



The Westbury

April 2015 - 7 Month Report

Westbury Condominiums Association, Inc.

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Westbury Condominium Association

April 2015 YTD Budget / Actual

	Approved Budget	Budget April 2015	Actual April 2015	Variance
Revenue				
Condominium Fees	\$ 348,650	\$ 203,379	\$ 203,379	\$ (0)
Note Payable - 10 Year	\$ 35,880	\$ 20,930	\$ 21,505	\$ 575
Rental Income	\$ 16,800	\$ 9,800	\$ 9,238	\$ (562)
Laundry Income	\$ 4,600	\$ 2,683	\$ 2,240	\$ (443)
Parking Space Income	\$ 9,120	\$ 5,320	\$ 5,080	\$ (240)
Misc. Other Income	\$ 1,000	\$ 583	\$ 1,030	\$ 447
	\$ 416,050	\$ 242,696	\$ 242,472	\$ (224)
Expenses				
Administrative				
Management Fees- Prop. Mgmt	\$ 13,150	\$ 7,671	\$ 7,629	\$ 42
Management Fees - Bookkpg	\$ 11,850	\$ 6,913	\$ 6,125	\$ 788
Audit Fees	\$ 4,200	\$ 2,450	\$ 2,800	\$ (350)
Legal Fees	\$ 500	\$ 292	\$ 690	\$ (398)
Postage & Mail	\$ 375	\$ 219	\$ 57	\$ 162
Insurance	\$ 33,850	\$ 19,746	\$ 20,279	\$ (533)
Copying/Printing	\$ 235	\$ 137	\$ 74	\$ 63
Income Taxes	\$ 2,900	\$ 1,692	\$ 3,500	\$ (1,808)
Office- General	\$ 2,086	\$ 1,217	\$ 106	\$ 1,111
Rental Management Fee	\$ 1,400	\$ -	\$ -	\$ -
Total Administrative	\$ 70,546	\$ 40,335	\$ 41,260	\$ (925)
Utilities				
Electricity	\$ 21,000	\$ 13,326	\$ 12,461	\$ 865
Water	\$ 14,925	\$ 8,706	\$ 8,581	\$ 125
Gas	\$ 47,000	\$ 38,793	\$ 29,970	\$ 8,823
Telephone	\$ 2,000	\$ 1,167	\$ 1,642	\$ (475)
Total Utilities	\$ 84,925	\$ 61,992	\$ 52,654	\$ 9,338
Maintenance				
Maintenance Worker	\$ 50,000	\$ 29,167	\$ 24,751	\$ 4,416
Elevator	\$ 11,000	\$ 6,417	\$ 6,718	\$ (301)
General R&M	\$ 6,000	\$ 3,500	\$ 3,471	\$ 29
Fire Protection	\$ 4,675	\$ 2,727	\$ -	\$ 2,727
HVAC Service	\$ 9,000	\$ 5,250	\$ 3,218	\$ 2,032
Maintenance Supplies	\$ 1,000	\$ 583	\$ -	\$ 583
Total Maintenance	\$ 81,675	\$ 47,644	\$ 38,158	\$ 9,486
Contract Services				
Lawn/Land/Fert/Snow Rem	\$ 20,524	\$ 9,998	\$ 13,100	\$ (3,102)
Landscape/mulch/projects	\$ 10,000	\$ -	\$ -	\$ -
Pest Control	\$ 1,000	\$ 250	\$ -	\$ 250
Total Contract Services	\$ 31,524	\$ 10,248	\$ 13,100	\$ (2,852)
Total Expenses	\$ 268,670	\$ 160,219	\$ 145,172	\$ 15,047
Reserves				
Reserve Contribution	\$ 103,500	\$ 60,375	\$ 60,375	\$ -
Roof/HVAC Transfers To Reserve	\$ 35,880	\$ 20,930	\$ 20,930	\$ -
Capital Improvements				
Operating Projects	\$ 8,000	\$ 2,285	\$ 1,010	\$ 1,275
NI/(DF) Before PY Op. Surplus	\$ -	\$ (1,113)	\$ 14,985	\$ 16,098
PY Operating Surplus	\$ -	\$ -	\$ -	\$ -
NI/(DF) After PY Op. Surplus	\$ -	\$ (1,113)	\$ 14,985	\$ 16,098

Westbury Condominium Association

April 2015 YTD Current Year - Prior Year Comparison

	Actual <u>April 2015</u>	Actual <u>April 2014</u>	<u>Variance</u>
<u>Revenue</u>			
Condominium Fees	\$ 203,379	\$ 193,126	\$ 10,253
Note Payable - 10 Year	\$ 21,505	\$ 20,930	\$ 575
Rental Income	\$ 9,238	\$ 9,000	\$ 238
Laundry Income	\$ 2,240	\$ 2,246	\$ (6)
Parking Space Income	\$ 5,080	\$ 5,000	\$ 80
Misc. Other Income	\$ 1,030	\$ 1,435	\$ (405)
	<u>\$ 242,472</u>	<u>\$ 231,737</u>	<u>\$ 10,735</u>
<u>Expenses</u>			
Administrative			
Management Fees- Prop. Mgmt	\$ 7,629	\$ 7,628	\$ (1)
Management Fees - Bookkpg	\$ 6,125	\$ 6,725	\$ 600
Audit Fees	\$ 2,800	\$ 2,450	\$ (350)
Legal Fees	\$ 690	\$ -	\$ (690)
Postage & Mail	\$ 57	\$ 64	\$ 7
Insurance	\$ 20,279	\$ 19,746	\$ (533)
Copying/Printing	\$ 74	\$ 135	\$ 61
Income Taxes	\$ 3,500	\$ 1,167	\$ (2,333)
Office- General	\$ 106	\$ 410	\$ 304
Rental Management Fee	\$ -	\$ -	\$ -
Total Administrative	<u>\$ 41,260</u>	<u>\$ 38,325</u>	<u>\$ (2,935)</u>
Utilities			
Electricity	\$ 12,461	\$ 12,367	\$ (94)
Water	\$ 8,581	\$ 6,955	\$ (1,626)
Gas	\$ 29,970	\$ 37,339	\$ 7,369
Telephone	\$ 1,642	\$ 1,536	\$ (106)
Total Utilities	<u>\$ 52,654</u>	<u>\$ 58,197</u>	<u>\$ 5,543</u>
Maintenance			
Maintenance Worker	\$ 24,751	\$ 26,703	\$ 1,952
Elevator	\$ 6,718	\$ 11,093	\$ 4,375
General R&M	\$ 3,471	\$ 3,058	\$ (413)
Fire Protection	\$ -	\$ 391	\$ 391
HVAC Service	\$ 3,218	\$ 9,162	\$ 5,944
Maintenance Supplies	\$ -	\$ 424	\$ 424
Total Maintenance	<u>\$ 38,158</u>	<u>\$ 50,831</u>	<u>\$ 12,673</u>
Contract Services			
Lawn/Land/Fert/Snow Rem	\$ 13,100	\$ 11,936	\$ (1,164)
Landscape/mulch/projects			
Pest Control	\$ -	\$ -	\$ -
Total Contract Services	<u>\$ 13,100</u>	<u>\$ 11,936</u>	<u>\$ (1,164)</u>
Total Expenses	<u>\$ 145,172</u>	<u>\$ 159,289</u>	<u>\$ 14,117</u>
Reserves			
Reserve Contribution	\$ 60,375	\$ 58,332	\$ (2,043)
Roof/HVAC Transfers To Reserve	\$ 20,930	\$ 20,930	\$ -
Capital Improvements			
Operating Projects	\$ 1,010	\$ 443	\$ (567)
NI/(DF) Before PY Op. Surplus	<u>\$ 14,985</u>	<u>\$ (7,257)</u>	\$ 22,242
PY Operating Surplus	\$ -	\$ -	\$ -
NI/(DF) After PY Op. Surplus	<u>\$ 14,985</u>	<u>\$ (7,257)</u>	\$ 22,242

Westbury Condominium Association

April 2015 (Month Only) Current Year - Prior Year Comparison

	Actual <u>April 2015</u>	Actual <u>April 2014</u>	<u>Variance</u>
<u>Revenue</u>			
Condominium Fees	\$ 29,136	\$ 27,615	\$ 1,521
Note Payable - 10 Year	\$ 2,990	\$ 2,990	\$ -
Rental Income	\$ 1,425	\$ 1,375	\$ 50
Laundry Income	\$ -	\$ -	\$ -
Parking Space Income	\$ 720	\$ 595	\$ 125
Misc. Other Income	\$ 290	\$ 900	\$ (610)
	<u>\$ 34,561</u>	<u>\$ 33,475</u>	<u>\$ 1,086</u>
<u>Expenses</u>			
Administrative			
Management Fees- Prop. Mgmt	\$ 1,090	\$ 1,090	\$ -
Management Fees - Bookkpg	\$ 875	\$ 875	\$ -
Audit Fees	\$ 400	\$ 350	\$ (50)
Legal Fees	\$ 210	\$ -	\$ (210)
Postage & Mail	\$ -	\$ -	\$ -
Insurance	\$ 2,897	\$ 2,821	\$ (76)
Copying/Printing	\$ -	\$ -	\$ -
Income Taxes	\$ 500	\$ 167	\$ (333)
Office- General	\$ 27	\$ 81	\$ 54
Rental Management Fee	\$ -	\$ -	\$ -
Total Administrative	<u>\$ 5,999</u>	<u>\$ 5,384</u>	<u>\$ (615)</u>
Utilities			
Electricity	\$ 1,720	\$ 1,851	\$ 131
Water	\$ 1,228	\$ 1,096	\$ (132)
Gas	\$ 4,303	\$ 5,860	\$ 1,557
Telephone	\$ 281	\$ 230	\$ (51)
Total Utilities	<u>\$ 7,532</u>	<u>\$ 9,037</u>	<u>\$ 1,505</u>
Maintenance			
Maintenance Worker	\$ 3,412	\$ 4,257	\$ 845
Elevator	\$ 960	\$ 923	\$ (37)
General R&M	\$ -	\$ 24	\$ 24
Fire Protection	\$ -	\$ 391	\$ 391
HVAC Service	\$ -	\$ 116	\$ 116
Maintenance Supplies	\$ -	\$ 52	\$ 52
Total Maintenance	<u>\$ 4,372</u>	<u>\$ 5,763</u>	<u>\$ 1,391</u>
Contract Services			
Lawn/Land/Fert/Snow Rem	\$ 1,400	\$ 1,741	\$ 341
Landscape/mulch/projects			
Pest Control	\$ -	\$ -	\$ -
Total Contract Services	<u>\$ 1,400</u>	<u>\$ 1,741</u>	<u>\$ 341</u>
Total Expenses	<u>\$ 19,303</u>	<u>\$ 21,925</u>	<u>\$ 2,622</u>
Reserves			
Reserve Contribution	\$ 8,625	\$ 8,333	\$ (292)
Roof/HVAC Transfers To Reserve	\$ 2,990	\$ 2,990	\$ -
Capital Improvements			
Operating Projects	\$ -	\$ -	\$ -
NI/(DF) Before PY Op. Surplus	<u>\$ 3,643</u>	<u>\$ 227</u>	<u>\$ 3,416</u>
PY Operating Surplus	\$ -	\$ -	\$ -
NI/(DF) After PY Op. Surplus	<u>\$ 3,643</u>	<u>\$ 227</u>	<u>\$ 3,416</u>

Westbury Condominium Association

April 2015 (Month Only) Budget/Actual

	Budget <u>April 2015</u>	Actual <u>April 2015</u>	<u>Variance</u>
<u>Revenue</u>			
Condominium Fees	\$ 29,054	\$ 29,136	\$ (82)
Note Payable - 10 Year	\$ 2,990	\$ 2,990	\$ -
Rental Income	\$ 1,400	\$ 1,425	\$ (25)
Laundry Income	\$ 383	\$ -	\$ 383
Parking Space Income	\$ 760	\$ 720	\$ 40
Misc. Other Income	\$ 83	\$ 290	\$ (207)
	<u>\$ 34,670</u>	<u>\$ 34,561</u>	<u>\$ 109</u>
<u>Expenses</u>			
Administrative			
Management Fees- Prop. Mgmt	\$ 1,096	\$ 1,090	\$ (6)
Management Fees - Bookkpg	\$ 988	\$ 875	\$ (113)
Audit Fees	\$ 350	\$ 400	\$ 50
Legal Fees	\$ 42	\$ 210	\$ 168
Postage & Mail	\$ 31	\$ -	\$ (31)
Insurance	\$ 2,820	\$ 2,897	\$ 77
Copying/Printing	\$ 20	\$ -	\$ (20)
Income Taxes	\$ 242	\$ 500	\$ 258
Office- General	\$ 174	\$ 27	\$ (147)
Rental Management Fee	\$ -	\$ -	\$ -
Total Administrative	<u>\$ 5,763</u>	<u>\$ 5,999</u>	<u>\$ 236</u>
Utilities			
Electricity	\$ 1,872	\$ 1,720	\$ (152)
Water	\$ 1,244	\$ 1,228	\$ (16)
Gas	\$ 6,088	\$ 4,303	\$ (1,785)
Telephone	\$ 167	\$ 281	\$ 114
Total Utilities	<u>\$ 9,371</u>	<u>\$ 7,532</u>	<u>\$ (1,839)</u>
Maintenance			
Maintenance Worker	\$ 4,167	\$ 3,412	\$ (755)
Elevator	\$ 917	\$ 960	\$ 43
General R&M	\$ 500	\$ -	\$ (500)
Fire Protection	\$ 390	\$ -	\$ (390)
HVAC Service	\$ 750	\$ -	\$ (750)
Maintenance Supplies	\$ 83	\$ -	\$ (83)
Total Maintenance	<u>\$ 6,807</u>	<u>\$ 4,372</u>	<u>\$ (2,435)</u>
Contract Services			
Lawn/Land/Fert/Snow Rem	\$ 1,423	\$ 1,400	\$ (23)
Landscape/mulch/projects	\$ -	\$ -	\$ -
Pest Control	\$ 150	\$ -	\$ (150)
Total Contract Services	<u>\$ 1,573</u>	<u>\$ 1,400</u>	<u>\$ (173)</u>
Total Expenses	<u>\$ 23,514</u>	<u>\$ 19,303</u>	<u>\$ (4,211)</u>
Reserves			
Reserve Contribution	\$ 8,625	\$ 8,625	\$ -
Roof/HVAC Transfers To Reserve	\$ 2,990	\$ 2,990	\$ -
Capital Improvements			
Operating Projects	\$ -	\$ -	\$ -
NI/(DF) Before PY Op. Surplus	<u>\$ (459)</u>	<u>\$ 3,643</u>	<u>\$ (4,102)</u>
PY Operating Surplus	\$ -	\$ -	\$ -
NI/(DF) After PY Op. Surplus	<u>\$ (459)</u>	<u>\$ 3,643</u>	<u>\$ (4,102)</u>

Westbury Condominium Association, Inc.

Profit and Loss Standard

October 2014 through April 2015

Operating

	<u>Oct '14 - Apr '15</u>
Operating Income/Expense	
Income	
06310 — Common Charge Income	\$ 224,884
06340 — Late Fee Income	\$ 280
06360 — Misc. Owner Income	\$ 750
06365 — Unit 869-106 - Rent	\$ 9,238
06375 — Parking Income	\$ 5,080
06810 — Laundry Income	\$ 2,240
Total Income	\$ 242,471
Expense	
07000 — Administrative Expenses	
07130 — Property Manager Fees	\$ 7,629
07140 — Audit Fees	\$ 2,800
07280 — Insurance	\$ 20,279
07308 — Corporate Taxes	\$ 3,500
07309 — Postage	\$ 57
07310 — Printing & Copying	\$ 74
07895 — Monthly Security Monitoring	\$ 106
7011 — Bookkeeping Fees	\$ 6,125
7012 — Legal	\$ 690
Total 07000 — Administrative Expenses	\$ 41,260
08000 — Utilities	
08010 — Water & Sewer	\$ 8,581
08020 — Electricity	\$ 12,461
08030 — Gas	\$ 29,970
08050 — Telephone	\$ 1,642
Total 08000 — Utilities	\$ 52,654
08550 — Capital Improvements	
08551 — Cap Improvements - Operating	\$ 1,010
Total 08550 — Capital Improvements	\$ 1,010
09000 — Maintenance	
09020 — Maintenance Worker - Imagineers	\$ 24,751
09030 — Elevator Maintenance	\$ 6,718
09110 — General Maintenance & Repair	\$ 3,471
09150 — HVAC Service	\$ 3,218
Total 09000 — Maintenance	\$ 38,158
09600 — Contract Services	
Lawn Maint. & Landscaping	\$ 12,352
09611 — Fertilization	\$ 560
09612 — Grounds Improvements	\$ 188
Total 09600 — Contract Services	\$ 13,101
09900 — Reserve Transfers	
09990 — Operating to Reserves	\$ 60,375
09991 — Roof/HVAC Reserve Transfer	\$ 20,930
09900 — Reserve Transfers - Other	\$ -
Total 09900 — Reserve Transfers	\$ 81,305
Total Expense	\$ 227,488
Net Operating Income	\$ 14,984

Westbury Condominium Association, Inc.
Profit and Loss Standard
October 2014 through April 2015

Reserve Fund

	<u>Oct '14 - Apr '15</u>
Reserve Income/Expense	
Income	
06899 — Reserve Fund Income	
06901 — WCA Monthly Contributions	\$ 60,375
06902 — Interest Income	\$ 371
06903 — Roof/HVAC Project Prepay Amort.	\$ 4,592
06904 — WCA Monthly Transfer -Roof/HVAC	\$ 20,930
06899 — Reserve Fund Income - Other	\$ -
Total 06899 — Reserve Fund Income	<u>\$ 86,268</u>
Total Reserve Income	\$ 86,268
Reserve Expense	
09799 — Reserve Fund Expenses	
09807 — Reserve - Interest Expense	\$ 3,444
09809 — Reserve - Paving/Test Holes	\$ -
09813 — Reserve - Excavating	\$ 3,250
09827 — Reserve Fund - Lighting Proj	\$ 29,204
09828 — Reserve - Alarm System - Fire	\$ 29,597
Total 09799 — Reserve Fund Expenses	<u>\$ 65,495</u>
Total Reserve Expense	\$ 65,495
Net Reserve Income	<u>\$ 20,773</u>
Net Total Income	<u>\$ 35,757</u>

Westbury Condominiums Association, Inc.

