

**Estates at Cienega Creek Preserve
Summary of Financial Report
October 2022**

Operating

Last Month Ending balance	\$	18,541.94
Total Income-Current Month	\$	5,250.76
CCM Rebill Fee/Return Item Fee Income	\$	40.00
Total Expenses-Current Month	\$	2,304.31
CCM Rebill Fee Expense	\$	15.00
Change In Prepaid	\$	(3,293.15)
This Month Ending Balance	\$	18,220.24

Reserve

Last Month Ending Balance	\$	35,662.42
Total Income-Current Month	\$	501.47
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	36,163.89

Account Balances

Operating Balance - Alliance Bank	\$	18,220.24
Reserve Balance - Alliance Bank	\$	36,163.89
Delinquent Assessments	\$	3,974.72
Prepaid Assessments	\$	1,297.85
Unpaid Bills	\$	-

The Estates at Cienega Creek Preserve Community Association
Fund Balance Sheet
Period Through: 10/31/2022

Assets

Operating Assets		
1001 - Alliance Bank - Operating	\$18,220.24	
Operating Assets Total	\$18,220.24	
Reserve Assets		
1002 - Alliance Bank - Reserves	\$36,163.89	
Reserve Assets Total	\$36,163.89	
Assets Total		\$54,384.13

Liabilities and Equity

Operating Liability		
1394 - CCM Processing Fee	\$2.00	
1396 - CCM Rebill Fee	\$40.00	
3999 - Prepaid Assessments	\$1,297.85	
Operating Liability Total	\$1,339.85	
Operating Retained Earnings	\$13,081.71	
Reserve Retained Earnings	\$34,145.22	
Operating Net Income	\$3,798.68	
Reserve Net Income	\$2,018.67	
Liabilities & Equity Total		\$54,384.13

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
10/1/2022 - 10/31/2022

	10/1/2022 - 10/31/2022			1/1/2022 - 10/31/2022			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$5,233.15	\$6,030.00	(\$796.85)	\$23,257.72	\$24,120.00	(\$862.28)	\$24,120.00
3020 - Late Fees & Interest	\$17.22	\$0.00	\$17.22	\$237.09	\$0.00	\$237.09	\$0.00
3180 - Interest Earned	\$0.39	\$0.00	\$0.39	\$3.60	\$0.00	\$3.60	\$0.00
<u>Total Operating Income</u>	\$5,250.76	\$6,030.00	(\$779.24)	\$23,498.41	\$24,120.00	(\$621.59)	\$24,120.00
Total Income	\$5,250.76	\$6,030.00	(\$779.24)	\$23,498.41	\$24,120.00	(\$621.59)	\$24,120.00
Expense							
<u>Administrative Expenses</u>							
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$0.00	\$362.00	\$350.00	(\$12.00)	\$350.00
4710 - Management Fees	\$647.00	\$647.00	\$0.00	\$6,470.00	\$6,470.00	\$0.00	\$7,764.00
4715 - Postage	\$71.19	\$27.08	(\$44.11)	\$151.94	\$270.80	\$118.86	\$325.00
4720 - Copies	\$20.52	\$27.08	\$6.56	\$65.04	\$270.80	\$205.76	\$325.00
4730 - Statements	\$115.00	\$100.00	(\$15.00)	\$396.55	\$400.00	\$3.45	\$400.00
4735 - Legal Expense	\$0.00	\$125.00	\$125.00	\$0.00	\$500.00	\$500.00	\$500.00
4745 - Office Supplies	\$161.60	\$16.67	(\$144.93)	\$238.82	\$166.70	(\$72.12)	\$200.00
4755 - Meeting Expenses	\$0.00	\$0.00	\$0.00	\$150.00	\$240.00	\$90.00	\$300.00
4765 - Fax Service	\$0.00	\$0.00	\$0.00	\$0.00	\$6.00	\$6.00	\$6.00
4780 - Web-Site Expenses	\$0.00	\$16.67	\$16.67	\$78.75	\$166.70	\$87.95	\$200.00
4791 - Storage	\$22.00	\$11.00	(\$11.00)	\$110.00	\$110.00	\$0.00	\$132.00
4792 - Contingency	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00	\$100.00
<u>Total Administrative Expenses</u>	\$1,037.31	\$970.50	(\$66.81)	\$8,023.10	\$9,051.00	\$1,027.90	\$10,602.00
<u>Fixed Expenses</u>							
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$24.39	\$30.00	\$5.61	\$30.00
4011 - Reserve Transfers	\$497.00	\$497.00	\$0.00	\$1,988.00	\$1,988.00	\$0.00	\$1,988.00
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$10.00	\$10.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$0.00	\$0.00	\$1,788.00	\$1,800.00	\$12.00	\$1,800.00
<u>Total Fixed Expenses</u>	\$497.00	\$497.00	\$0.00	\$3,860.39	\$3,878.00	\$17.61	\$3,878.00
<u>Landscaping Expenses</u>							
4605 - Landscape Maintenance Contract	\$770.00	\$770.00	\$0.00	\$7,754.00	\$7,700.00	(\$54.00)	\$9,240.00
4660 - Non-Contract Landscaping	\$0.00	\$8.33	\$8.33	\$0.00	\$83.30	\$83.30	\$100.00
<u>Total Landscaping Expenses</u>	\$770.00	\$778.33	\$8.33	\$7,754.00	\$7,783.30	\$29.30	\$9,340.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$0.00	\$0.00	\$0.00	\$62.24	\$250.00	\$187.76	\$250.00
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$62.24	\$250.00	\$187.76	\$250.00
<u>Operating Expenses</u>							
4225 - Vandalism	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$50.00
<u>Total Operating Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$50.00
Total Expense	\$2,304.31	\$2,245.83	(\$58.48)	\$19,699.73	\$21,012.30	\$1,312.57	\$24,120.00
Operating Net Income	\$2,946.45	\$3,784.17	(\$837.72)	\$3,798.68	\$3,107.70	\$690.98	\$0.00

