

Breakaway West Association, Inc.
Balance Sheet
As of June 30, 2019

	Jun 30, 19
ASSETS	
Current Assets	
Checking/Savings	
102.10 · Cash in Reserve - Citywide	141,600.61
102.13 · Cash in Spec. As. - Citywide	22,774.71
102.16 · Cash in Renovation - Citywide	246,861.69
102.8 · Cash in Op. Checking - Citywide	22,184.38
Total Checking/Savings	433,421.39
Accounts Receivable	
104.00 · Accounts Receivable	15,555.24
Total Accounts Receivable	15,555.24
Other Current Assets	
108.00 · Prepaid Expenses	
108.10 · Prepaid Insurance	2,692.87
108.20 · Prepaid Flood Insurance	13,829.99
108.00 · Prepaid Expenses - Other	814.08
Total 108.00 · Prepaid Expenses	17,336.94
110.00 · Bill to Owner	1,111.50
Total Other Current Assets	18,448.44
Total Current Assets	467,425.07
Fixed Assets	
112.00 · Manager Condo Unit	23,000.00
112.50 · Improvements - 504	177,921.55
113.00 · Improvements - General	282,712.75
113.50 · Equipment	7,544.75
114.00 · Accum. Depreciation	
114.10 · Depreciation	(36,541.21)
114.20 · Amort. of Impr. & Rep.	(112,658.50)
114.30 · Accum Deprec Equipment	(7,546.00)
Total 114.00 · Accum. Depreciation	(156,745.71)
Total Fixed Assets	334,433.34
TOTAL ASSETS	801,858.41

Breakaway West Association, Inc.
Balance Sheet
As of June 30, 2019

	Jun 30, 19
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
201.00 · Accounts Payable	136,825.93
Total Accounts Payable	136,825.93
Total Current Liabilities	136,825.93
Total Liabilities	136,825.93
Equity	
215.00 · Working Capital Deposits	26,500.00
217.01 · Reserve Fund - Appropriated	
217.10 · Reserve Fund 100/200	61,775.82
217.20 · Reserve Fund 300	46,358.90
217.30 · Reserve Fund 400	23,534.01
217.40 · Reserve Fund 500	39,243.86
217.50 · Reserve Fund Garage	14,326.62
Total 217.01 · Reserve Fund - Appropriated	185,239.21
218.01 · Owner Equity - Unappropriated	
218.00 · Retained Earnings Bldg 100/200	10,621.72
219.00 · Retained Earnings Bldg 300	4,797.35
220.00 · Retained Earnings Bldg 400	13,678.10
221.00 · Retained Earnings Bldg 500	(19,231.12)
222.00 · Retained Earnings Garage	(2,122.38)
Total 218.01 · Owner Equity - Unappropriated	7,743.67
281 · Construction Funds	
281.10 · Construction Fund Renov. Ph. I	
250.00 · Insurance Claim - 400 Fire	
250.10 · Insurance Claim Proceeds	4,518,579.66
250.20 · Insurance Claim Expenditures	
250.21 · Depreciation-Exer rm, pool elec	(75,161.64)
250.20 · Insurance Claim Expenditures - O...	(4,476,691.37)
Total 250.20 · Insurance Claim Expenditures	(4,551,853.01)
250.3 · 400 SA Proceeds	
250.31 · Special Assessment Refunds	(353,048.45)
250.3 · 400 SA Proceeds - Other	1,521,538.58
Total 250.3 · 400 SA Proceeds	1,168,490.13
250.00 · Insurance Claim - 400 Fire - Other	40,304.22
Total 250.00 · Insurance Claim - 400 Fire	1,175,521.00
281.10 · Construction Fund Renov. Ph. I - Other	(1,019,197.74)
Total 281.10 · Construction Fund Renov. Ph. I	156,323.26
281.20 · Construction Fund 100/200 III	43,613.26
281.40 · Construction Fund 500 II	1,533,143.37
281.50 · Garage Facade Fund	70,765.64
281.60 · Common Elements Fund	158,580.00
Total 281 · Construction Funds	1,962,425.53
Net Income	(1,516,875.93)
Total Equity	665,032.48
TOTAL LIABILITIES & EQUITY	801,858.41

Breakaway West Association, Inc.
 Combined Operating - Current Year vs Prior Year
 Statement of Operations - Unaudited