On Site Maintenance Schedule

Fiscal Year 2015

	<u>Cost</u>	<u>Hours</u>
<u>October 2014</u>		
1st-14th	\$ 1,511.04	54 (.5 hrs. overtime)
15th-28th	\$ 1,838.33	63 (6 hrs. of overtime)
	<u>\$ 3,349.37</u>	<u>117</u>
	<u>Cost</u>	<u>Hours</u>
<u>November 2014</u>		
1st-11th	\$ 1,796.53	65
12th-25th	\$ 1,531.92	55
	<u>\$ 3,328.45</u>	<u>120</u>
	<u>Cost</u>	<u>Hours</u>
<u>December 2014</u>		
1st-9th	\$ 1,281.24	46
11th-23rd	\$ 1,559.77	56
28th-31st	\$ 696.33	25
	<u>\$ 3,537.34</u>	<u>127</u>
	<u>Cost</u>	<u>Hours</u>
<u>January 2015</u>		
1st-6th	\$ 445.65	16
7th-20th	\$ 1,740.82	63
21st-3rd	\$ 1,392.65	50
	<u>\$ 3,579.12</u>	<u>129</u>
	<u>Cost</u>	<u>Hours</u>
<u>February 2015</u>		
4th - 17th	\$ 1,754.74	63
19th - 3rd	\$ 1,504.07	54
	<u>\$ 3,258.81</u>	<u>117</u>
	<u>Cost</u>	<u>Hours</u>
<u>March 2015</u>		
4th - 17th	\$ 891.30	32
3/9 Joe Fazzino	\$ 110.60	2 (@\$52 per hour)
12th-17th P. Rand	\$ 1,216.64	22 (@\$52 per hour)
3/9 Tyson Karhu	\$ 82.95	1.5 (@\$52 per hour)
3/18-3/31 L. Colon	\$ 1,880.10	67.5
3/18 & 3/23	\$ 104.47	2.5 (overtime @ \$39.29)
	<u>\$ 4,286.05</u>	<u>127.5</u>
Year-To-Date Total:	<u>\$ 21,339.14</u>	
Prior Year- Year-To-Date Total:	<u>\$ 22,446.00</u>	
Change Between Years:	<u><u>\$ (1,106.86)</u></u>	

Westbury Condominiums Association, Inc.

On Site Maintenance Schedule

Fiscal Year 2015

	<u>Cost</u>	<u>Hours</u>
<u>April 2015</u>		
4/1-4/14 Luis Colon	\$ 1,712.97	61.5
4/16-4/28 Luis Colon	\$ 1,699.04	61.0
	<u>\$ 3,412.01</u>	<u>122.5</u>

Year-To-Date Total:	<u>\$ 24,751.15</u>
Prior Year- Year-To-Date Total:	<u>\$ 24,416.63</u>
Change Between Years:	<u>\$ 334.52</u>

Westbury Condominiums Association, Inc.

On Site Maintenance Schedule

Fiscal Year 2014

	<u>Cost</u>	<u>Hours</u>
<u>October 2013</u>		
3rd-15th	\$ 1,336.94	48
17th-22nd	\$ 807.74	29
23rd-29th	\$ 947.01	34
	<u>\$ 3,091.69</u>	<u>111</u>
	<u>Cost</u>	<u>Hours</u>
<u>November 2013</u>		
31st-5th	\$ 835.59	30
6th-12th	\$ 445.65	16
14th-19th	\$ 807.74	29
20th-26th	\$ 974.86	35
	<u>\$ 3,063.84</u>	<u>110</u>
	<u>Cost</u>	<u>Hours</u>
<u>December 2013</u>		
27th- 3rd	\$ 417.80	15
4th-10th	\$ 445.65	16
11th-17th	\$ 807.74	29
18th-24th	\$ 940.92	27.5 (6.5 hrs @ \$51.50 - Fazzino)
25th-31st	\$ 547.70	10 (10 hrs @ \$51.50 - Fazzino)
	<u>\$ 3,159.81</u>	<u>97.5</u>
<i>Note: Per Brian Milano, December 25th - December 31st vacation time for Louis.</i>		
	<u>Cost</u>	<u>Hours</u>
<u>January 2014</u>		
1/6 - 1/7	\$ 445.65	16
1/9-1/21	\$ 1,601.56	57.50
23rd- Feb 4th	\$ 1,921.86	69
	<u>\$ 3,969.07</u>	<u>142.5</u>

Westbury Condominiums Association, Inc.

On Site Maintenance Schedule Fiscal Year 2014

	<u>Cost</u>	<u>Hours</u>
<u>February 2014</u>		
2/5-2/18 Luis Colon	\$ 1,462.30	52.5
2/14-2/18 Huhtanen	\$ 781.67	21.0
2/21 - 3/4 Luis Colon	\$ 1,434.44	51.5
1/11/2014 Tillinghast	\$ 223.34	10
	<u>\$ 3,901.75</u>	<u>135</u>
	<u>Cost</u>	<u>Hours</u>
<u>March 2014</u>		
1/11 - Jason Tillinghast	\$ 273.85	2.5 (2.5 hrs @ \$103.00 - Jason)
2/14 - 2/18 Joshua Colon	\$ 1,369.26	25.0 (25 hrs @ \$51.50 - Joshua)
2/22 - Joshua Colon	\$ 204.72	5.5 (5.5 hrs @ \$35.00 - Joshua)
3/5 - 3/18 Luis Colon	\$ 1,866.16	67
3/19 - 4/1 Luis Colon	\$ 1,545.85	55.5
	<u>\$ 5,259.84</u>	<u>155.5</u>
	<u>Cost</u>	<u>Hours</u>
<u>April 2014</u>		
4/2 - 4/15 Luis Colon	\$ 1,852.23	66.5
4/16-4/29 Luis Colon	\$ 1,984.57	67.5 (7.5 hrs O/T @ \$39.29)
	<u>\$ 3,836.80</u>	<u>134</u>
	<u>Cost</u>	<u>Hours</u>
<u>May 2014</u>		
5/1 - 5/13 Luis Colon	\$ 1,775.65	61.5 (1.5 hrs @ \$39.29 per hr)
5/15-5/27 Luis Colon	\$ 1,420.51	51.0
4/27-5/2 Miguel Brito	\$ 420.00	(Remove Sand - Paint Floor)
	<u>\$ 3,616.16</u>	<u>112.5</u>
Year-To-Date Total:	<u>\$ 29,898.95</u>	
Prior Year- Year-To-Date Total:	<u>\$ 26,543.57</u>	
Change Between Years:	<u>\$ 3,355.38</u>	

Westbury Condominiums Association, Inc.

On Site Maintenance Schedule

Fiscal Year 2014

June 2014

6/3/2014 Julien Leon	\$ 109.54	1 (1.5 hrs @ \$103.00 per hr)
5/29-6/10 Luis Colon	\$ 1,754.74	63.0
Miguel Brito- Laundry	\$ 1,200.00	80.0 (80 hrs @ \$15 per hr.)
6/12-6/24 Luis Colon	\$ 2,100.81	72.5 1.5 hrs @ \$77.25 per hr)
	<u>\$ 5,165.09</u>	<u>216.5</u>

July 2014

6/26 - 7/8 Luis Colon	\$ 1,336.95	48
7/10 - 7/22 Luis Colon	\$ 1,726.89	62.0
P/E 7/25 - Miguel Brito	\$ 1,440.00	96
7/24 - 8/5 Luis Colon	\$ 1,726.89	62
	<u>\$ 6,230.73</u>	<u>268</u>

August 2014

8/7 - 8/19 Luis Colon	\$ 1,225.53	44
8/20 - 9/2 Luis Colon	\$ 1,497.13	47.0 <i>plus 4.5 hrs overtime</i>
8/15 - Hrs for Jose Colc	\$ 900.00	60 @ \$15 per hour
8/31 - Hrs Jose Colon	\$ 420.00	28 @ \$15 per hour
	<u>\$ 4,042.66</u>	<u>179</u>

September 2014

9/4-9/16 Luis Colon	\$ 1,378.73	49.5 @ \$26.19 per hour
9/18-9/30 Luis Colon	\$ 1,531.92	55 @ \$26.19 per hr
	<u>\$ 2,910.65</u>	<u>104.5</u>

Year-To-Date Total:	<u>\$ 48,248.08</u>	
Prior Year- Year-To-Date Total:	<u>\$ 40,552.42</u>	
Change Between Years:	<u>\$ 7,695.66</u>	
Laundry Room Project:	<u>\$ 3,060.00</u>	(Only Miguel's Hours)
Apt. 869-106 Project:	<u>\$ 1,320.00</u>	(Jose Colon's Hours)

Westbury Condominium Association, Inc.

Balance Sheet Standard

As of April 30, 2015

	<u>Apr 30, '15</u>
ASSETS	
Current Assets	
Checking/Savings	
1017 — Operating NAB	86,151.33
1080 — Cash - First Niagara Bank	201,628.16
1081 — Cash - FNB Old Windows A	1.00
1087 — Rockville Bank - Reserves	237,399.33
Total Checking/Savings	525,179.82
Accounts Receivable	
1200 — Accounts Receivable	4,694.01
Total Accounts Receivable	4,694.01
Total Current Assets	529,873.83
Fixed Assets	
1505 — Equipment	7,473.98
1520 — Building - Unit 869-106	70,000.00
1525 — Accumulated Depreciation	-72,350.23
Total Fixed Assets	5,123.75
Other Assets	
1470 — Other Assets - Other	18,916.77
1471 — Other Assets - Bill Backs	2,127.33
1480 — Due From WCA Operating	11,615.00
Total Other Assets	32,659.10
TOTAL ASSETS	<u>567,656.68</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 — Accounts Payable	21,615.09
Total Accounts Payable	21,615.09
Other Current Liabilities	
2080 — Current Portion - Roof &	13,691.25
2155 — Accrued Taxes	4,179.74
2162 — Due to Reserve	11,615.00
2981 — LT Portion - Roof/HVAC I	70,312.12
2982 — Unit Owner Fees Paid In	25,954.19
3020 — Security Deposit	3,300.00
3150 — Other Accrued Expenses	7,378.88
3310 — Prepaid Owner Assessm	1,709.28
Total Other Current Liabilities	138,140.46
Total Current Liabilities	159,755.55
Total Liabilities	159,755.55
Equity	
3110 — Fixed Assets	9,623.52
3900 — Retained Earnings	268,681.92
3980 — Reserve Fund Balance	93,838.37
Net Income	35,757.32
Total Equity	407,901.13
TOTAL LIABILITIES & EQUITY	<u>567,656.68</u>

Westbury Condominiums Association, Inc.

Statement of Cash Balances (By Fund)

April 30, 2015

<u>Operating Fund</u>		<u>Reserve Fund</u>	
Operating Account	\$ -	Reserve Account - United Bank	\$ 237,399.33
Operating Account	\$ 78,459.40	Reserve Account - FNFG	\$ 201,628.16
Escrow Account	\$ -	LOC Savings Account	\$ -
Escrow Account	\$ -	Windows Account	\$ 1.00
Bank Balances	<u>\$ 78,459.40</u>		<u>\$ 439,028.49</u>
Total Cash on Hand @ April 30, 2015		\$ 517,487.89	

Statements of Significant Transactions:

September 2013

Moved \$33,589 on 9/12/13 to Reserve Fund from Operating Fund representing amounts due to the Reserve Fund. Moved another \$13,619.78 on 9/18/13 to Reserve Fund from the Operating Fund to clear the Due To/Due From's at the end of the year. Finally, I needed to reimburse the Operating Fund \$4,125, which represented a payment to the interior design firm (Advent Design), from the Reserve Fund (which incurred the expense at 9/30/13).

May 2014

Moved \$33,840.45 on 5/13/14 to Reserve Fund from Operating Fund representing amounts due to the Reserve Fund.

June 2014

Moved \$9,073.33 from the Operating Fund to the Reserve Fund to cover monthly transfer requirements less the \$2,250 paid to Advent Design.

September 2014

Two transfers, one for \$23,120.95 and one for \$11,323.33 to Reserve Fund to satisfy the Due To/Froms.

October 2014

Down payment to Con Serv., Inc. made as per agreement - Lighting upgrades from Reserve - \$8,289.27.

December 2014

Payment of \$3,250 from Reserves to American Excavating & Septic to install conduit between buildings.

January 2015

Payment of \$15,914.85 from Reserves to Con Serv, Inc. for Lighting upgrade project.

February 2015

One check cut to Con Serv, Inc. (lighting project) - final payment of \$5,000, two checks cut to Stanley Convergent Security Solutions... one for \$28,580.66 for the fire alarm communication devices and one for \$1,015.89 for additional work.

April 2015

Transferred \$23,230 from Operating to First Niagra Reserve Account. Transferred \$100,000 from Reserve at First Niagra to Reserve at Unitedbank due to FDIC limits.

Westbury Condominiums Association, Inc.

Statement of Cash Balances (By Bank)

April 30, 2015

<u>United Bank</u>		<u>First Niagra Bank</u> <u>Operating & Reserve Fund</u>	
Reserve Account	\$ 237,399.33	Reserve Account	\$ 201,628.16
		LOC Savings Account	\$ -
		Windows Account	\$ 1.00
		Operating Account	\$ 78,459.40
		Escrow Account	\$ -
Bank Balances	<u>\$ 237,399.33</u>		<u>\$ 280,088.56</u>
Total Cash on Hand @ April 30, 2015		\$	517,487.89

Statements of Significant Transactions:

September 2013

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Westbury Condominiums Association, Inc.

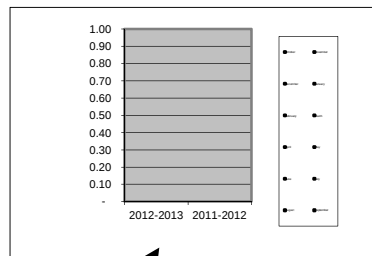
Fuel Costs

7 Month Period- Fiscal Year Ended September 30, 2015

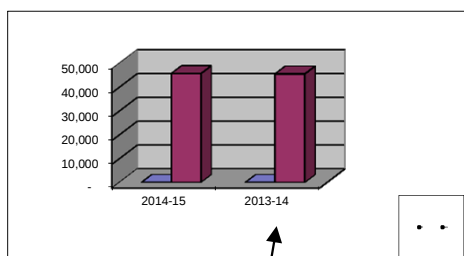
	<u>2014-2015</u>	<u>Prior Yr.</u>	<u>Change</u>	
<u>Oil Costs</u>				
<i>October</i>	-	-	0.0%	-
<i>November</i>	-	-	0.0%	-
<i>December</i>	-	-	0.0%	-
<i>January</i>	-	-	0.0%	-
<i>February</i>	-	-	0.0%	-
<i>March</i>	-	-	0.0%	-
<i>April</i>	-	-	0.0%	-
<i>May</i>	-	-	0.0%	-
<i>June</i>	-	-	0.0%	-
<i>July</i>	-	-	0.0%	-
<i>August</i>	-	-	0.0%	-
<i>September</i>	-	-	0.0%	-
	<u>-</u>	<u>-</u>	<u>0.0%</u>	<u>-</u>
<i>Percentage Increase</i>	<u>0.0%</u>	<u>(Increase in dollars)</u>		
<u>Gas Costs</u>	<u>2014-2015</u>	<u>Prior Yr.</u>		
<i>October</i>	1,541.47	1,591.55	-3.1%	(50.08)
<i>November</i>	3,987.92	4,343.88	0.0%	(355.96)
<i>December</i>	4,785.98	5,305.37	0.0%	(519.39)
<i>January</i>	4,925.95	6,674.02	0.0%	(1,748.07)
<i>February</i>	5,365.89	7,276.78	0.0%	(1,910.89)
<i>March</i>	5,059.83	6,287.22	0.0%	(1,227.39)
<i>April</i>	4,303.16	5,859.88	0.0%	(1,556.72)
<i>May</i>	-	-	0.0%	-
<i>June</i>	-	-	0.0%	-
<i>July</i>	-	-	0.0%	-
<i>August</i>	-	-	0.0%	-
<i>September</i>	-	-	0.0%	-
	<u>29,970.20</u>	<u>YTD: 37,338.70</u>		<u>(7,368.50)</u>
Total Costs	<u>29,970.20</u>	<u>Annual 37,338.70</u>		<u>(7,368.50)</u>
<i>Percentage Increase</i>	<u>-19.7%</u>	<u>(Increase in dollars)</u>		

Usage

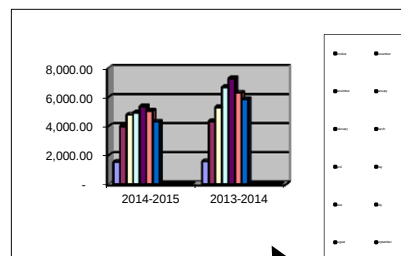
<i>Oil (Gallons)</i>	-	-	-
<i>Gas (100 cu. ft.)</i>	45,696	45,572	124



Oil Costs



Gas & Oil Consumption



Gas Costs

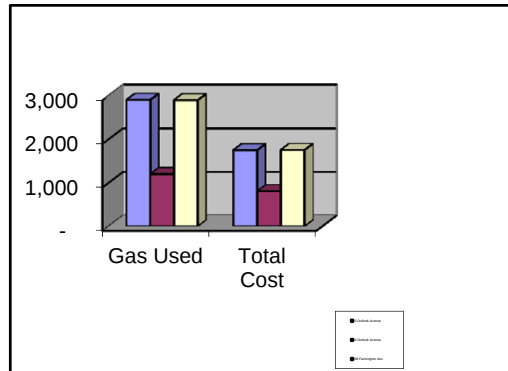
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

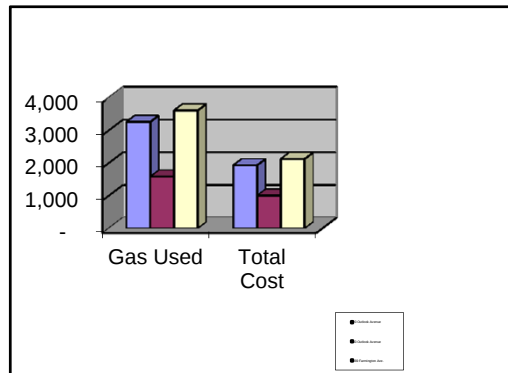
Month End: **4/30/2015**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,901	\$ 1,746.83	31
30 Outlook Avenue	1,200	\$ 804.50	31
869 Farmington Ave.	2,895	\$ 1,751.83	31
Month Total	6,996	\$ 4,303.16	93



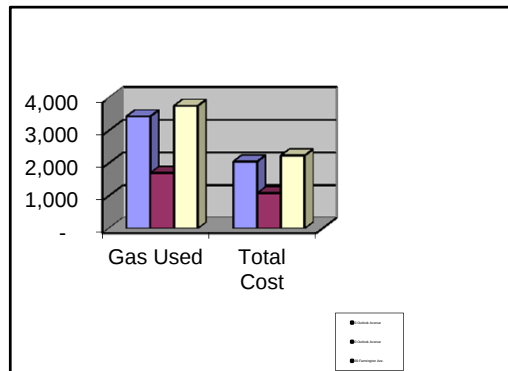
Month End: **3/31/2015**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,259	\$ 1,930.66	29
30 Outlook Avenue	1,585	\$ 1,006.04	29
869 Farmington Ave.	3,607	\$ 2,123.13	29
Month Total	8,451	\$ 5,059.83	87



