	0.00	8.00	8.00	0.00	50.00	50.00	100.00
6200-1109 - Kids Committee - Halloween	7,292.79	1,083.00	(6,209.79)	13,394.74	6,500.00	(6,894.74)	13,000.00
Total Community & Club	9,175.68	3,153.00	(6,022.68)	24,754.49	18,925.00	(5,829.49)	37,850.00
BCCC - Leasing Expense							
6250-1000 - Office Lease	3,492.00	3,279.00	(213.00)	24,564.50	19,674.00	(4,890.50)	39,348.00
6250-1100 - Room Lease	400.00	613.00	213.00	2,812.14	3,678.00	865.86	7,356.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
BCCC - Leasing Expense							
6250-1200 - Gym/Yoga Room Lease	3,600.00	3,600.00	0.00	25,104.15	21,600.00	(3,504.15)	43,200.00
Total BCCC - Leasing Expense	7,492.00	7,492.00	0.00	52,480.79	44,952.00	(7,528.79)	89,904.00
Contingency Funds							
6300-0000 - Contingency Fund	0.00	1,823.00	1,823.00	0.00	10,933.00	10,933.00	21,865.00
Total Contingency Funds	0.00	1,823.00	1,823.00	0.00	10,933.00	10,933.00	21,865.00
Depreciation Expenses							
6350-1000 - Depreciation Expense	0.00	3,750.00	3,750.00	0.00	22,500.00	22,500.00	45,000.00
Total Depreciation Expenses	0.00	3,750.00	3,750.00	0.00	22,500.00	22,500.00	45,000.00
Replacement Fund Contribution							
7600-1000 - Replacement Fund Contributio	21,666.00	21,667.00	1.00	129,997.00	130,000.00	3.00	260,000.00
7600-1002 - Annual Contributions - BCCC	3,200.00	3,200.00	0.00	19,200.00	19,200.00	0.00	38,400.00
Total Replacement Fund Contribution	24,866.00	24,867.00	1.00	149,197.00	149,200.00	3.00	298,400.00
Capital Improvement Contribution							
7700-1000 - Capital Improvement Contribut	316.00	317.00	1.00	1,897.00	1,900.00	3.00	3,800.00
Total Capital Improvement Contribution	316.00	317.00	1.00	1,897.00	1,900.00	3.00	3,800.00
Total Expense	336,483.86	214,942.00	(121,541.86)	1,758,596.07	1,289,621.00	(468,975.07)	2,579,231.00
Income							
Replacement Fund Income							
5010-1100 - Assessment - Replacement Fu	21,666.00	21,667.00	(1.00)	129,997.00	130,000.00	(3.00)	260,000.00
5010-1102 - Annual Contribution - BCCC	3,200.00	3,200.00	0.00	19,200.00	19,200.00	0.00	38,400.00
5010-1200 - Interest Income - Replacement	2,858.69	1,667.00	1,191.69	1,796.99	10,000.00	(8,203.01)	20,000.00
Total Replacement Fund Income	27,724.69	26,534.00	1,190.69	150,993.99	159,200.00	(8,206.01)	318,400.00
Total Income	27,724.69	26,534.00	1,190.69	150,993.99	159,200.00	(8,206.01)	318,400.00

Income Statement Report
Bell Canyon Association
December 01, 2017 thru December 31, 2017

	Current Period			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Replacement Fund Expenses							
9002-1100 - Replacement Fund-Road Renc	2,485.54	600.00	(1,885.54)	30,790.92	3,600.00	(27,190.92)	7,200.00
9002-1200 - Replacement Fund-Concrete S	0.00	6,250.00	6,250.00	0.00	37,500.00	37,500.00	75,000.00
9002-1300 - Replacement Fund-Storm Dra	611.68	104.00	(507.68)	611.68	625.00	13.32	1,250.00
9002-1400 - Replacement Fund-Maint Truc	0.00	208.00	208.00	32,000.00	1,250.00	(30,750.00)	2,500.00
9002-1500 - Replacement Fund-Unpaved F	3,367.52	8,333.00	4,965.48	3,367.52	50,000.00	46,632.48	100,000.00
9002-1600 - Replacement Fund-Median La	0.00	5,000.00	5,000.00	0.00	30,000.00	30,000.00	60,000.00
Total Replacement Fund Expenses	6,464.74	20,495.00	14,030.26	66,770.12	122,975.00	56,204.88	245,950.00
Total Expense	6,464.74	20,495.00	14,030.26	66,770.12	122,975.00	56,204.88	245,950.00
Income							
Capital Improvement Income							
5010-2000 - Assessment - Capital Improver	316.00	317.00	(1.00)	1,897.00	1,900.00	(3.00)	3,800.00
5010-2100 - Interest Income - Capital Imprc	485.06	167.00	318.06	1,008.29	1,000.00	8.29	2,000.00
Total Capital Improvement Income	801.06	484.00	317.06	2,905.29	2,900.00	5.29	5,800.00
Total Income	801.06	484.00	317.06	2,905.29	2,900.00	5.29	5,800.00
Expense							
Capital Improvement Expenses							
8900-1200 - Bus Stop Project	0.00	708.00	708.00	2,279.37	4,250.00	1,970.63	8,500.00
8900-1300 - Capital Improvement-Commun	0.00	0.00	0.00	6,568.18	0.00	(6,568.18)	0.00
8900-1400 - Capital Improvement-Access F	0.00	2,917.00	2,917.00	0.00	17,500.00	17,500.00	35,000.00
8900-1500 - Capital Improvement-BCEC R	0.00	66,667.00	66,667.00	13,026.70	400,000.00	386,973.30	800,000.00
Total Capital Improvement Expenses	0.00	70,292.00	70,292.00	21,874.25	421,750.00	399,875.75	843,500.00
Total Expense	0.00	70,292.00	70,292.00	21,874.25	421,750.00	399,875.75	843,500.00
Total Association Net Income / (Loss)	(70,354.74)	(65,763.00)	(4,591.74)	(313,876.75)	(394,563.00)	80,686.25	(789,115.00)