	Jul '18 - Jun 19	Jul '17 - Jun 18	\$ Change
Ordinary Income/Expense			
Income			
301.00 · Operating Assessments	333,525.89	348,300.51	(14,774.62)
303.00 · Interest Income	4,337.78	537.97	3,799.81
304.00 · Finance Charges & Late Fe...	1,925.94	641.26	1,284.68
305.00 · Holy Cross Equity Refund	568.51	734.56	(166.05)
307.00 · Reserve Assessments	53,531.33	35,823.70	17,707.63
308.00 · Cable TV Assessments	48,211.20	32,381.10	15,830.10
Total Income	442,100.65	418,419.10	23,681.55
Expense			
401.00 · Accounting	9,974.42	19,845.82	(9,871.40)
402.00 · Administrative	8,619.02	7,831.61	787.41
403.00 · Manager's Fee	37,707.16	35,811.96	1,895.20
406.00 · Insurance	61,619.50	55,837.07	5,782.43
408.00 · Legal	931.00	501.00	430.00
409.00 · Manager's Unit	5,519.16	5,171.87	347.29
410.00 · Pool Maintenance	18,535.27	12,885.61	5,649.66
410.02 · Pool - Gas Expense	5,709.46	5,078.95	630.51
411.00 · Snow Removal	11,905.15	10,123.93	1,781.22
412.00 · Repairs & Maint. - Project	51,130.68	7,982.31	43,148.37
413.00 · Fire Alarm	3,555.35	1,436.83	2,118.52
414.00 · Trash	15,529.12	10,975.90	4,553.22
416.00 · Real Estate Taxes	1,008.36	1,003.44	4.92
418.00 · Reserve Funds	53,531.10	35,823.78	17,707.32
421.00 · Depr - Mgr's Unit	3,606.96	2,418.00	1,188.96
422.00 · Electric	33,501.10	27,472.68	6,028.42
424.00 · Water & Sewer	46,433.67	44,676.26	1,757.41
437.00 · Landscaping	6,255.10	6,980.00	(724.90)
438.00 · 504 Repairs & Maintenance	1,161.43	0.00	1,161.43
Total Expense	376,233.01	291,857.02	84,375.99
Net Ordinary Income	65,867.64	126,562.08	(60,694.44)
Other Income/Expense			
Other Expense			
423.00 · Gas/Heating	26,486.83	25,300.72	1,186.11
425.00 · Repairs & Maint. Bldg.	15,342.11	16,252.04	(909.93)
427.00 · Elevator	4,084.82	7,469.75	(3,384.93)
429.00 · Roof Snow Removal	9,120.00	0.00	9,120.00
431.00 · Fire Alarm Bldg	3,397.95	1,023.28	2,374.67
453.00 · Flood Insurance	17,809.27	16,997.49	811.78
456.00 · Cable TV Expense	46,810.70	32,339.97	14,470.73
Total Other Expense	123,051.68	99,383.25	23,668.43
Net Other Income	(123,051.68)	(99,383.25)	(23,668.43)
Net Income	(57,184.04)	27,178.83	(84,362.87)

Breakaway West Association, Inc.