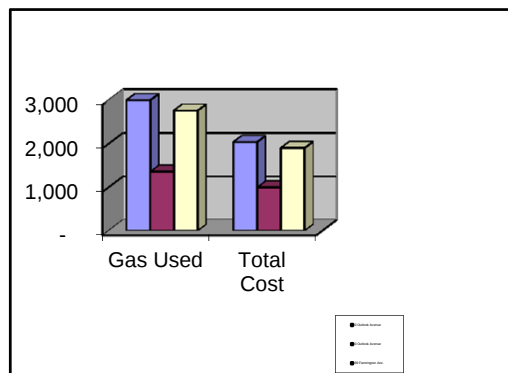
Month End: **2/28/2015**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,433	\$ 2,051.27	30
30 Outlook Avenue	1,702	\$ 1,081.43	30
869 Farmington Ave.	3,756	\$ 2,233.19	30
Month Total	8,891	\$ 5,365.89	90



Month End: **1/31/2015**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,997	\$ 2,035.31	28
30 Outlook Avenue	1,353	\$ 992.41	28
869 Farmington Ave.	2,759	\$ 1,898.23	28
Month Total	7,109	\$ 4,925.95	84



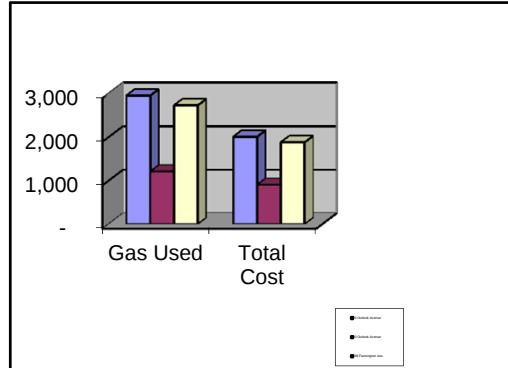
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

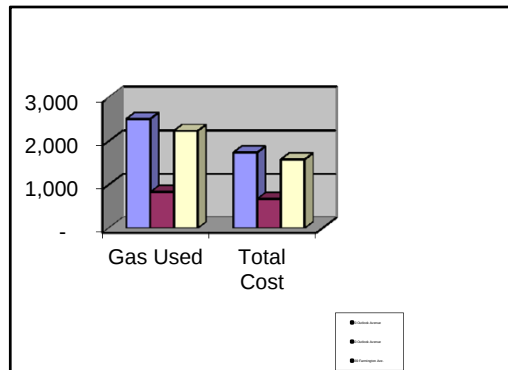
Month End: **12/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,950	\$ 2,005.26	29
30 Outlook Avenue	1,209	\$ 904.47	29
869 Farmington Ave.	2,723	\$ 1,876.25	29
Month Total	6,882	\$ 4,785.98	87



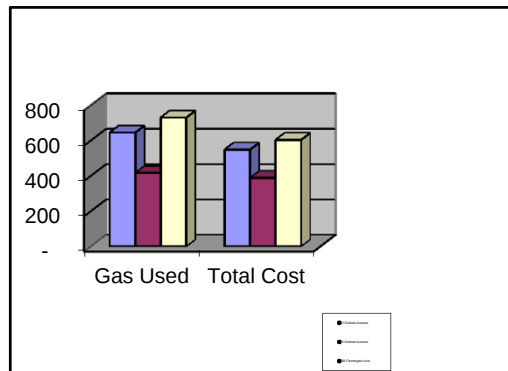
Month End: **11/30/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,510	\$ 1,736.59	32
30 Outlook Avenue	830	\$ 673.06	32
869 Farmington Ave.	2,235	\$ 1,578.27	32
Month Total	5,575	\$ 3,987.92	96



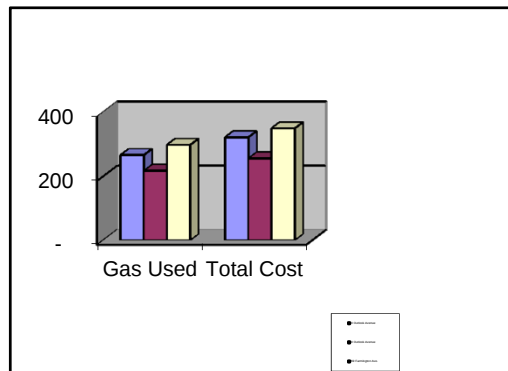
Month End: **10/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	645	\$ 548.67	29
30 Outlook Avenue	417	\$ 389.10	29
869 Farmington Ave.	730	\$ 603.70	29
Month Total	1,792	\$ 1,541.47	87



Month End: **9/30/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	266	\$ 321.80	30
30 Outlook Avenue	217	\$ 256.04	30
869 Farmington Ave.	298	\$ 349.69	30
Month Total	781	\$ 927.53	90



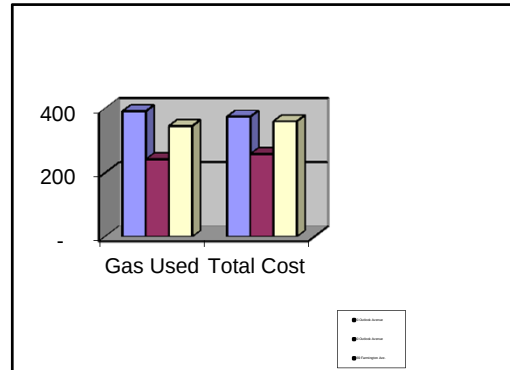
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

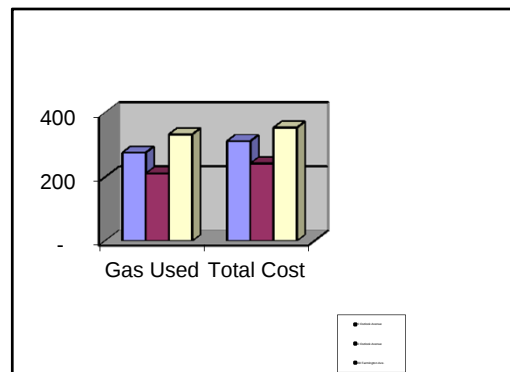
Month End: **8/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	392	\$ 375.26	32
30 Outlook Avenue	242	\$ 258.87	32
869 Farmington Ave.	346	\$ 360.75	32
Month Total	980	\$ 994.88	96



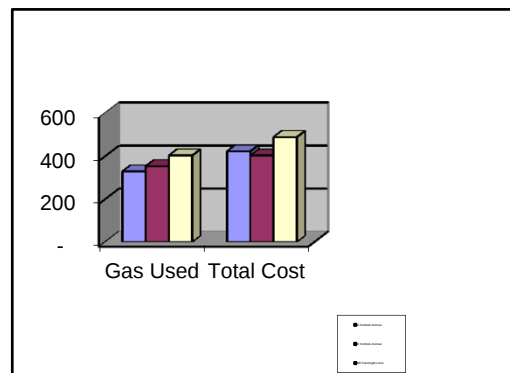
Month End: **7/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	276	\$ 311.99	30
30 Outlook Avenue	211	\$ 242.61	30
869 Farmington Ave.	333	\$ 353.91	30
Month Total	820	\$ 908.51	90



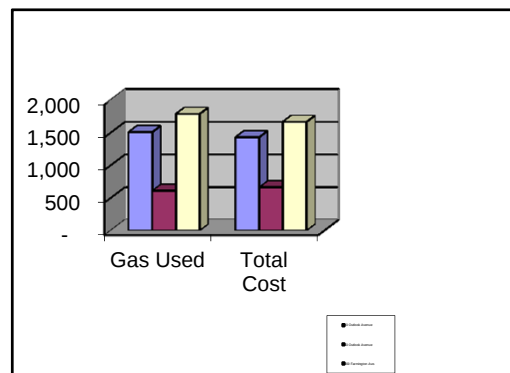
Month End: **6/30/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	329	\$ 422.33	32
30 Outlook Avenue	353	\$ 403.04	32
869 Farmington Ave.	403	\$ 488.51	32
Month Total	1,085	\$ 1,313.88	96



Month End: **5/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,506	\$ 1,427.46	30
30 Outlook Avenue	609	\$ 661.00	30
869 Farmington Ave.	1,786	\$ 1,664.54	30
Month Total	3,901	\$ 3,753.00	90



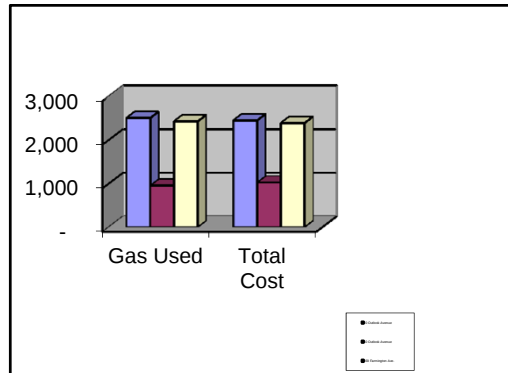
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

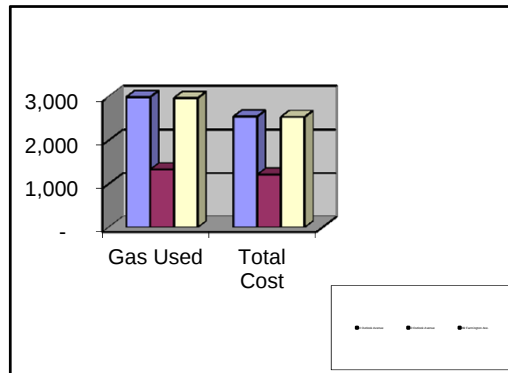
Month End: **4/30/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,504	\$ 2,448.29	29
30 Outlook Avenue	953	\$ 1,023.12	29
869 Farmington Ave.	2,426	\$ 2,388.47	29
Month Total	5,883	\$ 5,859.88	87



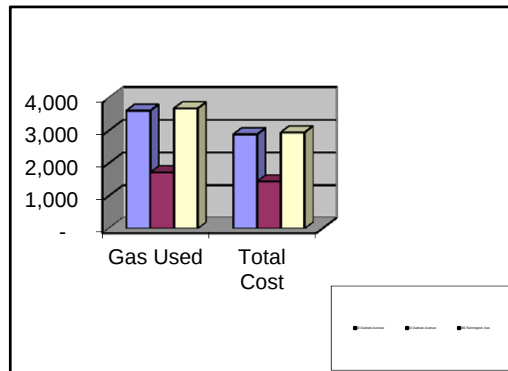
Month End: **3/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,994	\$ 2,542.67	28
30 Outlook Avenue	1,330	\$ 1,210.29	28
869 Farmington Ave.	2,970	\$ 2,534.26	28
Month Total	7,294	\$ 6,287.22	84



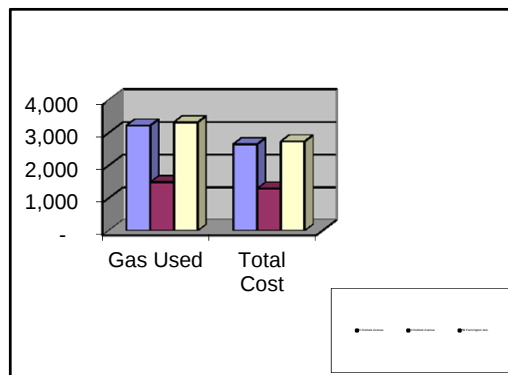
Month End: **2/28/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,611	\$ 2,886.38	32
30 Outlook Avenue	1,720	\$ 1,444.12	32
869 Farmington Ave.	3,681	\$ 2,946.28	32
Month Total	9,012	\$ 7,276.78	96



Month End: **1/31/2014**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,220	\$ 2,649.95	31
30 Outlook Avenue	1,487	\$ 1,289.89	31
869 Farmington Ave.	3,322	\$ 2,734.18	31
Month Total	8,029	\$ 6,674.02	93



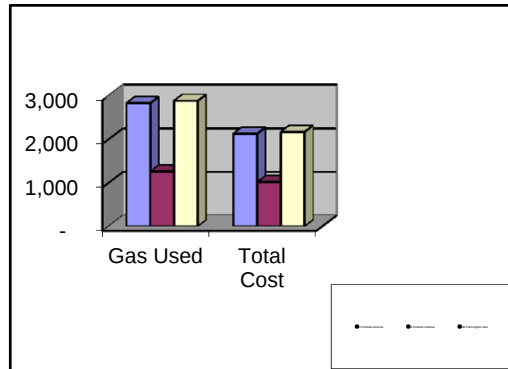
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

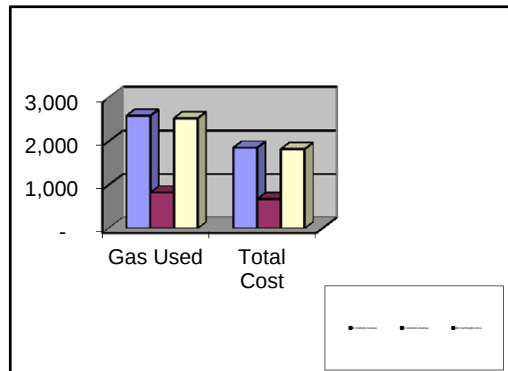
Month End: **12/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,825	\$ 2,125.09	29
30 Outlook Avenue	1,259	\$ 1,013.66	29
869 Farmington Ave.	2,878	\$ 2,166.62	29
Month Total	6,962	\$ 5,305.37	87



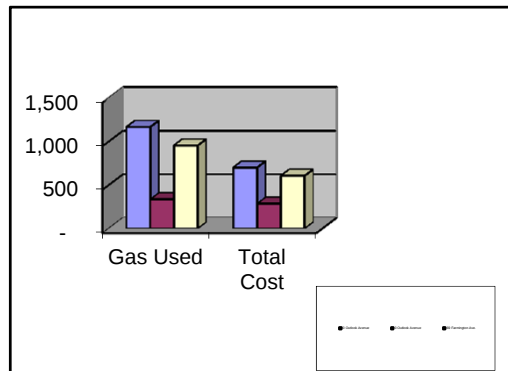
Month End: **11/30/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,585	\$ 1,850.61	32
30 Outlook Avenue	822	\$ 674.33	32
869 Farmington Ave.	2,530	\$ 1,818.94	32
Month Total	5,937	\$ 4,343.88	96



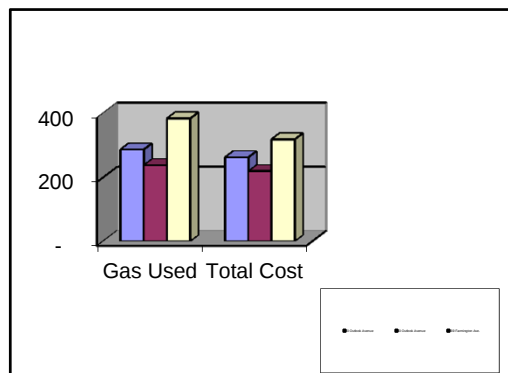
Month End: **10/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,166	\$ 700.97	29
30 Outlook Avenue	335	\$ 285.10	29
869 Farmington Ave.	954	\$ 605.48	29
Month Total	2,455	\$ 1,591.55	87



Month End: **9/30/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	287	\$ 262.66	33
30 Outlook Avenue	238	\$ 219.35	33
869 Farmington Ave.	384	\$ 319.04	33
Month Total	909	\$ 801.05	99



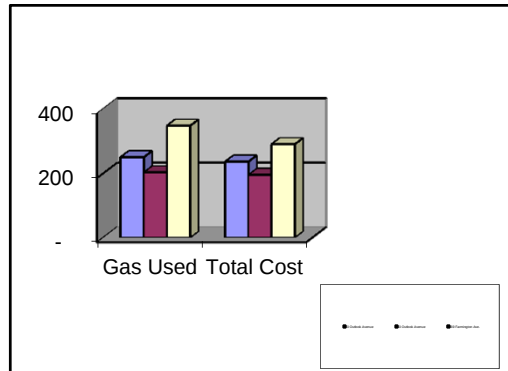
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

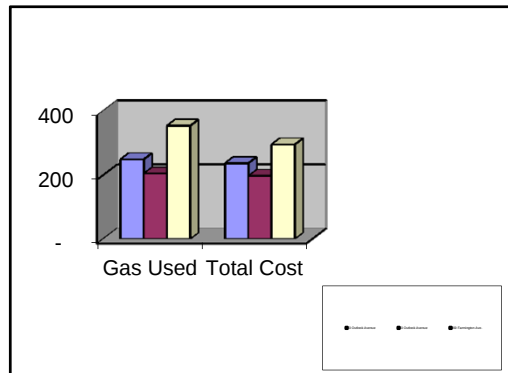
Month End: **8/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	250	\$ 236.20	30
30 Outlook Avenue	203	\$ 195.21	30
869 Farmington Ave.	348	\$ 290.50	30
Month Total	801	\$ 721.91	90



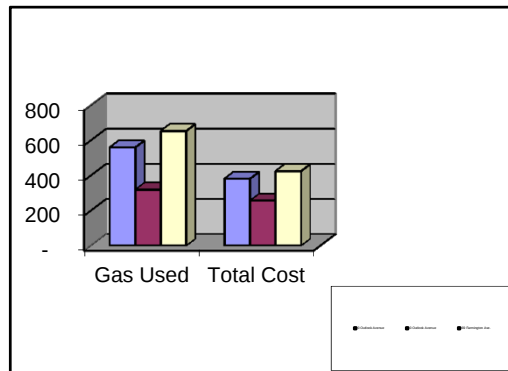
Month End: **7/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	249	\$ 237.06	29
30 Outlook Avenue	205	\$ 197.36	29
869 Farmington Ave.	354	\$ 295.49	29
Month Total	808	\$ 729.91	87



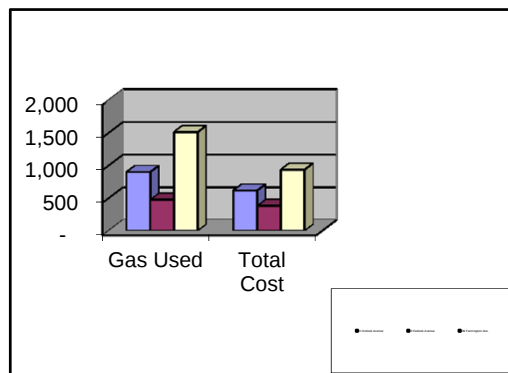
Month End: **6/30/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	560	\$ 381.69	33
30 Outlook Avenue	320	\$ 257.35	33
869 Farmington Ave.	654	\$ 424.92	33
Month Total	1,534	\$ 1,063.96	99



Month End: **5/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	898	\$ 614.52	30
30 Outlook Avenue	473	\$ 378.04	30
869 Farmington Ave.	1,511	\$ 935.46	30
Month Total	2,882	\$ 1,928.02	90