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
10/1/2022 - 10/31/2022

	10/1/2022 - 10/31/2022			1/1/2022 - 10/31/2022			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$4.47	\$0.00	\$4.47	\$30.67	\$0.00	\$30.67	\$0.00
5005 - Reserve Contribution	\$497.00	\$0.00	\$497.00	\$1,988.00	\$0.00	\$1,988.00	\$0.00
<u>Total Reserve Income</u>	\$501.47	\$0.00	\$501.47	\$2,018.67	\$0.00	\$2,018.67	\$0.00
Total Reserve Income	\$501.47	\$0.00	\$501.47	\$2,018.67	\$0.00	\$2,018.67	\$0.00
Reserve Net Income	\$501.47	\$0.00	\$501.47	\$2,018.67	\$0.00	\$2,018.67	\$0.00
Net Income	\$3,447.92	\$3,784.17	(\$336.25)	\$5,817.35	\$3,107.70	\$2,709.65	\$0.00

The Estates at Cienega Creek Preserve Community Association
Income Statement
1/1/2022 - 10/31/2022

	Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Oct 2022	YTD
Income											
<u>Operating Income</u>											
3010 - Owner Assessments	\$5,537.90	\$162.10	\$140.00	\$5,700.63	\$59.37	\$195.73	\$5,720.31	\$138.53	\$370.00	\$5,233.15	\$23,257.72
3020 - Late Fees & Interest	\$35.14	\$0.59	\$26.58	\$13.65	\$0.47	\$21.12	\$17.17	\$67.09	\$38.06	\$17.22	\$237.09
3180 - Interest Earned	\$0.39	\$0.34	\$0.35	\$0.35	\$0.35	\$0.33	\$0.38	\$0.36	\$0.36	\$0.39	\$3.60
<u>Total Operating Income</u>	\$5,573.43	\$163.03	\$166.93	\$5,714.63	\$60.19	\$217.18	\$5,737.86	\$205.98	\$408.42	\$5,250.76	\$23,498.41
<i>Total Income</i>	\$5,573.43	\$163.03	\$166.93	\$5,714.63	\$60.19	\$217.18	\$5,737.86	\$205.98	\$408.42	\$5,250.76	\$23,498.41
Expense											
<u>Administrative Expenses</u>											
4705 - Accounting/Tax Preparation	\$0.00	\$362.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$362.00
4710 - Management Fees	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$647.00	\$6,470.00
4715 - Postage	\$2.32	\$1.74	\$2.32	\$14.50	\$20.17	\$0.00	\$25.33	\$14.37	\$0.00	\$71.19	\$151.94
4720 - Copies	\$0.72	\$1.95	\$2.10	\$6.15	\$9.00	\$0.00	\$19.65	\$4.95	\$0.00	\$20.52	\$65.04
4730 - Statements	\$88.85	\$0.00	\$0.00	\$96.35	\$0.00	\$0.00	\$96.35	\$0.00	\$0.00	\$115.00	\$396.55
4745 - Office Supplies	\$7.42	\$7.95	\$9.90	\$12.30	\$12.80	\$0.00	\$16.95	\$9.90	\$0.00	\$161.60	\$238.82
4755 - Meeting Expenses	\$50.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$0.00	\$0.00	\$150.00
4780 - Web-Site Expenses	\$0.00	\$0.00	\$0.00	\$33.75	\$0.00	\$0.00	\$45.00	\$0.00	\$0.00	\$0.00	\$78.75
4791 - Storage	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$0.00	\$22.00	\$11.00	\$0.00	\$22.00	\$110.00
<u>Total Administrative Expenses</u>	\$807.31	\$1,031.64	\$672.32	\$821.05	\$699.97	\$647.00	\$922.28	\$737.22	\$647.00	\$1,037.31	\$8,023.10
<u>Fixed Expenses</u>											
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$24.39	\$0.00	\$24.39
4011 - Reserve Transfers	\$497.00	\$0.00	\$0.00	\$497.00	\$0.00	\$0.00	\$497.00	\$0.00	\$0.00	\$497.00	\$1,988.00
4015 - ACC Reporting	\$0.00	\$0.00	\$10.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$50.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$150.00	\$1,638.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,788.00
<u>Total Fixed Expenses</u>	\$497.00	\$200.00	\$1,648.00	\$497.00	\$0.00	\$0.00	\$497.00	\$0.00	\$24.39	\$497.00	\$3,860.39
<u>Landscaping Expenses</u>											
4605 - Landscape Maintenance Contract	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$797.00	\$797.00	\$770.00	\$770.00	\$7,754.00
<u>Total Landscaping Expenses</u>	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$797.00	\$797.00	\$770.00	\$770.00	\$7,754.00