 Combined Operating Profit & Loss Budget vs. Actual YTD
 July 2018 through June 2019

	Jul '18 - Jun 19	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
301.00 · Operating Assessments	333,525.89	333,525.46	0.43
303.00 · Interest Income	4,337.78	0.00	4,337.78
304.00 · Finance Charges & Late ...	1,925.94	0.00	1,925.94
305.00 · Holy Cross Equity Refund	568.51	0.00	568.51
307.00 · Reserve Assessments	53,531.33	38,532.14	14,999.19
308.00 · Cable TV Assessments	48,211.20	48,211.20	0.00
Total Income	442,100.65	420,268.80	21,831.85
Expense			
401.00 · Accounting	9,974.42	10,000.00	(25.58)
402.00 · Administrative	8,619.02	7,700.00	919.02
403.00 · Manager's Fee	37,707.16	36,707.78	999.38
406.00 · Insurance	61,619.50	56,395.45	5,224.05
408.00 · Legal	931.00	1,000.00	(69.00)
409.00 · Manager's Unit	5,519.16	5,200.00	319.16
410.00 · Pool Maintenance	18,535.27	12,000.00	6,535.27
410.02 · Pool - Gas Expense	5,709.46	5,231.31	478.15
411.00 · Snow Removal	11,905.15	12,000.00	(94.85)
412.00 · Repairs & Maint. - Project	51,130.68	13,800.00	37,330.68
413.00 · Fire Alarm	3,555.35	1,400.02	2,155.33
414.00 · Trash	15,529.12	11,000.00	4,529.12
416.00 · Real Estate Taxes	1,008.36	1,000.00	8.36
418.00 · Reserve Funds	53,531.10	38,532.14	14,998.96
421.00 · Depr - Mgr's Unit	3,606.96	1,140.00	2,466.96
422.00 · Electric	33,501.10	28,296.85	5,204.25
424.00 · Water & Sewer	46,433.67	46,000.00	433.67
437.00 · Landscaping	6,255.10	20,000.00	(13,744.90)
438.00 · 504 Repairs & Maintena...	1,161.43	1,000.00	161.43
Total Expense	376,233.01	308,403.55	67,829.46
Net Ordinary Income	65,867.64	111,865.25	(45,997.61)
Other Income/Expense			
Other Expense			
423.00 · Gas/Heating	26,486.83	27,119.19	(632.36)
425.00 · Repairs & Maint. Bldg.	15,342.11	11,000.00	4,342.11
427.00 · Elevator	4,084.82	1,687.50	2,397.32
429.00 · Roof Snow Removal	9,120.00	3,900.00	5,220.00
431.00 · Fire Alarm Bldg	3,397.95	2,100.00	1,297.95
453.00 · Flood Insurance	17,809.27	17,847.36	(38.09)
456.00 · Cable TV Expense	46,810.70	48,211.20	(1,400.50)
Total Other Expense	123,051.68	111,865.25	11,186.43
Net Other Income	(123,051.68)	(111,865.25)	(11,186.43)
Net Income	(57,184.04)	0.00	(57,184.04)