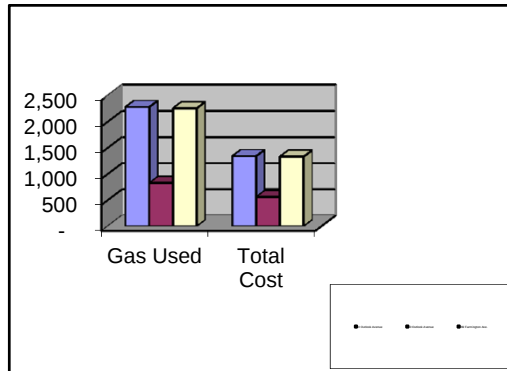
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

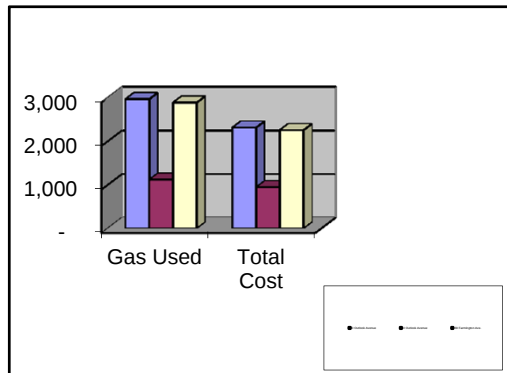
Month End: **4/30/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,280	\$ 1,340.20	29
30 Outlook Avenue	828	\$ 561.88	29
869 Farmington Ave.	2,256	\$ 1,329.92	29
Month Total	5,364	\$ 3,232.00	87



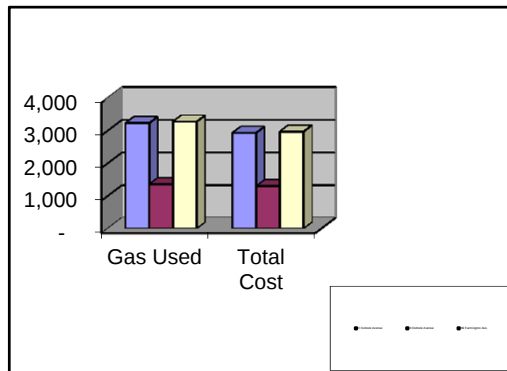
Month End: **3/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,967	\$ 2,312.86	30
30 Outlook Avenue	1,122	\$ 947.36	30
869 Farmington Ave.	2,886	\$ 2,256.28	30
Month Total	6,975	\$ 5,516.50	90



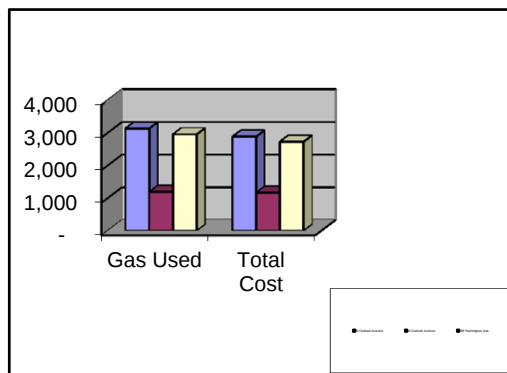
Month End: **2/28/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,228	\$ 2,928.70	30
30 Outlook Avenue	1,361	\$ 1,300.44	30
869 Farmington Ave.	3,274	\$ 2,970.21	30
Month Total	7,863	\$ 7,199.35	90



Month End: **1/31/2013**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,131	\$ 2,878.17	31
30 Outlook Avenue	1,193	\$ 1,168.92	31
869 Farmington Ave.	2,951	\$ 2,724.19	31
Month Total	7,275	\$ 6,771.28	93



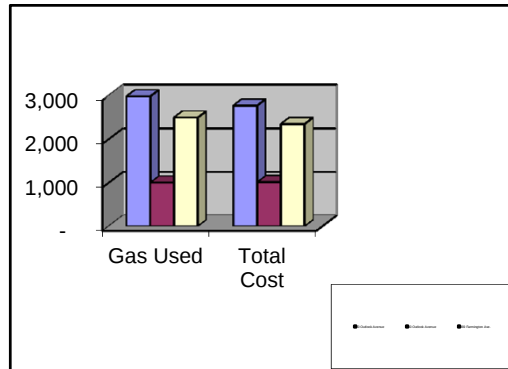
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

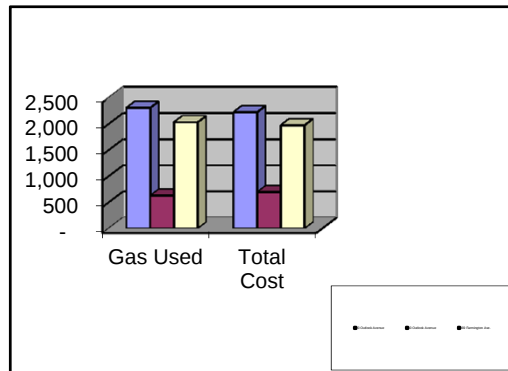
Month End: **12/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,982	\$ 2,770.41	31
30 Outlook Avenue	1,002	\$ 1,010.02	31
869 Farmington Ave.	2,494	\$ 2,347.01	31
Month Total	6,478	\$ 6,127.44	93



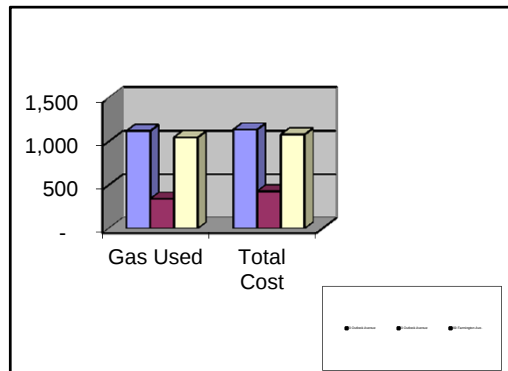
Month End: **11/30/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,307	\$ 2,222.79	30
30 Outlook Avenue	630	\$ 695.73	30
869 Farmington Ave.	2,031	\$ 1,974.79	30
Month Total	4,968	\$ 4,893.31	90



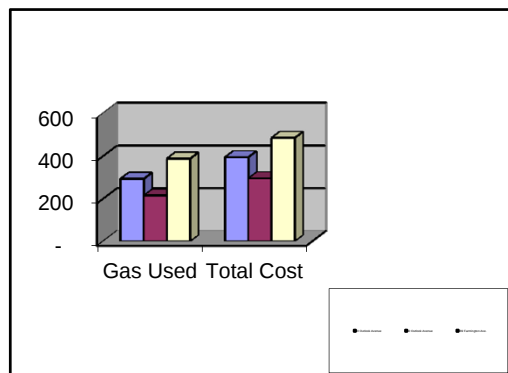
Month End: **10/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,120	\$ 1,136.11	28
30 Outlook Avenue	342	\$ 428.30	28
869 Farmington Ave.	1,046	\$ 1,079.11	28
Month Total	2,508	\$ 2,643.52	84



Month End: **9/30/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	293	\$ 394.39	34
30 Outlook Avenue	215	\$ 295.65	34
869 Farmington Ave.	388	\$ 485.00	34
Month Total	896	\$ 1,175.04	102



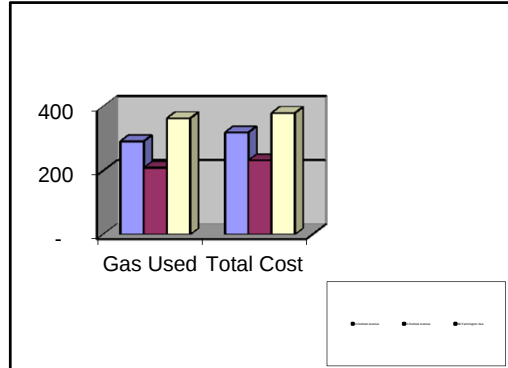
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

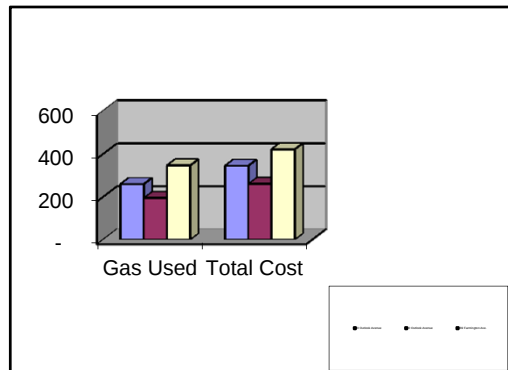
Month End: **8/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	292	\$ 319.56	29
30 Outlook Avenue	209	\$ 232.17	29
869 Farmington Ave.	364	\$ 380.25	29
Month Total	865	\$ 931.98	87



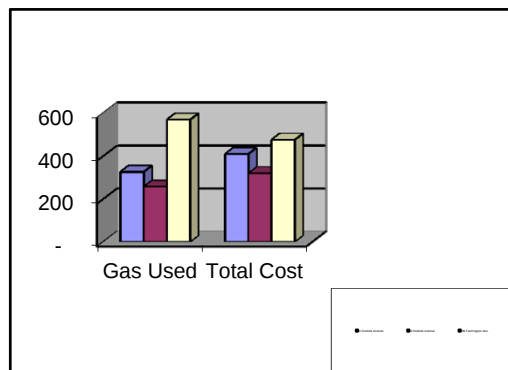
Month End: **7/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	259	\$ 344.63	30
30 Outlook Avenue	194	\$ 259.82	30
869 Farmington Ave.	346	\$ 421.69	30
Month Total	799	\$ 1,026.14	90



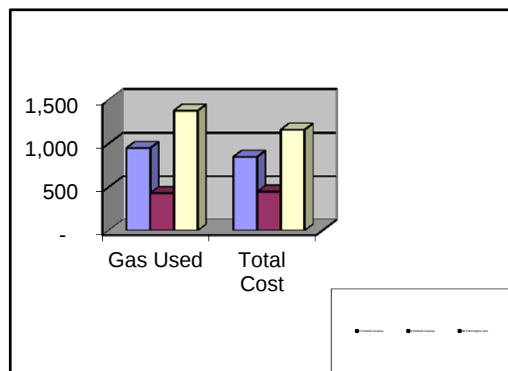
Month End: **6/30/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	327	\$ 409.76	33
30 Outlook Avenue	258	\$ 320.12	33
869 Farmington Ave.	570	\$ 476.21	33
Month Total	1,155	\$ 1,206.09	99



Month End: **5/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	947	\$ 846.06	28
30 Outlook Avenue	430	\$ 444.49	28
869 Farmington Ave.	1,377	\$ 1,158.19	28
Month Total	2,754	\$ 2,448.74	84



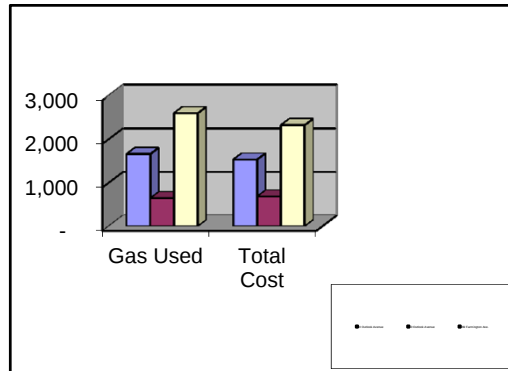
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

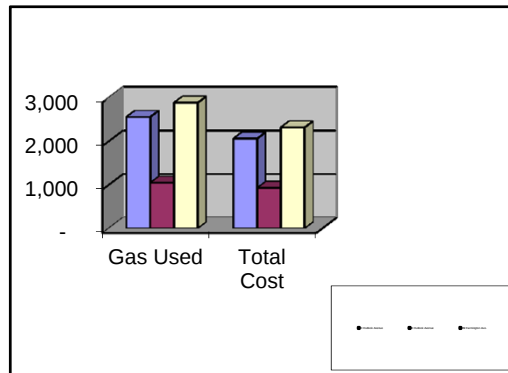
Month End: **4/30/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,656	\$ 1,530.49	33
30 Outlook Avenue	645	\$ 684.14	33
869 Farmington Ave.	2,594	\$ 2,319.17	33
Month Total	4,895	\$ 4,533.80	99



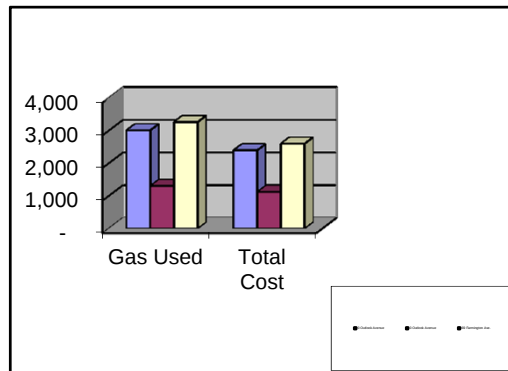
Month End: **3/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,558	\$ 2,059.67	32
30 Outlook Avenue	1,048	\$ 928.47	32
869 Farmington Ave.	2,883	\$ 2,316.84	32
Month Total	6,489	\$ 5,304.98	96



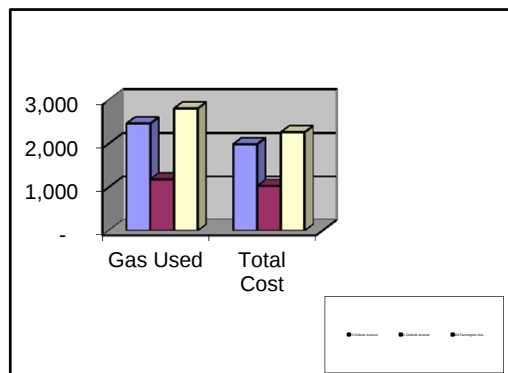
Month End: **2/29/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,009	\$ 2,393.23	31
30 Outlook Avenue	1,309	\$ 1,121.51	31
869 Farmington Ave.	3,265	\$ 2,599.37	31
Month Total	7,583	\$ 6,114.11	93



Month End: **1/31/2012**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,460	\$ 1,987.18	31
30 Outlook Avenue	1,182	\$ 1,027.58	31
869 Farmington Ave.	2,806	\$ 2,259.89	31
Month Total	6,448	\$ 5,274.65	93



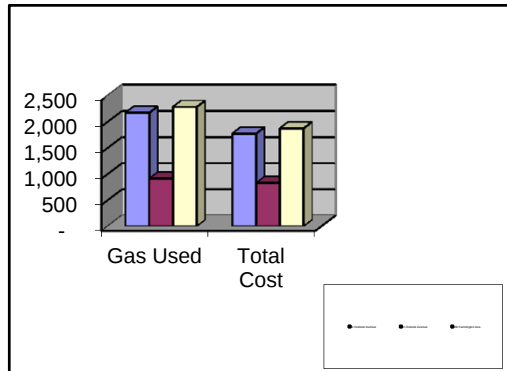
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

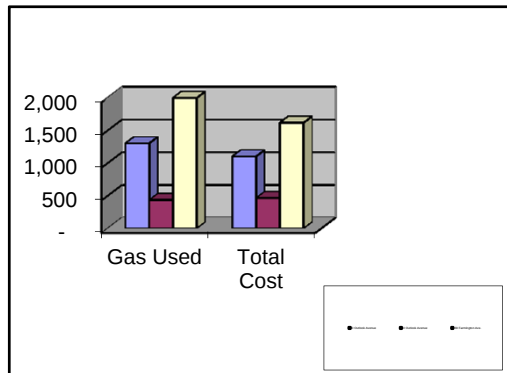
Month End: **12/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,170	\$ 1,772.70	32
30 Outlook Avenue	914	\$ 829.37	32
869 Farmington Ave.	2,282	\$ 1,872.34	32
Month Total	5,366	\$ 4,474.41	96



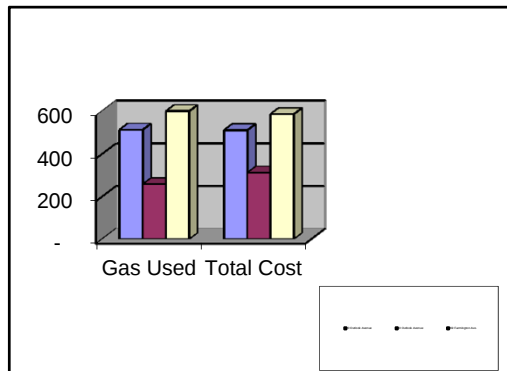
Month End: **11/30/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,302	\$ 1,101.18	29
30 Outlook Avenue	436	\$ 465.94	29
869 Farmington Ave.	1,997	\$ 1,616.22	29
Month Total	3,735	\$ 3,183.34	87



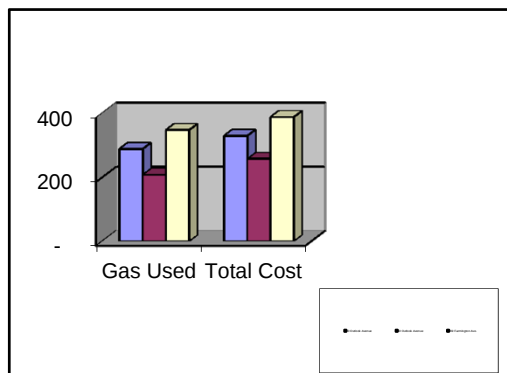
Month End: **10/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	513	\$ 511.11	29
30 Outlook Avenue	258	\$ 311.96	29
869 Farmington Ave.	600	\$ 586.23	29
Month Total	1,371	\$ 1,409.30	87



Month End: **9/30/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	289	\$ 329.99	30
30 Outlook Avenue	208	\$ 257.77	30
869 Farmington Ave.	348	\$ 388.53	30
Month Total	845	\$ 976.29	90



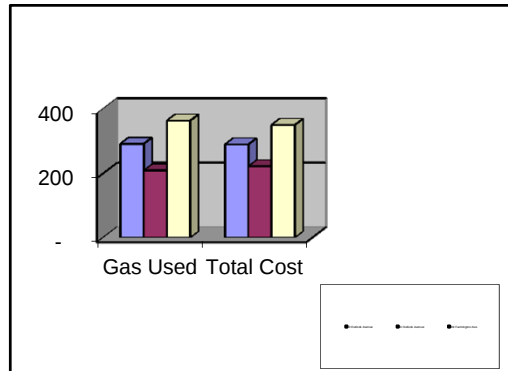
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