The Estates at Cienega Creek Preserve Community Association
Income Statement
1/1/2022 - 10/31/2022

	Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Oct 2022	YTD
Maintenance Expenses											
4305 - General Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$62.24	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$62.24
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$62.24	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$62.24
Total Expense	\$2,074.31	\$2,001.64	\$3,090.32	\$2,088.05	\$1,532.21	\$1,417.00	\$2,216.28	\$1,534.22	\$1,441.39	\$2,304.31	\$19,699.73
Operating Net Income	\$3,499.12	(\$1,838.61)	(\$2,923.39)	\$3,626.58	(\$1,472.02)	(\$1,199.82)	\$3,521.58	(\$1,328.24)	(\$1,032.97)	\$2,946.45	\$3,798.68
Reserve Income											
<u>Reserve Income</u>											
5001 - Reserve Interest Earned	\$2.91	\$2.66	\$2.94	\$2.85	\$2.99	\$2.89	\$3.00	\$3.03	\$2.93	\$4.47	\$30.67
5005 - Reserve Contribution	\$497.00	\$0.00	\$0.00	\$497.00	\$0.00	\$0.00	\$497.00	\$0.00	\$0.00	\$497.00	\$1,988.00
<u>Total Reserve Income</u>	\$499.91	\$2.66	\$2.94	\$499.85	\$2.99	\$2.89	\$500.00	\$3.03	\$2.93	\$501.47	\$2,018.67
Total Reserve Income	\$499.91	\$2.66	\$2.94	\$499.85	\$2.99	\$2.89	\$500.00	\$3.03	\$2.93	\$501.47	\$2,018.67
Reserve Expense											
<u>Total Reserve Expense</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$499.91	\$2.66	\$2.94	\$499.85	\$2.99	\$2.89	\$500.00	\$3.03	\$2.93	\$501.47	\$2,018.67
Net Income	\$3,999.03	(\$1,835.95)	(\$2,920.45)	\$4,126.43	(\$1,469.03)	(\$1,196.93)	\$4,021.58	(\$1,325.21)	(\$1,030.04)	\$3,447.92	\$5,817.35

**The Estates at Cienega Creek Preserve Community Association
Cash Flow Statement
10/1/2022 - 10/31/2022**

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
				Total Cash on Hand 10/1/2022:	\$54,204.36
1001 - Alliance Bank - Operating	\$18,541.94	\$2,644.61	\$2,966.31	\$18,220.24	(\$321.70)
1002 - Alliance Bank - Reserves	\$35,662.42	\$501.47	\$0.00	\$36,163.89	\$501.47
				Total Net Change 10/1/2022 - 10/31/2022:	\$179.77
				Total Cash on Hand 10/31/2022:	\$54,384.13