Breakaway West Association, Inc.
 Combined Profit & Loss by Class
 July 2018 through June 2019

	*Operating	Common El...	Garage Fac...	Renov. I 300...	Renov. II 500	Renov. III 10...	TOTAL
Ordinary Income/Expense							
Income							
301.00 · Operating Assessments							
301.10 · Operating Assessments - ...	65,586.57	0.00	0.00	0.00	0.00	0.00	65,586.57
301.20 · Operating Assessments - ...	94,706.17	0.00	0.00	0.00	0.00	0.00	94,706.17
301.30 · Operating Assessments - ...	58,127.68	0.00	0.00	0.00	0.00	0.00	58,127.68
301.40 · Operating Assessments - ...	102,365.43	0.00	0.00	0.00	0.00	0.00	102,365.43
301.50 · Operating Assessments - ...	12,740.04	0.00	0.00	0.00	0.00	0.00	12,740.04
Total 301.00 · Operating Assessments	333,525.89	0.00	0.00	0.00	0.00	0.00	333,525.89
303.00 · Interest Income							
303.10 · Interest Income - 100/200	936.11	0.00	0.00	0.00	0.00	0.00	936.11
303.20 · Interest Income - 300	1,343.84	0.00	0.00	0.00	0.00	0.00	1,343.84
303.30 · Interest Income - 400	864.51	0.00	0.00	0.00	0.00	0.00	864.51
303.40 · Interest Income - 500	1,060.16	0.00	0.00	0.00	0.00	0.00	1,060.16
303.50 · Interest Income - Garage	133.16	0.00	0.00	0.00	0.00	0.00	133.16
303.00 · Interest Income - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 303.00 · Interest Income	4,337.78	0.00	0.00	0.00	0.00	0.00	4,337.78
304.00 · Finance Charges & Late Fees							
304.10 · Finance Charges & LF - 1...	330.56	1,369.85	0.00	0.00	0.00	356.09	2,056.50
304.20 · Finance Charges & LF - 300	869.05	0.00	0.00	0.00	0.00	0.00	869.05
304.30 · Finance Charges & LF - 400	305.14	0.00	0.00	0.00	0.00	0.00	305.14
304.40 · Finance Charges & LF- 500	374.20	19.81	0.00	0.00	2,925.54	0.00	3,319.55
304.50 · Finance Charges & LF - G...	46.99	0.00	1,259.21	0.00	0.00	0.00	1,306.20
Total 304.00 · Finance Charges & Lat...	1,925.94	1,389.66	1,259.21	0.00	2,925.54	356.09	7,856.44
305.00 · Holy Cross Equity Refund							
305.10 · Holy Cross Refund - 100/2...	122.68	0.00	0.00	0.00	0.00	0.00	122.68
305.20 · Holy Cross Refund - 300	176.12	0.00	0.00	0.00	0.00	0.00	176.12
305.30 · Holy Cross Refund - 400	113.31	0.00	0.00	0.00	0.00	0.00	113.31
305.40 · Holy Cross Refund - 500	138.94	0.00	0.00	0.00	0.00	0.00	138.94
305.50 · Holy Cross Refund - Garage	17.46	0.00	0.00	0.00	0.00	0.00	17.46
Total 305.00 · Holy Cross Equity Ref...	568.51	0.00	0.00	0.00	0.00	0.00	568.51
307.00 · Reserve Assessments							
307.10 · Reserve Assessments - 10...	14,591.73	0.00	0.00	0.00	0.00	0.00	14,591.73
307.20 · Reserve Assessments - 300	24,795.75	0.00	0.00	0.00	0.00	0.00	24,795.75
307.30 · Reserve Assessments - 400	11,773.83	0.00	0.00	0.00	0.00	0.00	11,773.83
307.40 · Reserve Assessments - 500	2,370.02	0.00	0.00	0.00	0.00	0.00	2,370.02
307.5 · Reserve Assessments - Gar...	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 307.00 · Reserve Assessments	53,531.33	0.00	0.00	0.00	0.00	0.00	53,531.33
308.00 · Cable TV Assessments							
308.10 · Cable TV - 100/200	10,713.60	0.00	0.00	0.00	0.00	0.00	10,713.60
308.20 · Cable TV - 300	14,284.80	0.00	0.00	0.00	0.00	0.00	14,284.80
308.30 · Cable TV - 400	9,820.80	0.00	0.00	0.00	0.00	0.00	9,820.80
308.40 · Cable TV - 500	13,392.00	0.00	0.00	0.00	0.00	0.00	13,392.00
Total 308.00 · Cable TV Assessments	48,211.20	0.00	0.00	0.00	0.00	0.00	48,211.20
309.00 · Renovation Income							
309.40 · Renovation Income - 500	0.00	0.00	0.00	0.00	900.00	0.00	900.00
Total 309.00 · Renovation Income	0.00	0.00	0.00	0.00	900.00	0.00	900.00
Total Income	442,100.65	1,389.66	1,259.21	0.00	3,825.54	356.09	448,931.15
Expense							
401.00 · Accounting							
401.10 · Accounting - 100/200	2,152.47	59.01	0.00	0.00	0.00	22.34	2,233.82
401.20 · Accounting - 300	3,090.08	84.72	0.00	0.00	0.00	0.00	3,174.80
401.30 · Accounting - 400	1,987.87	54.50	0.00	0.00	0.00	0.00	2,042.37
401.40 · Accounting - 500	2,437.76	66.83	0.00	0.00	273.18	0.00	2,777.77
401.50 · Accounting - Garage	306.24	8.38	110.17	0.00	0.00	0.00	424.79
401.00 · Accounting - Other	0.00	0.00	0.00	55.75	0.00	0.00	55.75
Total 401.00 · Accounting	9,974.42	273.44	110.17	55.75	273.18	22.34	10,709.30