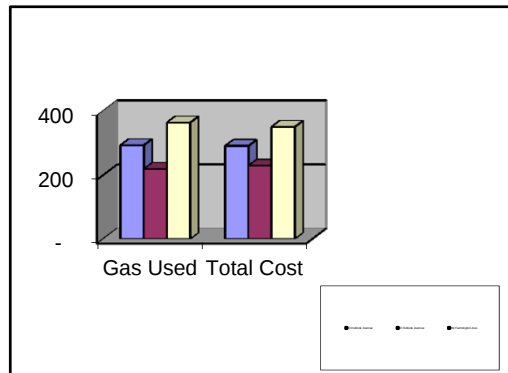
Month End: **8/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	292	\$ 289.98	31
30 Outlook Avenue	209	\$ 221.97	31
869 Farmington Ave.	364	\$ 350.42	31
Month Total	865	\$ 862.37	93



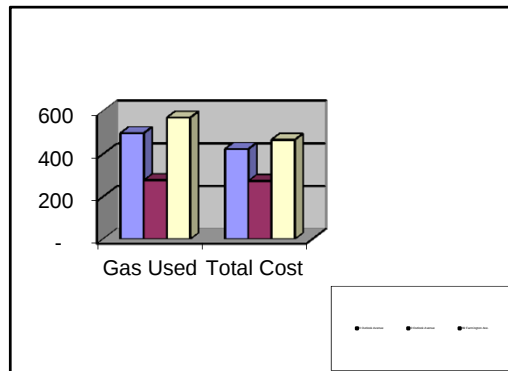
Month End: **7/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	293	\$ 290.75	30
30 Outlook Avenue	219	\$ 229.60	30
869 Farmington Ave.	364	\$ 350.42	30
Month Total	876	\$ 870.77	90



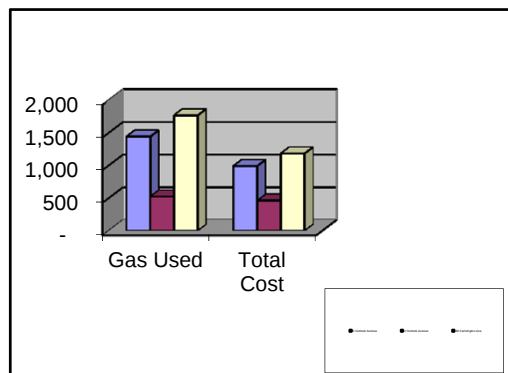
Month End: **6/30/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	497	\$ 422.74	30
30 Outlook Avenue	276	\$ 273.00	30
869 Farmington Ave.	570	\$ 466.32	30
Month Total	1,343	\$ 1,162.06	90



Month End: **5/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,441	\$ 989.73	32
30 Outlook Avenue	523	\$ 458.92	32
869 Farmington Ave.	1,767	\$ 1,182.14	32
Month Total	3,731	\$ 2,630.79	96



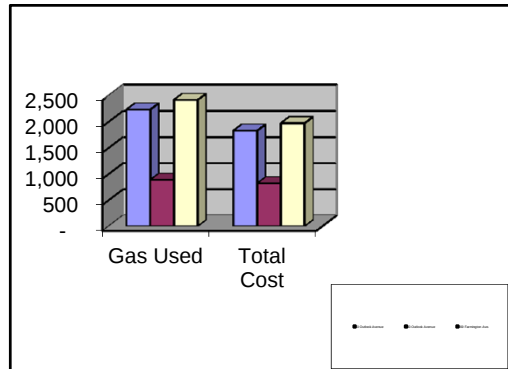
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

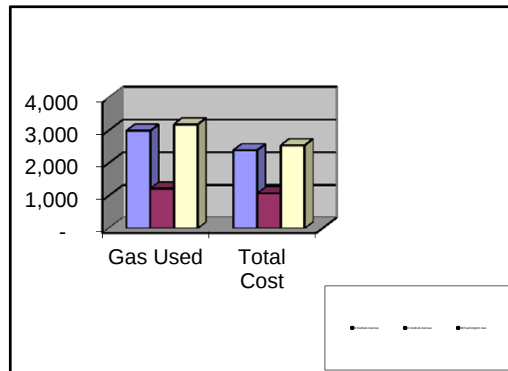
Month End: **4/30/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,231	\$ 1,826.59	29
30 Outlook Avenue	889	\$ 821.73	29
869 Farmington Ave.	2,417	\$ 1,970.78	29
Month Total	5,537	\$ 4,619.10	87



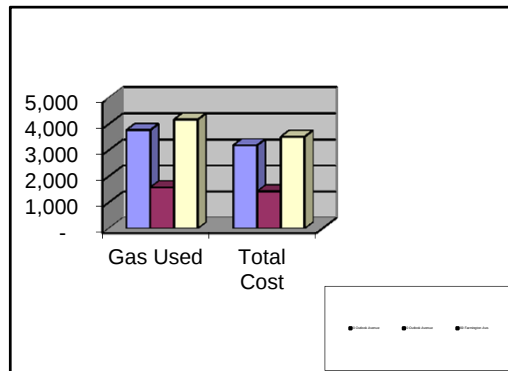
Month End: **3/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,988	\$ 2,390.70	30
30 Outlook Avenue	1,221	\$ 1,069.12	30
869 Farmington Ave.	3,186	\$ 2,543.84	30
Month Total	7,395	\$ 6,003.66	90



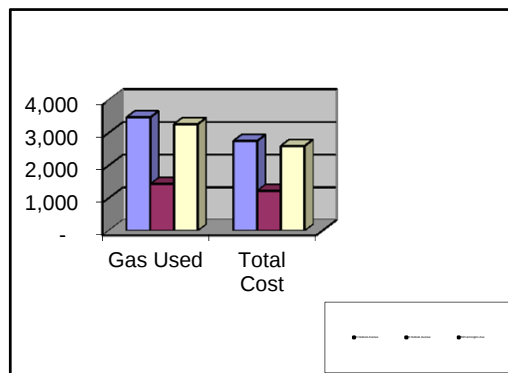
Month End: **2/28/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,769	\$ 3,187.53	30
30 Outlook Avenue	1,578	\$ 1,425.12	30
869 Farmington Ave.	4,172	\$ 3,516.43	30
Month Total	9,519	\$ 8,129.08	90



Month End: **1/31/2011**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	3,470	\$ 2,747.23	30
30 Outlook Avenue	1,430	\$ 1,224.44	30
869 Farmington Ave.	3,262	\$ 2,596.45	30
Month Total	8,162	\$ 6,568.12	90



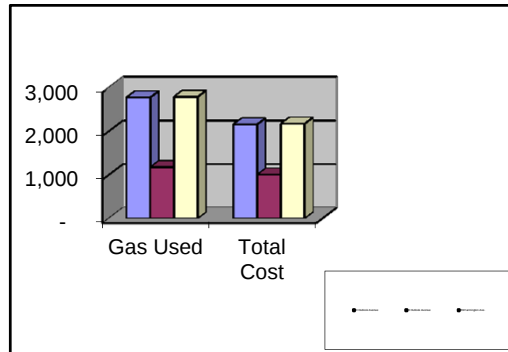
Westbury Condominiums Association, Inc.

Analysis of Gas Usage By Building - Historical

April 30, 2015

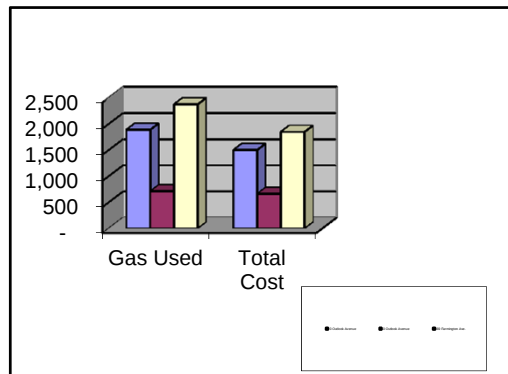
Month End: **12/31/2010**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	2,775	\$ 2,156.13	30
30 Outlook Avenue	1,179	\$ 1,006.29	30
869 Farmington Ave.	2,791	\$ 2,171.84	30
Month Total	6,745	\$ 5,334.26	90



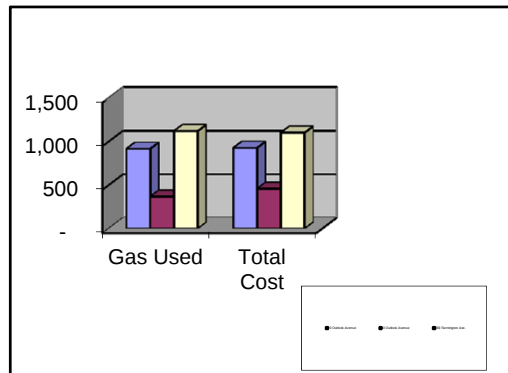
Month End: **11/30/2010**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	1,888	\$ 1,499.01	29
30 Outlook Avenue	714	\$ 664.67	29
869 Farmington Ave.	2,373	\$ 1,846.64	29
Month Total	4,975	\$ 4,010.32	87



Month End: **10/30/2010**

<u>Building</u>	<u>Gas Used</u>	<u>Total Cost</u>	<u>Bill Days</u>
20 Outlook Avenue	916	\$ 926.60	28
30 Outlook Avenue	369	\$ 459.57	28
869 Farmington Ave.	1,119	\$ 1,100.21	28
Month Total	2,404	\$ 2,486.38	84

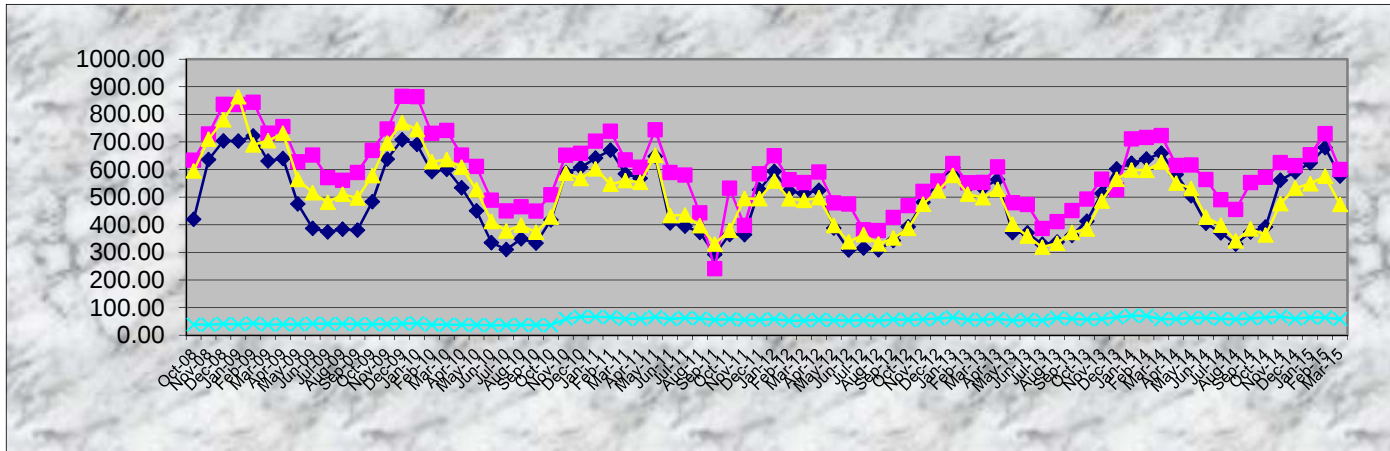


Westbury Condominiums Association, Inc.

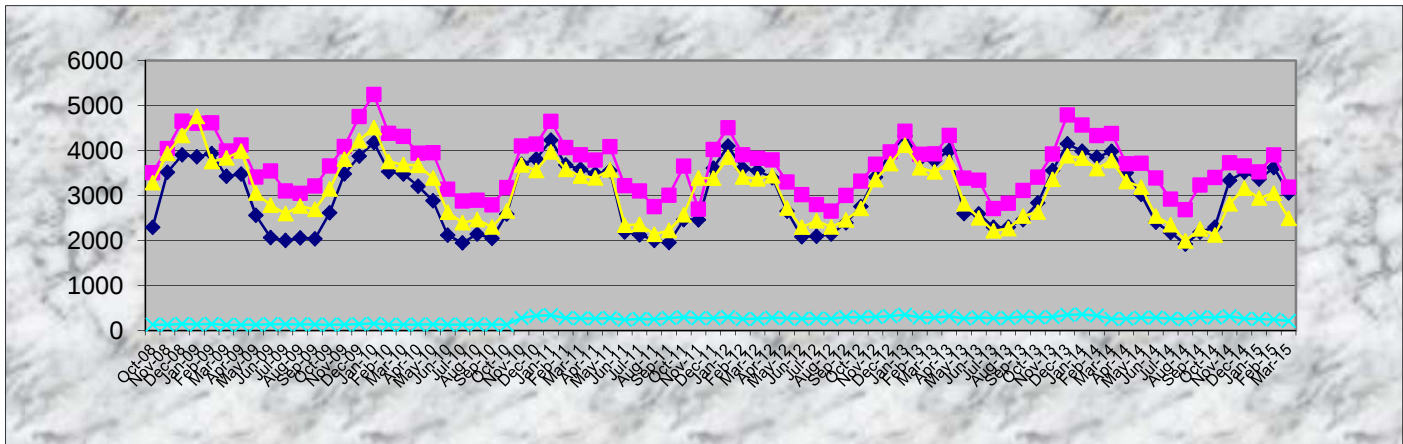
Electricity Analysis

April 30, 2015

Cost Data



Usage Data



Year To Date Consumption

	<u>4/30/2015</u>	<u>4/30/2014</u>	<u>4/30/2013</u>
20 Outlook Avenue	22,227	25,862	26,025
30 Outlook Avenue	24,546	29,091	27,576
869 Farmington Ave.	19,188	24,387	24,768
Garages	1,815	2,157	2,171
	<u>67,776</u>	<u>81,497</u>	<u>80,540</u>

Year To Date Cost *

	<u>4/30/2015</u>	<u>4/30/2014</u>	<u>4/30/2013</u>
20 Outlook Avenue	\$ 953.34	\$ 926.63	\$ 874.57
30 Outlook Avenue	\$ 1,197.00	\$ 1,057.44	\$ 990.07
869 Farmington Ave.	\$ 839.66	\$ 870.40	\$ 861.17
Garages	\$ 131.59	\$ 115.11	\$ 113.03
	<u>\$ 3,121.59</u>	<u>\$ 2,969.58</u>	<u>\$ 2,838.84</u>

* - Does NOT include budget billed accounts. Amounts above reflect actual costs.

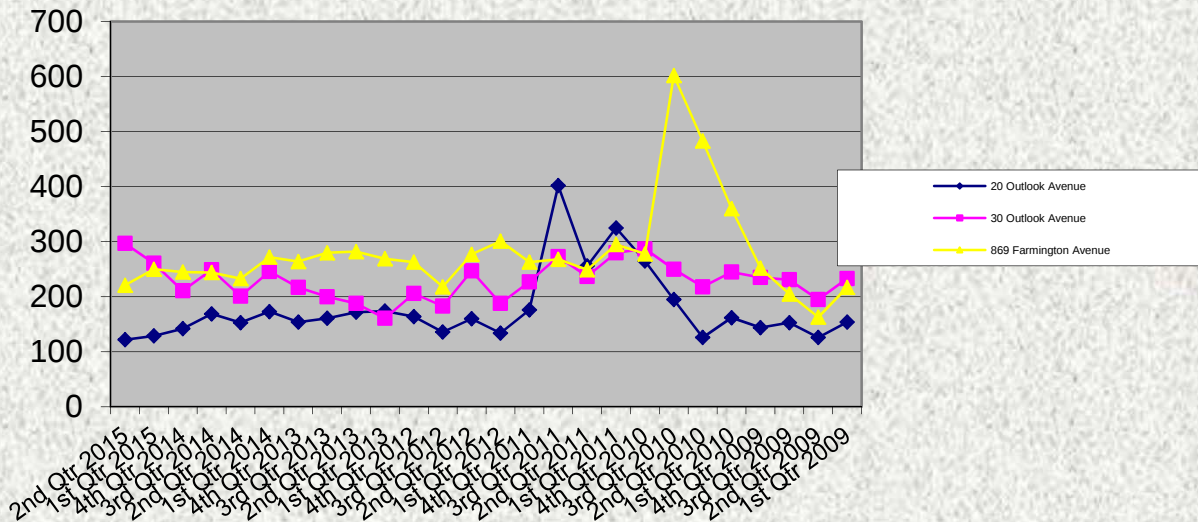
Westbury Condominiums Association, Inc.

Water Consumption Analysis

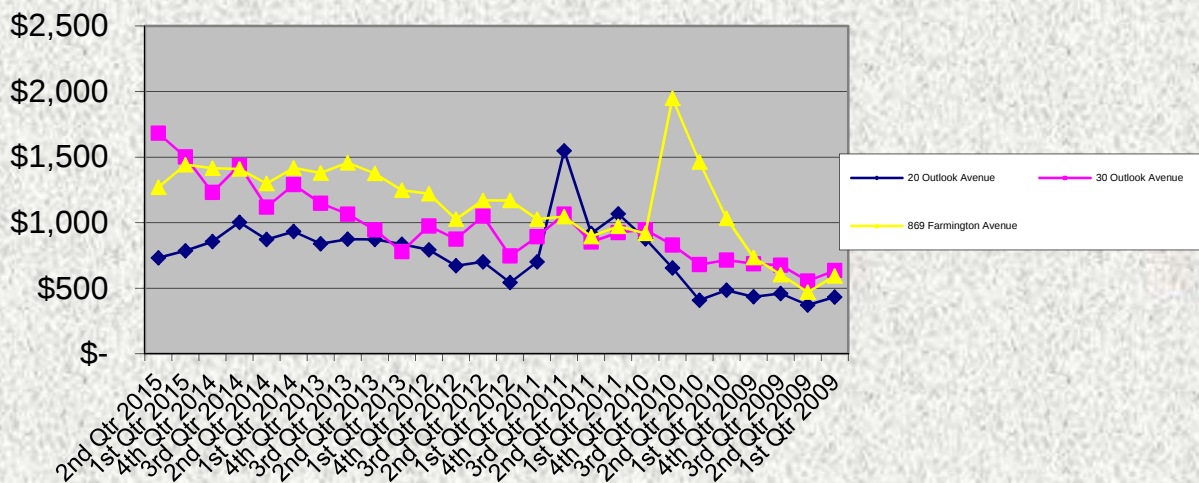
Second Quarter 2015 (With Prior Year Data)

Alert: Bldg 30

Consumption Analysis



Cost Analysis



Westbury Condominiums Association, Inc.

