

Balance Sheet - Comparative

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Properties: Pioneer Hills Townhomes Association - 191 University Blvd. #358 Denver, CO 80206

As of: 06/30/2024

Compare To: Previous Year

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Balance as of 06/30/2024	Balance as of 06/30/2023	Year Over Year \$ Var.
ASSETS			
Cash			
Operating Cash	597,895.14	79,697.72	518,197.42
Reserve Cash	109,838.89	137,064.17	-27,225.28
CD	0.00	200,000.00	-200,000.00
Total Cash	707,734.03	416,761.89	290,972.14
CDs - Pioneer Hills			
CD x044	156,662.25	0.00	156,662.25
CD x077	51,677.89	0.00	51,677.89
Total CDs - Pioneer Hills	208,340.14	0.00	208,340.14
Due from Pioneer Hills Master	188,426.95	70,755.56	117,671.39
Due to/From Reserve	-53,475.00	0.00	-53,475.00
Accumulated Depreciation	-706.00	-235.00	-471.00
Capital Improvements	7,058.00	7,058.00	0.00
TOTAL ASSETS	1,057,378.12	494,340.45	563,037.67
LIABILITIES & CAPITAL			
Liabilities			
Special Assessments Excess (Roofing)	624,342.49	0.00	624,342.49
Total Liabilities	624,342.49	0.00	624,342.49
Capital			
Calculated Retained Earnings	-95,710.05	78,446.88	-174,156.93
Calculated Prior Years Retained Earnings	528,745.68	415,893.57	112,852.11
Total Capital	433,035.63	494,340.45	-61,304.82
TOTAL LIABILITIES & CAPITAL	1,057,378.12	494,340.45	563,037.67