Breakaway West Association, Inc.
 Combined Profit & Loss by Class
 July 2018 through June 2019

	*Operating	Common El...	Garage Fac...	Renov. I 300...	Renov. II 500	Renov. III 10...	TOTAL
402.00 · Administrative							
402.10 · Administrative - 100/200	1,860.01	0.00	0.00	0.00	0.00	0.00	1,860.01
402.20 · Administrative - 300	2,670.10	0.00	0.00	0.00	0.00	0.00	2,670.10
402.30 · Administrative - 400	1,717.78	0.00	0.00	0.00	0.00	0.00	1,717.78
402.40 · Administrative - 500	2,106.51	0.00	0.00	0.00	0.00	0.00	2,106.51
402.50 · Administrative - Garage	264.62	0.00	0.00	0.00	0.00	0.00	264.62
Total 402.00 · Administrative	8,619.02	0.00	0.00	0.00	0.00	0.00	8,619.02
403.00 · Manager's Fee							
403.10 · Manager's Fee - 100/200	8,137.24	0.00	0.00	0.00	0.00	0.00	8,137.24
403.20 · Manager's Fee - 300	11,681.70	0.00	0.00	0.00	0.00	0.00	11,681.70
403.30 · Manager's Fee - 400	7,515.00	0.00	0.00	0.00	0.00	0.00	7,515.00
403.40 · Manager's Fee - 500	9,215.60	0.00	0.00	0.00	0.00	0.00	9,215.60
403.50 · Manager's Fee - Garage	1,157.62	0.00	0.00	0.00	0.00	0.00	1,157.62
Total 403.00 · Manager's Fee	37,707.16	0.00	0.00	0.00	0.00	0.00	37,707.16
406.00 · Insurance							
406.10 · Insurance - 100/200	13,297.47	0.00	0.00	0.00	0.00	0.00	13,297.47
406.20 · Insurance - 300	19,089.76	0.00	0.00	0.00	0.00	0.00	19,089.76
406.30 · Insurance - 400	12,280.74	0.00	0.00	0.00	0.00	0.00	12,280.74
406.40 · Insurance - 500	15,059.82	0.00	0.00	0.00	0.00	0.00	15,059.82
406.50 · Insurance - Garage	1,891.71	0.00	0.00	0.00	0.00	0.00	1,891.71
Total 406.00 · Insurance	61,619.50	0.00	0.00	0.00	0.00	0.00	61,619.50
408.00 · Legal							
408.10 · Legal - 100/200	200.90	17.37	0.00	0.00	0.00	0.00	218.27
408.20 · Legal - 300	288.43	24.94	0.00	0.00	0.00	0.00	313.37
408.30 · Legal - 400	185.55	16.04	0.00	0.00	0.00	0.00	201.59
408.40 · Legal - 500	227.54	19.68	0.00	0.00	0.00	0.00	247.22
408.50 · Legal - Garage	28.58	2.47	0.00	0.00	0.00	0.00	31.05
408.00 · Legal - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 408.00 · Legal	931.00	80.50	0.00	0.00	0.00	0.00	1,011.50
409.00 · Manager's Unit							
409.10 · Manager's Unit - 100/200	1,191.02	0.00	0.00	0.00	0.00	0.00	1,191.02
409.20 · Manager's Unit - 300	1,709.86	0.00	0.00	0.00	0.00	0.00	1,709.86
409.30 · Manager's Unit - 400	1,099.95	0.00	0.00	0.00	0.00	0.00	1,099.95
409.40 · Manager's Unit - 500	1,348.90	0.00	0.00	0.00	0.00	0.00	1,348.90
409.50 · Manager's Unit - Garage	169.43	0.00	0.00	0.00	0.00	0.00	169.43
409.00 · Manager's Unit - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 409.00 · Manager's Unit	5,519.16	0.00	0.00	0.00	0.00	0.00	5,519.16
410.00 · Pool Maintenance							
410.10 · Pool - 100/200	3,999.92	0.00	0.00	0.00	0.00	0.00	3,999.92
410.20 · Pool - 300	5,742.23	0.00	0.00	0.00	0.00	0.00	5,742.23
410.30 · Pool - 400	3,694.07	0.00	0.00	0.00	0.00	0.00	3,694.07
410.40 · Pool - 500	4,530.02	0.00	0.00	0.00	0.00	0.00	4,530.02
410.50 · Pool - Garage	569.03	0.00	0.00	0.00	0.00	0.00	569.03
Total 410.00 · Pool Maintenance	18,535.27	0.00	0.00	0.00	0.00	0.00	18,535.27
410.02 · Pool - Gas Expense							
410.021 · Pool Gas - 100/200	1,232.11	0.00	0.00	0.00	0.00	0.00	1,232.11
410.022 · Pool Gas - 300	1,768.79	0.00	0.00	0.00	0.00	0.00	1,768.79
410.023 · Pool Gas - 400	1,137.89	0.00	0.00	0.00	0.00	0.00	1,137.89
410.024 · Pool Gas - 500	1,395.38	0.00	0.00	0.00	0.00	0.00	1,395.38
410.025 · Pool Gas - Garage	175.29	0.00	0.00	0.00	0.00	0.00	175.29
410.02 · Pool - Gas Expense - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 410.02 · Pool - Gas Expense	5,709.46	0.00	0.00	0.00	0.00	0.00	5,709.46
411.00 · Snow Removal							
411.01 · Plowing							
411.011 · Plowing 100/200	971.10	0.00	0.00	0.00	0.00	0.00	971.10
411.012 · Plowing 300	1,394.10	0.00	0.00	0.00	0.00	0.00	1,394.10
411.013 · Plowing 400	896.82	0.00	0.00	0.00	0.00	0.00	896.82
411.014 · Plowing 500	1,099.80	0.00	0.00	0.00	0.00	0.00	1,099.80
411.015 · Plowing - Garage	138.18	0.00	0.00	0.00	0.00	0.00	138.18
Total 411.01 · Plowing	4,500.00	0.00	0.00	0.00	0.00	0.00	4,500.00

Breakaway West Association, Inc.
 Combined Profit & Loss by Class
 July 2018 through June 2019