Water Consumption Analysis

First Quarter 2015 (With Prior Year Data)

	2015				2014			
	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>
Usage*								
Bldg. 20	0	0	122	129	161	169	153	173
Bldg. 30	0	0	297	261	200	249	201	246
Bldg. 869	0	0	221	250	280	244	236	272
	0	0	640	640	641	662	590	691
*measured in CCF					*measured in CCF			

Cost	2015				2014			
	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>
Bldg. 20	\$ -	\$ -	\$ 731.92	\$ 785.34	\$ 855.93	\$ 1,002.54	\$ 871.67	\$ 932.57
Bldg. 30	\$ -	\$ -	\$ 1,682.17	\$ 1,502.10	\$ 1,230.60	\$ 1,436.94	\$ 1,118.53	\$ 1,290.27
Bldg. 869	\$ -	\$ -	\$ 1,269.49	\$ 1,442.37	\$ 1,415.22	\$ 1,409.79	\$ 1,298.51	\$ 1,417.67
Totals	\$ -	\$ -	\$ 3,683.58	\$ 3,729.81	\$ 3,501.75	\$ 3,849.27	\$ 3,288.71	\$ 3,640.51

	2013				2012			
	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>
Usage*								
Bldg. 20	154	161	172	174	164	136	160	134
Bldg. 30	217	200	188	161	206	183	247	188
Bldg. 869	264	280	282	269	263	218	277	301
	635	641	642	604	633	537	684	623
*measured in CCF					*measured in CCF			

Cost	2013				2012			
	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>	<u>Q4</u>	<u>Q3</u>	<u>Q2</u>	<u>Q1</u>
Bldg. 20	\$ 839.47	\$ 873.77	\$ 872.20	\$ 835.92	\$ 792.62	\$ 671.38	\$ 701.20	\$ 543.40
Bldg. 30	\$ 1,148.17	\$ 1,064.87	\$ 945.47	\$ 779.63	\$ 974.48	\$ 874.89	\$ 1,050.07	\$ 745.90
Bldg. 869	\$ 1,378.47	\$ 1,456.87	\$ 1,375.86	\$ 1,247.27	\$ 1,221.29	\$ 1,026.44	\$ 1,170.11	\$ 1,169.65
Totals	\$ 3,366.11	\$ 3,395.51	\$ 3,193.53	\$ 2,862.82	\$ 2,988.39	\$ 2,572.71	\$ 2,921.38	\$ 2,458.95

Westbury Condominiums Association, Inc.

2014-15 Approved Budget and 2013-14 Approved Budget

	Operating <u>Budget 14-15</u>	Operating <u>Budget 13-14</u>
<u>Revenue</u>		
Condo Fees	\$ 348,650	\$ 331,398
10 yr. note	\$ 35,880	\$ 35,880
Rental Income	\$ 16,800	\$ 16,500
Laundry	\$ 4,600	\$ 4,000
Parking	\$ 9,120	\$ 8,400
Misc.	\$ 1,000	\$ 800
#30 loan	\$ -	\$ -
Surplus Transfer	\$ -	\$ 5,301
Total Revenue	<u>\$ 416,050</u>	<u>\$ 402,279</u>
<u>EXPENSES</u>		
<i>Admin.</i>		
Mgt. Prop Mgr	\$ 13,150	\$ 13,500
Mgt. Bookkeeping	\$ 11,850	\$ 11,000
Audit	\$ 4,200	\$ 3,900
Legal	\$ 500	\$ 1,500
Postage Mail	\$ 375	\$ 400
Insurance	\$ 33,850	\$ 33,624
Copy/Print	\$ 235	\$ 400
Income Tax	\$ 2,900	\$ 2,400
Office Genl.	\$ 2,086	\$ 1,200
Rental Fee	\$ 1,400	\$ 1,375
<i>Sub Total Admin</i>	<u>\$ 70,546</u>	<u>\$ 69,299</u>
<i>UTILITIES</i>		
Electricity	\$ 21,000	\$ 17,850
Water	\$ 14,925	\$ 12,500
Gas	\$ 47,000	\$ 51,250
Oil	\$ -	\$ -
Telephone	\$ 2,000	\$ 2,500
<i>Sub Total Utilities</i>	<u>\$ 84,925</u>	<u>\$ 84,100</u>
<i>Maintenance</i>		
Janitor/Maint	\$ -	\$ -
Elevator	\$ 11,000	\$ 12,000
Genl. Repair	\$ 6,000	\$ 10,000
Fire Protect.	\$ 4,675	\$ 3,500
HVAC Repairs	\$ 9,000	\$ 9,000
Maint. Supply	\$ 1,000	\$ 1,500
Employee Cost	\$ 50,000	\$ 48,000
<i>Sub Total Maint.</i>	<u>\$ 81,675</u>	<u>\$ 84,000</u>
<i>Contract Services</i>		
Lawn/Snow/Fert.	\$ 20,524	\$ 20,000
Landscape/mulch/projects	\$ 10,000	\$ -
Pest control	\$ 1,000	\$ 1,000
<i>Sub Total Contract Serv.</i>	<u>\$ 31,524</u>	<u>\$ 21,000</u>
TOTAL EXPENSES	<u><u>\$ 268,670</u></u>	<u><u>\$ 258,399</u></u>

Westbury Condominiums Association, Inc.

Schedule of Summary Revenues and Expenses

Summary Total Budget Revenues

	Operating	Operating
	<u>Budget 14-15</u>	<u>Budget 13-14</u>
Condo Fees	\$ 348,650	\$ 331,398
Loan Payment	\$ 35,880	\$ 35,880
Rental	\$ 16,800	\$ 16,500
Laundry	\$ 4,600	\$ 4,000
Parking	\$ 9,120	\$ 8,400
Misc. Income	\$ 1,000	\$ 800
Surplus Transfer	\$ -	\$ 5,301
<i>Total</i>	<u>\$ 416,050</u>	<u>\$ 402,279</u>

Summary Total Budget Expenses

	Op & Reserves	Op & Reserves
	<u>Budget 14-15</u>	<u>Budget 13-14</u>
Operating	\$ 268,670	\$ 258,399
Reserves	\$ 103,500	\$ 100,000
Loan Payment	\$ 35,880	\$ 35,880
Operating Projects	\$ 8,000	\$ 8,000
<i>Total</i>	<u>\$ 416,050</u>	<u>\$ 402,279</u>

Westbury Condominium Association

Board Approved FY 2015 Budget

	<u>YE 9/30/15</u>	<u>Oct. 2014</u>	<u>Nov. 2014</u>	<u>Dec. 2014</u>	<u>Jan. 2015</u>	<u>Feb. 2015</u>	<u>March 2015</u>	<u>April 2015</u>	<u>May 2015</u>	<u>June 2015</u>	<u>July 2015</u>	<u>Aug. 2015</u>	<u>Sept. 2015</u>	<u>Total Spread</u>
<u>Revenue</u>														
Condominium Fees	348,650.00	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	29,054.17	348,650.00
Note Payable - HVAC 10 Year	35,880.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	35,880.00
Surplus Transfer	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Fees and Assessments	384,530.00	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	32,044.17	384,530.00
Rental Income	16,800.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	16,800.00
Laundry Income	4,600.00	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	4,600.00
Parking Space Income	9,120.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	760.00	9,120.00
Misc. Owner Income	1,000.00	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	1,000.00
Total Revenues	416,050.00	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	34,670.83	416,050.00
<u>Operating Expenses</u>														
Administrative														
Management Fees- Prop. Mgr	13,150.00	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	1,095.83	13,150.00
Management Fees - Bookkpg	11,850.00	987.50	987.50	987.50	987.50	987.50	987.50	987.50	987.50	987.50	987.50	987.50	987.50	11,850.00
Audit Fees	4,200.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	4,200.00
Legal Fees	500.00	41.67	41.67	41.67	41.67	41.67	41.67	41.67	41.67	41.67	41.67	41.67	41.67	500.00
Postage & Mail	375.00	31.25	31.25	31.25	31.25	31.25	31.25	31.25	31.25	31.25	31.25	31.25	31.25	375.00
Insurance	33,850.00	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	2,820.83	33,850.00
Copying/Printing	235.00	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.58	19.58	235.00
Income Taxes	2,900.00	241.67	241.67	241.67	241.67	241.67	241.67	241.67	241.67	241.67	241.67	241.67	241.67	2,900.00
Office- General	2,086.00	173.83	173.83	173.83	173.83	173.83	173.83	173.83	173.83	173.83	173.83	173.83	173.83	2,086.00
Rental Fee	1,400.00	-	-	-	-	-	-	-	-	-	-	1,400.00	-	1,400.00
Total Administrative	70,546.00	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	5,762.17	7,162.17	5,762.17	70,546.00
Utilities														
Electricity	21,000.00	1,667.98	1,834.07	1,916.78	1,920.03	2,138.95	1,976.26	1,872.22	1,654.80	1,586.98	1,483.38	1,464.64	1,483.91	21,000.00
Water	14,925.00	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	1,243.75	14,925.00
Gas	47,000.00	1,653.59	4,513.22	5,512.19	6,934.20	7,560.46	6,532.32	6,088.32	3,899.31	1,365.10	943.93	1,033.66	963.69	47,000.00
Oil	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone	2,000.00	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	2,000.00
Total Utilities	84,925.00	4,732.00	7,757.71	8,839.39	10,264.64	11,109.82	9,918.99	9,370.96	6,964.53	4,362.50	3,837.72	3,908.72	3,858.02	84,925.00
Maintenance														
Maintenance Worker	50,000.00	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	4,166.67	50,000.00
Elevator	11,000.00	916.67	916.67	916.67	916.67	916.67	916.67	916.67	916.67	916.67	916.67	916.67	916.67	11,000.00
General R&M	6,000.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	6,000.00
Fire Protection	4,675.00	389.58	389.58	389.58	389.58	389.58	389.58	389.58	389.58	389.58	389.58	389.58	389.58	4,675.00
HVAC Service	9,000.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	9,000.00
Maintenance Supplies	1,000.00	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	1,000.00
Total Maintenance	81,675.00	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	6,806.25	81,675.00
Contract Services														
Landscaping Projects	10,000.00	-	-	-	-	-	-	-	5,000.00	2,500.00	2,500.00	-	-	10,000.00
Lawn/Snow/Landscape/Fert	20,524.00	1,133.07	1,329.57	1,370.75	2,281.56	1,174.05	1,284.82	1,423.40	3,340.90	1,497.15	2,554.14	1,469.91	1,664.69	20,524.00
Pest Control/Weed Control	1,000.00	100.00	-	-	-	-	-	150.00	150.00	150.00	150.00	150.00	150.00	1,000.00
Total Contract Services	31,524.00	1,233.07	1,329.57	1,370.75	2,281.56	1,174.05	1,284.82	1,573.40	8,490.90	4,147.15	5,204.14	1,619.91	1,814.69	31,524.00
Total Expenses	268,670.00	18,533.48	21,655.69	22,778.56	25,114.62	24,852.29	23,772.23	23,512.77	28,023.84	21,078.06	21,610.28	19,497.04	18,241.12	268,670.00
<u>Reserve Contribution</u>														
Reserve Contribution	103,500.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	8,625.00	103,500.00
	35,880.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	2,990.00	35,880.00
Capital Improvements														
Operating Projects	8,000.00	1,969.93	-	315.19	-	-	-	-	-	2,257.54	662.68	711.52	2,083.16	8,000.00
Balance Check Figure	-	2,552.42	1,400.14	(37.91)	(2,058.79)	(1,796.46)	(716.40)	(456.94)	(4,968.01)	(279.77)	782.88	2,847.28	2,731.56	-

Westbury Condominium Association, Inc.
Transaction Detail by Account
October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07130 — Property Manager Fees							
Bill	10/01/14	Imagineers, LLC	Imagineers, LLC - Inv. #MGMT0102858 - Monthly Management Fee	2000		1,089.82	1,089.82
Bill	11/01/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0103067 - Monthly Management Fee	2000		1,089.82	2,179.64
Bill	12/04/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0103279 - Monthly	2000		1,089.82	3,269.46
Bill	01/01/15	Imagineers, LLC	Imagineers - Inv. #MGMT0103505 Monthly Invoice	2000		1,089.82	4,359.28
Bill	02/05/15	Imagineers, LLC	Imagineers - Inv. #MGMT0103778 Monthly	2000		1,089.82	5,449.10
Bill	03/01/15	Imagineers, LLC	Imagineers - Inv. #MGMT0104000 - Monthly Management Fee	2000		1,089.70	6,538.80
Bill	03/30/15	Imagineers, LLC	Imagineers - Inv. #MGMT0104206 - Monthly Management	2000		1,089.82	7,628.62
Total 07130 — Property Manager Fees						<u>7,628.62</u>	<u>7,628.62</u>
Total 07000 — Administrative Expenses						<u>7,628.62</u>	<u>7,628.62</u>
TOTAL						<u>7,628.62</u>	<u>7,628.62</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07140 — Audit Fees							
General	10/17/14		To Accrue Oct. 2014 portion of Annual Audit Fees	3150		400.00	400.00
General	11/14/14		To Accrue November 2014 Audit Fees	3150		400.00	800.00
General	12/31/14		To Accrue December 2014 Pro-Rata Share of Audit Fees	3150		400.00	1,200.00
General	01/31/15		To Accrue January 2015 Audit Fees	3150		400.00	1,600.00
General	02/28/15		To Accrue February 2015 Audit Fees	3150		400.00	2,000.00
General	03/31/15		To Accrue March 2015 Audit Fees	3150		400.00	2,400.00
General	04/30/15		To Accrue April 2015 Portion of Audit Fees	3150		400.00	2,800.00
Total 07140 — Audit Fees						<u>2,800.00</u>	<u>2,800.00</u>
Total 07000 — Administrative Expenses						<u>2,800.00</u>	<u>2,800.00</u>
TOTAL						<u>2,800.00</u>	<u>2,800.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07280 — Insurance							
Bill	10/11/14	Community Association Underwriters	CAU Policy #CAU218903-3 Down Payment on 2014-2015 Policy - A/C 24994	2000		11,215.00	11,215.00
General	10/17/14		To Accrue October 2014 Insurance Expense	1470		2,812.00	14,027.00
General	10/17/14		To Record As Prepaid the down payment on the 2014-15 Insurance Policy	1470		-11,215.00	2,812.00
General	11/01/14		To Expense October 2014 Prepaid Portion	1470		85.00	2,897.00
Bill	11/02/14	Community Association Underwriters	CAU Policy #CAU218903-1st Reg Payment on 2014-2015 Policy - A/C 24994	2000		2,812.00	5,709.00
General	11/30/14		To Expense November 2014 Portion Of Insurance Exp - Fidelity Bond	1470		85.00	5,794.00
General	12/31/14		To Expense December 2014 Portion of Prepaid Insurance	1470		2,812.00	8,606.00
General	12/31/14		To Expense December 2014 Portion of Insurance - Fidelity Bond	1470		85.00	8,691.00
General	01/31/15		To Expense January 2015 Insurance Policy & Fidelity Bond	-SPLI		2,812.00	11,503.00
General	01/31/15		To Expense January 2015 Insurance Policy & Fidelity Bond	07280		85.00	11,588.00
General	02/28/15		To Expense February 2015 Portion of Prepaid Insurance	1470		2,812.00	14,400.00

Westbury Condominium Association, Inc.

Transaction Detail by Account

October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
General	02/28/15		To Expense February 2015 Portion of Fidelity Bond	1470		85.00	14,485.00
General	03/31/15		To Expense March 2015 Insurace and Additional Fidelity	-SPLI		2,812.00	17,297.00
General	03/31/15		To Expense March 2015 Insurace and Additional Fidelity	07280		85.00	17,382.00
General	04/30/15		To Expense April 2015 Portion of Prepaid Insurance - CAU	-SPLI		2,812.00	20,194.00
General	04/30/15		To Expense April 2015 Portion of Prepaid Insurance - CAU	07280		85.00	20,279.00
Total 07280 — Insurance						<u>20,279.00</u>	<u>20,279.00</u>
Total 07000 — Administrative Expenses						<u>20,279.00</u>	<u>20,279.00</u>
TOTAL						<u>20,279.00</u>	<u>20,279.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07308 — Corporate Taxes							
General	10/17/14		To Accrue Oct. 2014 portion of Estimated Annual Corporate Tax Liability	2155		500.00	500.00
General	11/14/14		To Accrue November 2014 Corporate Taxes	2155		500.00	1,000.00
General	12/31/14		To Record December 2014 Portion of Annual Tax Obligation	2155		500.00	1,500.00
General	01/31/15		To Accrue for January 2015 Portion of Corporate Taxes	2155		500.00	2,000.00
General	02/28/15		To Accrue February 2015 Portion of Corporate Taxes	2155		500.00	2,500.00
General	03/31/15		To Accrue March 2015 Corporate Taxes	2155		500.00	3,000.00
General	04/30/15		To Accrue April 2015 Prtion of Estimated Corporate Tax Liability	2155		500.00	3,500.00
Total 07308 — Corporate Taxes						<u>3,500.00</u>	<u>3,500.00</u>
Total 07000 — Administrative Expenses						<u>3,500.00</u>	<u>3,500.00</u>
TOTAL						<u>3,500.00</u>	<u>3,500.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07309 — Postage							
Bill	12/31/14	ARC Strategic Solutions	ARC SS - Reimbursement - USPS Postage	2000		8.82	8.82
Bill	12/31/14	ARC Strategic Solutions	ARC SS - Postage for Bulk Mailing 4 books of 20	2000		39.20	48.02
Bill	02/20/15	ARC Strategic Solutions	ARC SS - Reimburse - US Postage	2000		8.82	56.84
Total 07309 — Postage						<u>56.84</u>	<u>56.84</u>
Total 07000 — Administrative Expenses						<u>56.84</u>	<u>56.84</u>
TOTAL						<u>56.84</u>	<u>56.84</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07310 — Printing & Copying							
Bill	02/20/15	ARC Strategic Solutions	ARC SS - Reimburse - Copies New Condo Act Booklets	2000		74.02	74.02
Total 07310 — Printing & Copying						<u>74.02</u>	<u>74.02</u>
Total 07000 — Administrative Expenses						<u>74.02</u>	<u>74.02</u>
TOTAL						<u>74.02</u>	<u>74.02</u>

Westbury Condominium Association, Inc.
Transaction Detail by Account
October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
07895 — Monthly Security Monitoring							
General	12/31/14		December Portion Of Stanly Monitoring Invoice	1470		13.21	13.21
General	01/31/15		Amortization of Multi-Month Invoice - Stanley	1470		13.38	26.59
General	02/28/15		Monitoring Fee - Fire System - Stanley Convergent	1470		26.59	53.18
Bill	03/30/15	Stanley Convergent Security Solutions	Stanley Monitoring - Inv. 12238426 - Monitoring 5/1 - 5/31	2000		26.59	79.77
General	04/30/15		To Expense April 2015 Security Monitoring - Stanley Convergence	1470		26.59	106.36
Total 07895 — Monthly Security Monitoring						106.36	106.36
Total 07000 — Administrative Expenses						106.36	106.36
TOTAL						106.36	106.36

