

BRIAR COVE PAIRED COTTAGE ASSOCIATION INC

CASH FLOW STATEMENT
SEPTEMBER 2009

	CURRENT MONTH	YEAR-TO-DATE	12-MONTH BUDGET
INCOME			

ASSESSMENTS	30,821.20	271,624.89	375,360.00
SPECIAL ASSESMENTS	0.00	1,040.47	0.00
SERVICE CALL REIMBURSE.	0.00	355.00	0.00
INTEREST INCOME	0.12	9.67	0.00
LATE/LEGAL FEE INCOME	162.40	807.43	0.00
OTHER INCOME	25.00	100.00	0.00

TOTAL INCOME	31,008.72	273,937.46	375,360.00
EXPENSES			

DEBT SERVICE			
CAPITAL RESERVE DEPOSITS	4,000.00	36,000.00	48,000.00

TOTAL DEBT SERVICE	4,000.00	36,000.00	48,000.00
TAXES & INSURANCE			
REAL ESTATE TAXES	0.00	0.00	2,200.00
PROPERTY INSURANCE	0.00	1,554.96	2,600.00

TOTAL TAXES & INSURANCE	0.00	1,554.96	4,800.00
PROFESSIONAL SERVICES			
LEGAL & ACCOUNTING	0.00	2,204.00	6,150.00
ADMINISTRATIVE	611.32	4,705.55	4,000.00
MANAGEMENT FEES	2,040.00	18,300.16	24,480.00

TOTAL PROFESSIONAL	2,651.32	25,209.71	34,630.00
MAINTENANCE			
SUPPLIES	129.23	1,293.49	1,200.00
SNOW REMOVAL	0.00	28,942.00	45,000.00
TREATMENT	3,835.95	25,112.90	27,028.40
GROUNDS CARE	14,688.00	108,701.86	91,800.00
GROUNDS CARE-VACANT	0.00	375.00	19,398.00
GENERAL MAINTENANCE	234.84	1,401.02	15,000.00
SPRINKLER SYSTEM EXPENSE	0.00	7,948.00	18,500.00
PUMP MAINTENANCE	0.00	6,910.00	1,500.00
POND TREATMENT	0.00	2,327.26	3,000.00
POND MAINTENANCE	0.00	0.00	2,000.00
OTHER MAINTENANCE	0.00	500.00	0.00

TOTAL MAINTENANCE	18,888.02	183,511.53	224,426.40

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UTILITIES/OTHER SERVICES			
ELECTRIC, COMMON	1,880.06	4,630.74	6,000.00
WATER, COMMON	10,216.77	19,120.45	45,000.00
EXTERMINATING	406.60	2,728.50	10,000.00
TOTAL UTIL./OTHER SERVICE	12,503.43	26,479.69	61,000.00
MISCELLANEOUS			
NSF/BANK SERVICE CHARGES	0.00	59.30	0.00
MISC. EXPENSE	0.00	0.00	2,500.00
TOTAL MISCELLANEOUS	0.00	59.30	2,500.00
TOTAL OPERATING EXPENSE	38,042.77	272,815.19	375,356.40
NET OPERATING INCOME	(7,034.05)	1,122.27	3.60
CURRENT BALANCES			
CHECKING ACCOUNT BALANCE	16,076.74	16,076.74	
CAPITAL RESERVE BALANCE	13,476.20	13,476.20	
ACCOUNTS PAYABLE	937.00	937.00	
CAPITAL RES.-DEPOSITS	4,000.00	36,000.00	
CAPITAL RES.-WITHDRAWALS	(20,380.00)	(69,425.00)	
SUPPLEMENTARY INFORMATION			
CAPITAL IMPROVEMENT COST	20,380.00	69,050.00	