	*Operating	Common El...	Garage Fac...	Renov. I 300...	Renov. II 500	Renov. III 10...	TOTAL
411.02 · Shoveling							
411.021 · Shoveling 100/200	1,175.07	0.00	0.00	0.00	0.00	0.00	1,175.07
411.022 · Shoveling 300	1,686.90	0.00	0.00	0.00	0.00	0.00	1,686.90
411.023 · Shoveling 400	1,085.18	0.00	0.00	0.00	0.00	0.00	1,085.18
411.024 · Shoveling 500	1,330.80	0.00	0.00	0.00	0.00	0.00	1,330.80
411.025 · Shoveling Garage	167.20	0.00	0.00	0.00	0.00	0.00	167.20
Total 411.02 · Shoveling	5,445.15	0.00	0.00	0.00	0.00	0.00	5,445.15
411.04 · Loader							
411.041 · Loader 100/200	379.81	0.00	0.00	0.00	0.00	0.00	379.81
411.042 · Loader 300	545.25	0.00	0.00	0.00	0.00	0.00	545.25
411.043 · Loader 400	350.77	0.00	0.00	0.00	0.00	0.00	350.77
411.044 · Loader 500	430.14	0.00	0.00	0.00	0.00	0.00	430.14
411.045 · Loader Garage	54.03	0.00	0.00	0.00	0.00	0.00	54.03
Total 411.04 · Loader	1,760.00	0.00	0.00	0.00	0.00	0.00	1,760.00
411.10 · Snow Removal - 100/200	43.16	0.00	0.00	0.00	0.00	0.00	43.16
411.20 · Snow Removal - 300	61.96	0.00	0.00	0.00	0.00	0.00	61.96
411.30 · Snow Removal - 400	39.86	0.00	0.00	0.00	0.00	0.00	39.86
411.40 · Snow Removal - 500	48.88	0.00	0.00	0.00	0.00	0.00	48.88
411.50 · Snow Removal - Garage	6.14	0.00	0.00	0.00	0.00	0.00	6.14
Total 411.00 · Snow Removal	11,905.15	0.00	0.00	0.00	0.00	0.00	11,905.15
412.00 · Repairs & Maint. - Project							
412.10 · Repairs & Maint. - 100/200	11,034.03	0.00	0.00	0.00	0.00	0.00	11,034.03
412.20 · Repairs & Maint. - 300	15,840.29	0.00	0.00	0.00	0.00	0.00	15,840.29
412.30 · Repairs & Maint. - 400	10,190.38	0.00	0.00	0.00	0.00	0.00	10,190.38
412.40 · Repairs & Maint. - 500	12,496.30	0.00	0.00	0.00	0.00	0.00	12,496.30
412.50 · Repairs & Maint. - Garage	1,569.68	0.00	0.00	0.00	0.00	0.00	1,569.68
Total 412.00 · Repairs & Maint. - Proj...	51,130.68	0.00	0.00	0.00	0.00	0.00	51,130.68
413.00 · Fire Alarm							
413.10 · Fire Alarm - 100/200	767.23	0.00	0.00	0.00	0.00	0.00	767.23
413.20 · Fire Alarm - 300	1,101.45	0.00	0.00	0.00	0.00	0.00	1,101.45
413.30 · Fire Alarm - 400	708.58	0.00	0.00	0.00	0.00	0.00	708.58
413.40 · Fire Alarm - 500	868.94	0.00	0.00	0.00	0.00	0.00	868.94
413.50 · Fire Alarm - Garage	109.15	0.00	0.00	0.00	0.00	0.00	109.15
Total 413.00 · Fire Alarm	3,555.35	0.00	0.00	0.00	0.00	0.00	3,555.35
414.00 · Trash							
414.10 · Trash - 100/200	3,351.19	0.00	0.00	0.00	0.00	0.00	3,351.19
414.20 · Trash - 300	4,810.91	0.00	0.00	0.00	0.00	0.00	4,810.91
414.30 · Trash - 400	3,094.96	0.00	0.00	0.00	0.00	0.00	3,094.96
414.40 · Trash - 500	3,795.31	0.00	0.00	0.00	0.00	0.00	3,795.31
414.50 · Trash - Garage	476.75	0.00	0.00	0.00	0.00	0.00	476.75
Total 414.00 · Trash	15,529.12	0.00	0.00	0.00	0.00	0.00	15,529.12
416.00 · Real Estate Taxes							
416.10 · Real Estate Taxes - 100/200	217.60	0.00	0.00	0.00	0.00	0.00	217.60
416.20 · Real Estate Taxes - 300	312.39	0.00	0.00	0.00	0.00	0.00	312.39
416.30 · Real Estate Taxes - 400	200.97	0.00	0.00	0.00	0.00	0.00	200.97
416.40 · Real Estate Taxes - 500	246.44	0.00	0.00	0.00	0.00	0.00	246.44
416.50 · Real Estate Taxes - Garage	30.96	0.00	0.00	0.00	0.00	0.00	30.96
Total 416.00 · Real Estate Taxes	1,008.36	0.00	0.00	0.00	0.00	0.00	1,008.36
418.00 · Reserve Funds							
418.10 · Reserve Funds - 100/200	14,591.64	0.00	0.00	0.00	0.00	0.00	14,591.64
418.20 · Reserve Funds - 300	24,795.69	0.00	0.00	0.00	0.00	0.00	24,795.69
418.30 · Reserve Funds - 400	11,773.77	0.00	0.00	0.00	0.00	0.00	11,773.77
418.40 · Reserve Funds - 500	2,370.00	0.00	0.00	0.00	0.00	0.00	2,370.00
418.50 · Reserve Funds - Garage	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 418.00 · Reserve Funds	53,531.10	0.00	0.00	0.00	0.00	0.00	53,531.10

Breakaway West Association, Inc.
 Combined Profit & Loss by Class
 July 2018 through June 2019