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
7011 — Bookkeeping Fees							
Bill	10/22/14	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	875.00
Bill	11/30/14	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	1,750.00
Bill	12/22/14	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	2,625.00
Bill	01/22/15	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	3,500.00
Bill	02/20/15	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	4,375.00
Bill	03/02/15	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	5,250.00
Bill	04/21/15	ARC Strategic Solutions	ARC SS - Monthly	2000		875.00	6,125.00
Total 7011 — Bookkeeping Fees						6,125.00	6,125.00
Total 07000 — Administrative Expenses						6,125.00	6,125.00
TOTAL						6,125.00	6,125.00

Type	Date	Name	Memo	Clr	Split	Amount	Balance
07000 — Administrative Expenses							
7012 — Legal							
Bill	03/31/15	Perlstein, Sandler & McCracken, LLC	Perlstein Invoice #55309 - Smoking , Reg. of Leasing, Governance Issues/Doc Upd	2000		480.00	480.00
Bill	04/30/15	Perlstein, Sandler & McCracken, LLC	Perlstein Invoice #1177-00000T 55622 - Smoking Issue	2000		210.00	690.00
Total 7012 — Legal						690.00	690.00
Total 07000 — Administrative Expenses						690.00	690.00
TOTAL						690.00	690.00

Type	Date	Name	Memo	Clr	Split	Amount	Balance
08000 — Utilities							
08010 — Water & Sewer							
General	10/17/14		To Expense October 2014 portion of Qtrly MDC Invoice	1470		1,167.25	1,167.25
General	11/14/14		To Record Prepaid Portion of MDC Quarterly Invoice	1470		-2,486.54	-1,319.29
Bill	11/30/14	The Metropolitan District	The MDC - 869 Farmington Avenue	2000		1,442.37	123.08

Westbury Condominium Association, Inc.
Transaction Detail by Account
October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Bill	11/30/14	The Metropolitan District	The MDC - 20 Outlook Avnue	2000		785.34	908.42
Bill	11/30/14	The Metropolitan District	The MDC - 30 Outlook Avenue	2000		1,502.10	2,410.52
General	12/31/14		To Expense December 2014 Portion of Quarterly MDC Invoice	1470		1,243.27	3,653.79
General	01/31/15		To Expense January 2015 Portion of Qtrly MDC Invoice	1470		1,243.27	4,897.06
General	02/28/15		To Expense February 2015 Portion of MDC Qtrly Invoice	1470		1,227.86	6,124.92
Bill	03/05/15	The Metropolitan District	The MDC - 869 Farmington Avenue	2000		1,269.49	7,394.41
Bill	03/05/15	The Metropolitan District	The MDC - 20 Outlook Avnue	2000		731.92	8,126.33
Bill	03/05/15	The Metropolitan District	The MDC - 30 Outlook Avenue	2000		1,682.17	9,808.50
General	03/06/15		To Record as Prepaid the Quarterly MDC Invoice	1470		-3,683.58	6,124.92
General	03/31/15		To Expense March 2015 Portion of Quarterly MDC Invoice	1470		1,227.86	7,352.78
General	04/30/15		To Expense April 2015 Portion of Quarterly MDC Invoice	1470		1,227.86	8,580.64
Total 08010 — Water & Sewer						8,580.64	8,580.64
Total 08000 — Utilities						8,580.64	8,580.64
TOTAL						8,580.64	8,580.64

Type	Date	Name	Memo	Clr	Split	Amount	Balance
08000 — Utilities							
08020 — Electricity							
General	10/28/14		Electric Accrual for 2014 - 15	3150		1,563.00	1,563.00
General	10/28/14		CL&P Expense for last month of Fiscal Year - Reverse Standing Accrual	3150		-1,390.23	172.77
Bill	10/31/14	CL&P	CL&P - 30 Outlook Avenue	2000		571.84	744.61
Bill	10/31/14	CL&P	CL&P - 869 Farmington Avenue	2000		363.00	1,107.61
Bill	10/31/14	CL&P	CL&P - 20 Outlook Avenue	2000		391.80	1,499.41
Bill	10/31/14	CL&P	CL&P - 869 Farm Garages	2000		63.59	1,563.00
Bill	11/26/14	CL&P	CL&P - 30 Outlook Avenue	2000		625.16	2,188.16
Bill	11/26/14	CL&P	CL&P - 869 Farmington Avenue	2000		476.66	2,664.82
Bill	11/26/14	CL&P	CL&P - 20 Outlook Avenue	2000		561.54	3,226.36
Bill	11/26/14	CL&P	CL&P - 869 Farm Garages	2000		68.00	3,294.36
Bill	12/29/14	CL&P	CL&P - 30 Outlook Avenue	2000		613.86	3,908.22
Bill	12/29/14	CL&P	CL&P - 869 Farmington Avenue	2000		532.75	4,440.97
Bill	12/29/14	CL&P	CL&P - 20 Outlook Avenue	2000		591.47	5,032.44
Bill	12/29/14	CL&P	CL&P - 869 Farm Garages	2000		59.49	5,091.93
Bill	01/30/15	CL&P	CL&P - 30 Outlook Avenue	2000		653.64	5,745.57
Bill	01/30/15	CL&P	CL&P - 869 Farmington Avenue	2000		548.79	6,294.36
Bill	01/30/15	CL&P	CL&P - 20 Outlook Avenue	2000		624.41	6,918.77
Bill	01/30/15	CL&P	CL&P - 869 Farm Garages	2000		64.06	6,982.83
Bill	02/20/15	Eversource	869 Farmington Avenue 3052	2000		575.60	7,558.43
Bill	02/20/15	Eversource	20 Outlook Avenue - 3621	2000		679.32	8,237.75
Bill	02/20/15	Eversource	869 Farm Ave Garages 245	2000		63.92	8,301.67
Bill	02/20/15	Eversource	30 Outlook Avenue - 3,900	2000		730.17	9,031.84
Bill	03/24/15	Eversource	869 Farmington Avenue 3052	2000		473.88	9,505.72

Westbury Condominium Association, Inc.
Transaction Detail by Account
 October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Bill	03/24/15	Eversource	20 Outlook Avenue - 3621		2000	576.52	10,082.24
Bill	03/24/15	Eversource	869 Farm Ave Garages 245		2000	58.26	10,140.50
Bill	03/24/15	Eversource	30 Outlook Avenue - 3,900		2000	600.02	10,740.52
Bill	04/30/15	Eversource	869 Farmington Avenue 3052		2000	493.20	11,233.72
Bill	04/30/15	Eversource	20 Outlook Avenue - 3621		2000	572.32	11,806.04
Bill	04/30/15	Eversource	869 Farm Ave Garages 245		2000	60.09	11,866.13
Bill	04/30/15	Eversource	30 Outlook Avenue - 3,900		2000	594.56	12,460.69
Total 08020 — Electricity						12,460.69	12,460.69
Total 08000 — Utilities						12,460.69	12,460.69
TOTAL						12,460.69	12,460.69

Type	Date	Name	Memo	Clr	Split	Amount	Balance
08000 — Utilities							
08030 — Gas							
Bill	10/26/14	Connecticut Natural Gas	CNG - 20 Outlook Avenue		2000	548.67	548.67
Bill	10/26/14	Connecticut Natural Gas	CNG - 30 Outlook Avenue		2000	389.10	937.77
Bill	10/26/14	Connecticut Natural Gas	CNG - 869 Farmington Avenue		2000	603.70	1,541.47
Bill	11/26/14	Connecticut Natural Gas	CNG - 20 Outlook Avenue		2000	1,736.59	3,278.06
Bill	11/26/14	Connecticut Natural Gas	CNG - 30 Outlook Avenue		2000	673.06	3,951.12
Bill	11/26/14	Connecticut Natural Gas	CNG - 869 Farmington Avenue		2000	1,578.27	5,529.39
Bill	12/29/14	Connecticut Natural Gas	CNG - 20 Outlook Avenue		2000	2,005.26	7,534.65
Bill	12/29/14	Connecticut Natural Gas	CNG - 30 Outlook Avenue		2000	904.47	8,439.12
Bill	12/29/14	Connecticut Natural Gas	CNG - 869 Farmington Avenue		2000	1,876.25	10,315.37
Bill	01/30/15	Connecticut Natural Gas	CNG - 20 Outlook Avenue		2000	2,035.31	12,350.68
Bill	01/30/15	Connecticut Natural Gas	CNG - 30 Outlook Avenue		2000	992.41	13,343.09
Bill	01/30/15	Connecticut Natural Gas	CNG - 869 Farmington Avenue		2000	1,898.23	15,241.32
Bill	02/20/15	Connecticut Natural Gas	CNG - 20 Outlook Avenue 3433		2000	2,051.27	17,292.59
Bill	02/20/15	Connecticut Natural Gas	CNG - 30 Outlook Avenue 1702		2000	1,081.43	18,374.02
Bill	02/20/15	Connecticut Natural Gas	CNG - 869 Farmington Avenue 3756		2000	2,233.19	20,607.21
Bill	03/24/15	Connecticut Natural Gas	CNG - 20 Outlook Avenue 3433		2000	1,930.66	22,537.87
Bill	03/24/15	Connecticut Natural Gas	CNG - 30 Outlook Avenue 1702		2000	1,006.04	23,543.91
Bill	03/24/15	Connecticut Natural Gas	CNG - 869 Farmington Avenue 3756		2000	2,123.13	25,667.04
Bill	04/30/15	Connecticut Natural Gas	CNG - 20 Outlook Avenue 3433		2000	1,746.83	27,413.87
Bill	04/30/15	Connecticut Natural Gas	CNG - 30 Outlook Avenue 1702		2000	804.50	28,218.37
Bill	04/30/15	Connecticut Natural Gas	CNG - 869 Farmington Avenue 3756		2000	1,751.83	29,970.20
Total 08030 — Gas						29,970.20	29,970.20
Total 08000 — Utilities						29,970.20	29,970.20
TOTAL						29,970.20	29,970.20

Type	Date	Name	Memo	Clr	Split	Amount	Balance
08000	—	Utilities					

Westbury Condominium Association, Inc.

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Type	Date	Name	Memo	Clr	Split	Amount	Balance
08050 — Telephone							
Bill	10/22/14	AT&T	AT&T - Account #135481177		2000	95.33	95.33
Bill	10/22/14	AT&T	AT&T - Account #135481177		2000	49.51	144.84
Bill	12/05/14	Frontier	Frontier - Account 8602334865-122898-5		2000	337.36	482.20
Bill	12/05/14	Frontier	Frontier - Account 860-233-4865 691		2000	95.74	577.94
Bill	12/13/14	Frontier	Frontier - Account 860-233-4865 -122898-5		2000	325.20	903.14
Bill	12/29/14	Frontier	Frontier - Account 860-233-4865 -122898-5		2000	143.95	1,047.09
General	12/31/14		AT&T - Frontier Issue - Void Checks		1470	-337.36	709.73
General	12/31/14		AT&T - Frontier Issue - Void Checks		1470	-95.74	613.99
General	12/31/14		AT&T - Frontier Issue - Void Checks		1470	-143.95	470.04
Bill	01/31/15	ARC Strategic Solutions	ARC SS - Reimburse - Frontier Invoice		2000	339.21	809.25
Bill	02/28/15	Frontier	Frontier - Account 860-233-4865 -122898-5		2000	287.88	1,097.13
Bill	03/30/15	Frontier	Frontier - Account 860-233-4865 -122898-5		2000	264.27	1,361.40
Bill	04/30/15	Frontier	Frontier - Account 860-233-2031-051914-5		2000	280.69	1,642.09
Total 08050 — Telephone						1,642.09	1,642.09
Total 08000 — Utilities						1,642.09	1,642.09
TOTAL						1,642.09	1,642.09

Type	Date	Name	Memo	Clr	Split	Amount	Balance
08550 — Capital Improvements							
08551 — Cap Improvements - Operating							
Bill	10/28/14	Marchion & Faucher, Inc.	Marchion & Faucher - Invoice #7809 - Remove fallen tree		2000	1,010.33	1,010.33
Total 08551 — Cap Improvements - Operating						1,010.33	1,010.33
Total 08550 — Capital Improvements						1,010.33	1,010.33
TOTAL						1,010.33	1,010.33

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09000 — Maintenance							
09020 — Maintenance Worker - Imagineers							
General	10/02/14		Reissue of Destroyed Check to Imagineers, LLC Per Copy of Destroyed Check		1470	-1,378.73	-1,378.73
Bill	10/03/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0207765 - Luis Hrs P/E 9/16		2000	1,378.73	0.00
Bill	10/22/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208364 - Luis Hrs P/E 10/14		2000	1,511.04	1,511.04
Bill	10/31/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN010208622 - Luis Hrs. P/E 10/28		2000	1,838.33	3,349.37
Bill	11/26/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208942 - Luis Hrs PE 11/11		2000	1,796.53	5,145.90
Bill	11/30/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209308 - Luis Colon Hrs P/E 11/25		2000	1,531.92	6,677.82
Bill	12/23/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209613 - Luis Colon Hrs P/E 12/9		2000	1,281.24	7,959.06
Bill	12/31/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209797 - Luis Colons Time PE 12/23/14		2000	1,559.77	9,518.83
Bill	01/22/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210183 Luis Colon Hrs PE 1/6/15 - 41 hrs		2000	1,141.98	10,660.81
Bill	01/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210757 - Luis Hrs PE 2/3/15 - 50 Hrs.		2000	1,392.65	12,053.46
Bill	01/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210813 - Luis Hrs PE 1/20/15 - 62.5 Hrs.		2000	1,740.82	13,794.28
Bill	02/28/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211493 - Luis Hrs PE 3/3/15 - 54 Hrs.		2000	1,504.07	15,298.35

Westbury Condominium Association, Inc.

Transaction Detail by Account

October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Bill	02/28/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211017 - Luis Hrs PE 2/17/15 - 63 Hrs.	2000		1,754.74	17,053.09
Bill	03/24/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211821 - Luis Colon Hrs P/E 3/17	2000		891.30	17,944.39
Bill	03/24/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211878 - Peter Rand Hrs P/E 3/17	2000		1,216.64	19,161.03
Bill	03/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211988 - Tyson Karhu hrs. - 1.5 @ \$52 per hr	2000		82.95	19,243.98
Bill	03/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN02119826 - Joe Fazzino 2 hrs. @ \$104 per hour	2000		110.60	19,354.58
Bill	03/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0212257 - Luis Colon 67.5 hrs plus 2.5 OT	2000		1,984.56	21,339.14
Bill	04/30/15	Imagineers, LLC	Inv. #MAIN0212913 - Luis Time P/E 4/28	2000		1,699.04	23,038.18
Bill	04/30/15	Imagineers, LLC	Inv. #MAIN0212522 - Luis Colon's Time P/E 4/14/15	2000		1,712.97	24,751.15
Total 09020 — Maintenance Worker - Imagineers						<u>24,751.15</u>	<u>24,751.15</u>
Total 09000 — Maintenance						<u>24,751.15</u>	<u>24,751.15</u>
TOTAL						<u>24,751.15</u>	<u>24,751.15</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09000 — Maintenance							
09030 — Elevator Maintenance							
General	10/17/14		To Expense Oct. 2014 portion of Otis Qtrly Invoice	1470		959.65	959.65
General	11/14/14		To Expense November 2014 Poertion of Quarterly Otis Elevator Invoice	1470		959.65	1,919.30
Bill	12/29/14	Otis Elevator Company	Otis Elevator - Invoice #NKG05499Z115	2000		2,878.95	4,798.25
General	12/31/14		To Record December 2014 Portion of the Quarterly Otis Elevator Invoice	1470		959.65	5,757.90
General	12/31/14		To Record Quarterly Elevator Invoice As Prepaid	1470		-2,878.95	2,878.95
General	01/31/15		To Expense January 2015 portion of Qtrly Otis Elevator Invoice	1470		959.65	3,838.60
General	02/28/15		To Expense February 2015 Portion of Quarterly OTIS Elevator Fees	1470		959.65	4,798.25
Bill	03/24/15	Otis Elevator Company	Otis Elevator - Invoice #NKG05499Z415	2000		2,878.95	7,677.20
General	03/31/15		To Record March 2015 Portion of Otis Elevator Invoice	-SPLI		-2,878.95	4,798.25
General	03/31/15		To Record March 2015 Portion of Otis Elevator Invoice	09030		959.65	5,757.90
General	04/30/15		To Record As Expense April 2015 Portion of Qtrly. Otis Invoice	1470		959.65	6,717.55
Total 09030 — Elevator Maintenance						<u>6,717.55</u>	<u>6,717.55</u>
Total 09000 — Maintenance						<u>6,717.55</u>	<u>6,717.55</u>
TOTAL						<u>6,717.55</u>	<u>6,717.55</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09000 — Maintenance							
09110 — General Maintenance & Repair							
Bill	10/21/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN020873 - Home Depot Elastomastic Sealant, Gloves 1	2000		48.24	48.24
Bill	10/22/14	Lois Menold	Lois Menold - Plimptons Mailbox Name Tag - Morales 105	2000		9.04	57.28
Bill	10/28/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208492 - Home Depot Dust Control 1 Gal	2000		8.05	65.33
Bill	10/28/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208451 - Home Depot - 4 Pk Bulbs	2000		4.43	69.76
Bill	10/28/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208183 - Home Depot - Watertite Conn 14/2-12/2	2000		6.14	75.90
Bill	10/31/14	Lois Menold	Lois Menold - Plimptons Mailbox Name Tag - Knowlton/Brooks	2000		15.42	91.32
Bill	11/06/14	Wattsaver Lighting Products	Wattsaver Inv. #040552 - 2 Sen Cmr Microphonic	2000		72.32	163.64
Bill	11/26/14	Paine's, Inc.	Paines - Invoice #2709549 - 2 Yd Container on call and Dump	2000		38.76	202.40

Westbury Condominium Association, Inc.

