

Chelsea Place Townhouse Owners Association
 Treasurer Report as of Sept.30, 2015 (in Thousands \$)

Balance Sheet	
Operating Cash	14.2
Edward Jones	99.0 (7 -\$10K CD's plus \$29.0K in MM)
Total Cash	113.2
Receivables	2.8 (Deliq.-2 major \$2.5(W/O) and 1.5 less prepaid dues)
Total Assets	116.0
Retained Earnings	107.1
Current Year Income	8.9
Total Equity	116.0

Income/Expenses	Sept	YTD	YTD Budget	Variance
Income	10.5	94.4	94.5	-0.2
Expenses (before reserve)	-4.3	-61.1	-76.3	15.2
Reserve Addition/Deduction	-2.9	-26.5	-26.5	
Net Income (after reserve)	3.3	6.8	-8.3	15.0

In early October, invoices for Bartlett Tree (\$1.4K) and Ground Pros (\$2.4K) were paid. When added to these statements, our month would be reduced to a negative \$.5K and YTD would be reduced to \$3.0K

However due to lesser expenses than budget for Building and Landscaping our 9 months results compared to budget are still a positive \$.11.2K

****Delinquents at 09/30/2015**

Olga Kumskis-Estate- (Unit 686) Jul/13	2.5 Must W/O
Vince Morrie(Unit 664)-Sep/ 14	0.1 Must W/O
Shirley Rouse (Unit 689)-Mar/15	1.5 Note 1
Betty Shissler(Unit 212)Aug/15	0.3 Note2
Frank Alberts (Unit 677) Aug/15	<u>0.3</u> Note 2
Totals	<u><u>4.7</u></u>

Note 1 : I believe that this has been turned over to Legal

Note 2 Why are these? Hopefully only late