	*Operating	Common El...	Garage Fac...	Renov. I 300...	Renov. II 500	Renov. III 10...	TOTAL
421.00 · Depr - Mgr's Unit							
421.10 · Depr - Mgr's Unit - 100/200	778.32	0.00	0.00	0.00	0.00	0.00	778.32
421.20 · Depr - Mgr's Unit - 300	1,117.44	0.00	0.00	0.00	0.00	0.00	1,117.44
421.30 · Depr - Mgr's Unit - 400	718.92	0.00	0.00	0.00	0.00	0.00	718.92
421.40 · Depr - Mgr's Unit - 500	881.52	0.00	0.00	0.00	0.00	0.00	881.52
421.50 · Depr - Mgr's Unit - Garage	110.76	0.00	0.00	0.00	0.00	0.00	110.76
421.00 · Depr - Mgr's Unit - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 421.00 · Depr - Mgr's Unit	3,606.96	0.00	0.00	0.00	0.00	0.00	3,606.96
422.00 · Electric							
422.10 · Electric - 100/200	7,229.54	0.00	0.00	0.00	0.00	0.00	7,229.54
422.20 · Electric - 300	10,378.63	0.00	0.00	0.00	0.00	0.00	10,378.63
422.30 · Electric - 400	6,676.77	0.00	0.00	0.00	0.00	0.00	6,676.77
422.40 · Electric - 500	8,187.67	0.00	0.00	0.00	0.00	0.00	8,187.67
422.50 · Electric - Garage	1,028.49	0.00	0.00	0.00	0.00	0.00	1,028.49
Total 422.00 · Electric	33,501.10	0.00	0.00	0.00	0.00	0.00	33,501.10
424.00 · Water & Sewer							
424.10 · Water & Sewer - 100/200	10,020.39	0.00	0.00	0.00	0.00	0.00	10,020.39
424.20 · Water & Sewer - 300	14,385.13	0.00	0.00	0.00	0.00	0.00	14,385.13
424.30 · Water & Sewer - 400	9,254.23	0.00	0.00	0.00	0.00	0.00	9,254.23
424.40 · Water & Sewer - 500	11,348.40	0.00	0.00	0.00	0.00	0.00	11,348.40
424.50 · Water & Sewer - Garage	1,425.52	0.00	0.00	0.00	0.00	0.00	1,425.52
Total 424.00 · Water & Sewer	46,433.67	0.00	0.00	0.00	0.00	0.00	46,433.67
437.00 · Landscaping							
437.10 · Landscaping 100/200	1,349.85	0.00	0.00	0.00	0.00	0.00	1,349.85
437.20 · Landscaping - 300	1,937.83	0.00	0.00	0.00	0.00	0.00	1,937.83
437.30 · Landscaping - 400	1,246.64	0.00	0.00	0.00	0.00	0.00	1,246.64
437.40 · Landscaping - 500	1,528.75	0.00	0.00	0.00	0.00	0.00	1,528.75
437.50 · Landscaping - Garage	192.03	0.00	0.00	0.00	0.00	0.00	192.03
Total 437.00 · Landscaping	6,255.10	0.00	0.00	0.00	0.00	0.00	6,255.10
438.00 · 504 Repairs & Maintenance							
438.10 · 504 Repairs & Maint - 100/...	250.64	0.00	0.00	0.00	0.00	0.00	250.64
438.20 · 504 Repairs & Maint - 300	359.81	0.00	0.00	0.00	0.00	0.00	359.81
438.30 · 504 Repairs & Maint - 400	231.47	0.00	0.00	0.00	0.00	0.00	231.47
438.40 · 504 Repairs & Maint - 500	283.85	0.00	0.00	0.00	0.00	0.00	283.85
438.50 · 504 Repairs & Maint - Gar...	35.66	0.00	0.00	0.00	0.00	0.00	35.66
Total 438.00 · 504 Repairs & Mainten...	1,161.43	0.00	0.00	0.00	0.00	0.00	1,161.43
440.00 · Architect							
440.10 · Architect - 100/200	0.00	240.08	0.00	0.00	0.00	0.00	240.08
440.20 · Architect - 300	0.00	344.65	0.00	0.00	0.00	0.00	344.65
440.30 · Architect - 400	0.00	221.72	0.00	0.00	0.00	0.00	221.72
440.40 · Architect - 500	0.00	271.90	0.00	0.00	210,261.14	0.00	210,533.04
440.50 · Architect - Garage	0.00	34.15	0.00	0.00	0.00	0.00	34.15
Total 440.00 · Architect	0.00	1,112.50	0.00	0.00	210,261.14	0.00	211,373.64
Total Expense	376,233.01	1,466.44	110.17	55.75	210,534.32	22.34	588,422.03
Net Ordinary Income	65,867.64	(76.78)	1,149.04	(55.75)	(206,708.78)	333.75	(139,490.88)
Other Income/Expense							
Other Expense							
423.00 · Gas/Heating							
423.10 · Heat - 100/200	6,202.72	0.00	0.00	0.00	0.00	0.00	6,202.72
423.20 · Heat - 300	7,094.51	0.00	0.00	0.00	0.00	0.00	7,094.51
423.30 · Heat - 400	4,524.40	0.00	0.00	0.00	0.00	0.00	4,524.40
423.40 · Heat - 500	7,004.59	0.00	0.00	0.00	0.00	0.00	7,004.59
423.50 · Heat - Garage	1,660.61	0.00	0.00	0.00	0.00	0.00	1,660.61
Total 423.00 · Gas/Heating	26,486.83	0.00	0.00	0.00	0.00	0.00	26,486.83