Transaction Detail by Account

October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Bill	11/26/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208798 - Reimb.White C-Fold Towels	2000		29.83	232.23
Bill	11/26/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0208798 - Reimb. - 2"elbow, Junction Boxes, 40x10'	2000		209.82	442.05
Bill	12/04/14	Imagineers, LLC	Imagineers, LLC - Inv. #MAIN0209047 - Toggle Bolt, Junction Box from Home Depo	2000		87.59	529.64
Bill	12/05/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209047 - 100' W/G, Primer, 2 Coupling, 1/8 HP 1550 RPM	2000		193.21	722.85
Bill	12/09/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209047 - 100' W/G, Primer, 2 Coupling, 1/8 HP 1550 RPM	2000		193.21	916.06
Bill	12/09/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209047 - 100' W/G, Primer, 2 Coupling, 1/8 HP 1550 RPM	2000		193.21	1,109.27
Bill	12/17/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209422 - Reimburse Home Depot WallPlate, White Motior	2000		29.05	1,138.32
Bill	12/17/14	Sherwin-Williams	Sherwin-Williams - A/C Imagineers - Water Block Paint 5 Galx7	2000		192.54	1,330.86
Bill	12/17/14	Sherwin-Williams	Sherwin-Williams - A/C Imagineers - Water Block Paint 5 Galx7	2000		357.44	1,688.30
Bill	12/22/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209917 - Reimburse - Home Depot -13" Polished Brass F	2000		35.53	1,723.83
Bill	12/22/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209723 - Reimburse - Lowes - Scotch Extreme 60 In	2000		9.55	1,733.38
Bill	12/22/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209723 - Reimburse - Lowes - Gorilla Glue	2000		4.24	1,737.62
Bill	12/22/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209723 - Reimburse - Walmart - Thermometer - Humidity	2000		19.37	1,756.99
Bill	12/23/14	Imagineers, LLC	Imagineers - Inv. #MAIN0209461 - Reimburse - Home Depot - 3 Way Toggle Switc	2000		92.15	1,849.14
Bill	12/29/14	L&M Sealing Company	L&M Sealing Company - Crack Repair Parking Lot Inv #11335	2000		531.75	2,380.89
Bill	12/29/14	John Boyle Company	John Boyle Company - Inv. #430157 - Red Rosin Paper	2000		9.95	2,390.84
Bill	12/29/14	John Boyle Company	John Boyle Company - Inv. #430156 - Ceiling - White	2000		277.64	2,668.48
General	12/31/14		To Apply Payment Against P/Y Accrual	3150		-9.95	2,658.53
General	12/31/14		To Apply Payment Against P/Y Accrual	3150		-277.64	2,380.89
General	12/31/14		To Apply Payment Against P/Y Accrual	3150		-192.54	2,188.35
General	12/31/14		To Apply Payment Against P/Y Accrual	3150		-357.44	1,830.91
Bill	01/20/15	Mrs. Josephine Magnan	Magnan Reimbursement - Miller Plumbing - Clean Line MSL to Junction	2000		125.00	1,955.91
Bill	01/30/15	Lewis Hosier Locksmith	Lewis Hosier Locksmith - Invoice #128 3 Primus Keys	2000		31.91	1,987.82
Bill	01/30/15	Lois Menold	Lois Menold - First Place USA - 304 Klawans Nametag	2000		7.55	1,995.37
Bill	01/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210445 - Reimburse Home Depot Chloride Pellets Bucket	2000		52.20	2,047.57
Bill	01/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210258 - Reimburse Home Depot - Door Stop, Screws, C	2000		69.93	2,117.50
Bill	01/31/15	Imagineers, LLC	Imagineers - Inv. #MAIN0210567 - Reimburse Home Depot Shovel, Ice Melt & Chlo	2000		162.29	2,279.79
Bill	02/20/15	Lois Menold	Lois Menold - First Place USA - 102 Patel Nametag	2000		7.55	2,287.34
Bill	02/28/15	Imagineers, LLC	Imagineers - Inv. #MAIN0211316 - Reimburse - Home Depot 50 lb Ice Melt -10 Bag	2000		135.80	2,423.14
Bill	03/02/15	Wattsaver Lighting Products	Wattsaver Inv. #040552A - 1 Sen Cmr Ceiling Mount	2000		79.76	2,502.90
Bill	03/16/15	Lewis Hosier Locksmith	Lewis Hosier Locksmith - Invoice #316 - 3 Primus Keys	2000		27.12	2,530.02
Bill	03/24/15	Imagineers, LLC	Imagineers - Inv. #MAIN02011997 - Reimburse- Home Depot- 12 Bags Rock Salt	2000		98.48	2,628.50
Bill	03/24/15	Wattsaver Lighting Products	Wattsaver Inv. #044573 - Emergency Lights 12	2000		237.64	2,866.14
Bill	03/30/15	Imagineers, LLC	Imagineers - Inv. #MAIN02012037 - Reimburse- Hmome Depot Garage Door Roller	2000		214.17	3,080.31
Bill	03/31/15	Imagineers, LLC	Inv. #MAIN0212374 - Fuse and Plug in Transformer - Grainger	2000		23.90	3,104.21
Bill	03/31/15	Miller Plumbing, LLC	Miller Plumbing - Invoice #3396-151 - 30 Outlook - Clear Main of Debris and specifi	2000		367.12	3,471.33
Total 09110 — General Maintenance & Repair						3,471.33	3,471.33
Total 09000 — Maintenance						3,471.33	3,471.33
TOTAL						3,471.33	3,471.33

Type	Date	Name	Memo	Clr	Split	Amount	Balance
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Westbury Condominium Association, Inc.

Transaction Detail by Account

October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09000 — Maintenance							
09150 — HVAC Service							
Bill	10/31/14	Power Fuels Heating & Cooling Compa	Power Fuels Heating & Cooling - Inv. #224837 - #20 Reprogram Heat Timer/Circ. F 2000			1,470.30	1,470.30
General	11/13/14		To Put Prior 10/01/14 Balance Against P/Y as Per Other Accr Exp Detail	3150		-260.56	1,209.74
Bill	01/31/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056159 - Bldg #869 - No Heat, Boiler not working, Adj. Heat 2000			1,242.17	2,451.91
Bill	01/31/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056160 - Bldg #869 - High limit tripped b/c Operating Temp tr 2000			127.62	2,579.53
Bill	03/30/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056072- Bldg #869 -Boiler is very noisy - Bldg 869 - Cycled 2000			191.43	2,770.96
Bill	03/31/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056487- Bldg #20 Remove and Clean Pilot	2000		127.62	2,898.58
Bill	03/31/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056488 - Bldg. #20 - Pressurized Expansion Tanks - Recorr 2000			191.43	3,090.01
Bill	03/31/15	B.T. Lindsay & Company	B.T. Lindsay - Invoice #056480 - Bldg. #869 - Put Heat Timer Setting Back to Warm 2000			127.62	3,217.63
Total 09150 — HVAC Service						<u>3,217.63</u>	<u>3,217.63</u>
Total 09000 — Maintenance						<u>3,217.63</u>	<u>3,217.63</u>
TOTAL						<u>3,217.63</u>	<u>3,217.63</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09600 — Contract Services							
Lawn Maint. & Landscaping							
Bill	10/03/14	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3243- Monthly	2000		1,400.00	1,400.00
General	11/14/14		To Expense Westside Landscaping from Other Assets - November 2014	1470		1,400.00	2,800.00
Bill	12/31/14	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3367- Monthly	2000		1,400.00	4,200.00
Bill	01/29/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3392- Monthly	2000		1,400.00	5,600.00
Bill	01/29/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3392- Snow Removal - Bobcat 5 hrs	2000		558.34	6,158.34
Bill	02/05/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #2-5-15-R- Snow Relocation Services	2000		1,329.37	7,487.71
Bill	03/31/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3367 - Monthly	2000		1,400.00	8,887.71
Bill	03/31/15	West Side Landscaping, LLC	West Side Landscaping Inv. #3367 - 5 hours of Bobcat Work	2000		664.69	9,552.40
Bill	04/01/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3507 - Monthly	2000		1,400.00	10,952.40
Bill	04/30/15	West Side Landscaping, LLC	West Side Landscaping, LLC - Inv #3517 - Monthly	2000		1,400.00	12,352.40
Total Lawn Maint. & Landscaping						<u>12,352.40</u>	<u>12,352.40</u>
Total 09600 — Contract Services						<u>12,352.40</u>	<u>12,352.40</u>
TOTAL						<u>12,352.40</u>	<u>12,352.40</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09600 — Contract Services							
09611 — Fertilization							
Bill	10/11/14	Turf Masters, LLC	TurfMasters - Invoice #411002 - Treated for Weeds	2000		179.73	179.73
Bill	10/13/14	Turf Masters, LLC	TurfMasters - Invoice #429214 - Applied Fall Root Zone Fertilizer	2000		190.37	370.10
Bill	10/31/14	Turf Masters, LLC	TurfMasters - Invoice #425010 - Applied Brown Pellet Lime	2000		190.37	560.47
Total 09611 — Fertilization						<u>560.47</u>	<u>560.47</u>
Total 09600 — Contract Services						<u>560.47</u>	<u>560.47</u>
TOTAL						<u>560.47</u>	<u>560.47</u>

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Type	Date	Name	Memo	Clr	Split	Amount	Balance
Type	Date	Name	Memo	Clr	Split	Amount	Balance
09600 — Contract Services							
09612 — Grounds Improvements							
	Bill	12/17/14	Theodore Calabrese			Reimbursement - Ted Calabrese - Moscarillo's Wreaths	2000 188.24 188.24
Total 09612 — Grounds Improvements						188.24	188.24
Total 09600 — Contract Services						188.24	188.24
TOTAL						188.24	188.24
Type	Date	Name	Memo	Clr	Split	Amount	Balance
09900 — Reserve Transfers							
09990 — Operating to Reserves							
	General	10/17/14	To Record The Oct 2014 Reserve Fund Xfers from Operating	1480		8,625.00	8,625.00
	General	11/14/14	To Record The Nov 2014 Reserve Fund Xfers from Operating	1480		8,625.00	17,250.00
	General	12/31/14	To Record Monthly Operating to Reserves Journal Entry	1480		8,625.00	25,875.00
	General	01/31/15	To Record January 2015 Monthly Operating to Reserve Transactions	1480		8,625.00	34,500.00
	General	02/28/15	To Record Monthly Interfund Transactions - February 2015	2162		8,625.00	43,125.00
	General	03/31/15	To Record Interfund Enty @ March 2015	2162		8,625.00	51,750.00
	General	04/30/15	Reclass Entry for April 2015 Reserve Transfer from Operating	09900		8,625.00	60,375.00
Total 09990 — Operating to Reserves						60,375.00	60,375.00
Total 09900 — Reserve Transfers						60,375.00	60,375.00
TOTAL						60,375.00	60,375.00
Type	Date	Name	Memo	Clr	Split	Amount	Balance
09900 — Reserve Transfers							
09991 — Roof/HVAC Reserve Transfer							
	General	10/17/14	To Record The Oct 2014 Reserve Fund Xfers from Operating	1480		2,990.00	2,990.00
	General	11/14/14	To Record The Nov 2014 Reserve Fund Xfers from Operating	1480		2,990.00	5,980.00
	General	12/31/14	To Record Monthly Operating to Reserves Journal Entry	1480		2,990.00	8,970.00
	General	01/31/15	To Record January 2015 Monthly Operating to Reserve Transactions	1480		2,990.00	11,960.00
	General	02/28/15	To Record Monthly Interfund Transactions - February 2015	2162		2,990.00	14,950.00
	General	03/31/15	To Record Interfund Enty @ March 2015	2162		2,990.00	17,940.00
	General	04/30/15	To Record Monthly Due To/From Between Operating and Reserves	2162		2,990.00	20,930.00
Total 09991 — Roof/HVAC Reserve Transfer						20,930.00	20,930.00
Total 09900 — Reserve Transfers						20,930.00	20,930.00
TOTAL						20,930.00	20,930.00
Type	Date	Name	Memo	Clr	Split	Amount	Balance
06899 — Reserve Fund Income							
06901 — WCA Monthly Contributions							
	General	10/17/14	To Record The Oct 2014 Reserve Fund Xfers from Operating	1480		8,625.00	8,625.00
	General	11/14/14	To Record The Nov 2014 Reserve Fund Xfers from Operating	1480		8,625.00	17,250.00

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Type	Date	Name	Memo	Clr	Split	Amount	Balance
General	12/31/14		To Record Monthly Operating to Reserves Journal Entry	1480		8,625.00	25,875.00
General	01/31/15		To Record January 2015 Monthly Operating to Reserve Transactions	1480		8,625.00	34,500.00
General	02/28/15		To Record Monthly Interfund Transactions - February 2015	2162		8,625.00	43,125.00
General	03/31/15		To Record Interfund Enty @ March 2015	2162		8,625.00	51,750.00
General	04/30/15		To Record Monthly Due To/From Between Operating and Reserves	2162		8,625.00	60,375.00
Total 06901 — WCA Monthly Contributions						<u>60,375.00</u>	<u>60,375.00</u>
Total 06899 — Reserve Fund Income						<u>60,375.00</u>	<u>60,375.00</u>
TOTAL						<u>60,375.00</u>	<u>60,375.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
06899 — Reserve Fund Income							
06902 — Interest Income							
General	10/17/14		To Record Oct 2014 Interest Income - Reserve Fund Cash 0633	1080		53.11	53.11
General	11/30/14		Interest Income FNFG - Reserve Account	1080		47.44	100.55
General	12/31/14		To Record FNFB Reserve Cash Interest 0633	1080		55.17	155.72
General	01/31/15		To Record Interest Income FNFG Reserve x633	1080		52.37	208.09
General	02/28/15		To Record Interest Income on Reserve Account FNFG 0633	1080		53.81	261.90
General	03/31/15		Interest Income - FNFG Reserve #0633	1080		62.37	324.27
General	04/30/15		To Record April 2015 Interest Income on Reserve Cash - FNFG #0633	1080		47.04	371.31
Total 06902 — Interest Income						<u>371.31</u>	<u>371.31</u>
Total 06899 — Reserve Fund Income						<u>371.31</u>	<u>371.31</u>
TOTAL						<u>371.31</u>	<u>371.31</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
06899 — Reserve Fund Income							
06903 — Roof/HVAC Project Prepay Amort.							
General	10/17/14		To Record Roof/HVAC Project Prepay Portion - Oct. 2014	2982		655.99	655.99
General	11/30/14		Amortization of Roof/HVAC Prepayers	2982		655.99	1,311.98
General	12/31/14		Amortization of December Roof/HVAC Prepayers	2982		655.99	1,967.97
General	01/31/15		To Record January 2015 Portion of Roof/HVAC Prepayment Amort.	2982		655.99	2,623.96
General	02/28/15		To Amortize February 2015 Portion of Roof/HVAC Prepayers	2982		655.99	3,279.95
General	03/31/15		Amortization of Roof/HVAC Prepayers - March 2015	2982		655.99	3,935.94
General	04/30/15		To Record April 2015 Portion of Roof/HVAC Prepayers Amortization	2982		655.99	4,591.93
Total 06903 — Roof/HVAC Project Prepay Amort.						<u>4,591.93</u>	<u>4,591.93</u>
Total 06899 — Reserve Fund Income						<u>4,591.93</u>	<u>4,591.93</u>
TOTAL						<u>4,591.93</u>	<u>4,591.93</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
06899 — Reserve Fund Income							
06904 — WCA Monthly Transfer -Roof/HVAC							
General	10/17/14		To Record The Oct 2014 Reserve Fund Xfers from Operating	1480		2,990.00	2,990.00

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Transaction Detail by Account

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Type	Date	Name	Memo	Clr	Split	Amount	Balance
General	11/14/14		To Record The Nov 2014 Reserve Fund Xfers from Operating	1480		2,990.00	5,980.00
General	12/31/14		To Record Monthly Operating to Reserves Journal Entry	1480		2,990.00	8,970.00
General	01/31/15		To Record January 2015 Monthly Operating to Reserve Transactions	1480		2,990.00	11,960.00
General	02/28/15		To Record Monthly Interfund Transactions - February 2015	2162		2,990.00	14,950.00
General	03/31/15		To Record Interfund Enty @ March 2015	2162		2,990.00	17,940.00
General	04/30/15		To Record Monthly Due To/From Between Operating and Reserves	2162		2,990.00	20,930.00
Total 06904 — WCA Monthly Transfer -Roof/HVAC						<u>20,930.00</u>	<u>20,930.00</u>
Total 06899 — Reserve Fund Income						<u>20,930.00</u>	<u>20,930.00</u>
TOTAL						<u>20,930.00</u>	<u>20,930.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09799 — Reserve Fund Expenses							
09807 — Reserve - Interest Expense							
General	10/28/14		To Record the October 2014 Roof/HVAC Loan Payment - FNFG	1080		527.69	527.69
General	11/30/14		Payment of Roof/HVAC Loan - November 2014	1080		531.43	1,059.12
General	12/31/14		To Record Payment of December 2014 Roof/HVAC Loan	-SPLI		500.91	1,560.03
General	01/31/15		To Record January 2015 Payment on Roof/HVAC Loan	-SPLI		503.62	2,063.65
General	03/02/15		To Record Roof/HVAC Payment - February 2015	2080		489.65	2,553.30
General	03/31/15		To Record March 2015 Payment on Roof/HVAC Loan	1080		429.58	2,982.88
General	04/30/15		To Record April 2015 Payment of Roof/HVAC Loan	1080		461.23	3,444.11
Total 09807 — Reserve - Interest Expense						<u>3,444.11</u>	<u>3,444.11</u>
Total 09799 — Reserve Fund Expenses						<u>3,444.11</u>	<u>3,444.11</u>
TOTAL						<u>3,444.11</u>	<u>3,444.11</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09799 — Reserve Fund Expenses							
09813 — Reserve - Excavating							
General	02/28/15		Reclass American Excavating Invoice for Installation of Conduit	0980		3,250.00	3,250.00
Total 09813 — Reserve - Excavating						<u>3,250.00</u>	<u>3,250.00</u>
Total 09799 — Reserve Fund Expenses						<u>3,250.00</u>	<u>3,250.00</u>
TOTAL						<u>3,250.00</u>	<u>3,250.00</u>

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09799 — Reserve Fund Expenses							
09827 — Reserve Fund - Lighting Proj							
Bill	10/22/14	Con Serv, Inc.	Con Serv - 30 Outlook Avenue - 50% Deposit	2000		3,465.11	3,465.11
Bill	10/22/14	Con Serv, Inc.	Con Serv - 869 Farm Avenue - 50% Deposit	2000		2,660.13	6,125.24
Bill	10/22/14	Con Serv, Inc.	Con Serv - 20 Outlook Avenue - 50% Deposit	2000		2,164.03	8,289.27
Bill	12/24/14	Con Serv, Inc.	Con Serv - 20,30 & 869 - Total less \$5k hold back	2000		15,914.85	24,204.12
Bill	01/30/15	Con Serv, Inc.	Con Serv - 20,30 & 869 -\$5k hold back Paid in Full	2000		5,000.00	29,204.12
Total 09827 — Reserve Fund - Lighting Proj						<u>29,204.12</u>	<u>29,204.12</u>

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Transaction Detail by Account
 October 2014 through April 2015

Type	Date	Name	Memo	Clr	Split	Amount	Balance
Total 09799 — Reserve Fund Expenses						29,204.12	29,204.12
TOTAL						29,204.12	29,204.12

Type	Date	Name	Memo	Clr	Split	Amount	Balance
09799 — Reserve Fund Expenses							
09828 — Reserve - Alarm System - Fire							
	General 02/28/15		Stanley Convergent Inv. 12000384- Fire Alarm System Contract Add/Upgrade	1470		1,015.89	1,015.89
	General 02/28/15		Stanley Convergent Invoice #12000844 - Fire Alarm Install Contract	1470		28,580.66	29,596.55
Total 09828 — Reserve - Alarm System - Fire						29,596.55	29,596.55
Total 09799 — Reserve Fund Expenses						29,596.55	29,596.55
TOTAL						29,596.55	29,596.55