Breakaway West Association, Inc.
 Combined Profit & Loss by Class
 July 2018 through June 2019

	*Operating	Common El...	Garage Fac...	Renov. I 300...	Renov. II 500	Renov. III 10...	TOTAL
425.00 · Repairs & Maint. Bldg.							
425.10 · Repairs & Maint. - 100/200	10,057.58	0.00	0.00	0.00	0.00	0.00	10,057.58
425.20 · Repairs & Maint. - 300	1,996.64	0.00	0.00	0.00	0.00	0.00	1,996.64
425.30 · Repairs & Maint. - 400	1,653.98	0.00	0.00	0.00	0.00	0.00	1,653.98
425.40 · Repairs & Maint. - 500	351.31	0.00	0.00	0.00	0.00	0.00	351.31
425.50 · Repairs & Maint. - Garage	1,282.60	0.00	0.00	0.00	0.00	0.00	1,282.60
Total 425.00 · Repairs & Maint. Bldg.	15,342.11	0.00	0.00	0.00	0.00	0.00	15,342.11
427.00 · Elevator							
427.20 · Elevator - 300	2,420.62	0.00	0.00	0.00	0.00	0.00	2,420.62
427.30 · Elevator - 400	1,664.20	0.00	0.00	0.00	0.00	0.00	1,664.20
Total 427.00 · Elevator	4,084.82	0.00	0.00	0.00	0.00	0.00	4,084.82
429.00 · Roof Snow Removal							
429.10 · Roof Snow Removal - 100/...	2,340.00	0.00	0.00	0.00	0.00	0.00	2,340.00
429.20 · Roof Snow Removal - 300	2,275.56	0.00	0.00	0.00	0.00	0.00	2,275.56
429.30 · Roof Snow Removal - 400	1,564.44	0.00	0.00	0.00	0.00	0.00	1,564.44
429.40 · Roof Snow Removal - 500	2,940.00	0.00	0.00	0.00	0.00	0.00	2,940.00
Total 429.00 · Roof Snow Removal	9,120.00	0.00	0.00	0.00	0.00	0.00	9,120.00
431.00 · Fire Alarm Bldg							
431.10 · Fire Alarm - 100/200	347.95	0.00	0.00	0.00	0.00	0.00	347.95
431.20 · Fire Alarm - 300	1,134.81	0.00	0.00	0.00	0.00	0.00	1,134.81
431.30 · Fire Alarm - 400	1,915.19	0.00	0.00	0.00	0.00	0.00	1,915.19
Total 431.00 · Fire Alarm Bldg	3,397.95	0.00	0.00	0.00	0.00	0.00	3,397.95
434.00 · Building Facades							
434.10 · Building Facades - 100/200	0.00	30,647.09	0.00	0.00	0.00	0.00	30,647.09
434.20 · Building Facades - 300	0.00	43,996.64	0.00	0.00	0.00	0.00	43,996.64
434.30 · Building Facades - 400	0.00	28,303.83	0.00	0.00	0.00	0.00	28,303.83
434.40 · Building Facades - 500	0.00	34,708.78	0.00	0.00	1,044,914.35	0.00	1,079,623.13
434.50 · Building Facades - Garage	0.00	4,359.93	67,402.75	0.00	0.00	0.00	71,762.68
Total 434.00 · Building Facades	0.00	142,016.27	67,402.75	0.00	1,044,914.35	0.00	1,254,333.37
453.00 · Flood Insurance							
453.40 · Flood Insurance - 500	17,809.27	0.00	0.00	0.00	0.00	0.00	17,809.27
Total 453.00 · Flood Insurance	17,809.27	0.00	0.00	0.00	0.00	0.00	17,809.27
456.00 · Cable TV Expense							
456.10 · Cable TV Exp - 100/200	10,402.37	0.00	0.00	0.00	0.00	0.00	10,402.37
456.20 · Cable TV Exp - 300	13,869.84	0.00	0.00	0.00	0.00	0.00	13,869.84
456.30 · Cable TV Exp - 400	9,535.55	0.00	0.00	0.00	0.00	0.00	9,535.55
456.40 · Cable TV Exp - 500	13,002.94	0.00	0.00	0.00	0.00	0.00	13,002.94
Total 456.00 · Cable TV Expense	46,810.70	0.00	0.00	0.00	0.00	0.00	46,810.70
Total Other Expense	123,051.68	142,016.27	67,402.75	0.00	1,044,914.35	0.00	1,377,385.05
Net Other Income	(123,051.68)	(142,016.27)	(67,402.75)	0.00	(1,044,914.35)	0.00	(1,377,385.05)
Net Income	(57,184.04)	(142,093.05)	(66,253.71)	(55.75)	(1,251,623.13)	333.75	(1,516,875.93)