

**Estates at Cienega Creek Preserve  
Summary of Financial Report  
December 2023**

**Operating**

Last Month Ending balance	\$	18,651.50
Total Income-Current Month	\$	8.78
CCM Rebill Fee/Return Item Fee Income	\$	-
Total Expenses-Current Month	\$	1,713.40
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	778.34
This Month Ending Balance	\$	17,725.22

**Reserve**

Last Month Ending Balance	\$	36,864.11
Total Income-Current Month	\$	4.69
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	36,868.80

**Account Balances**

Operating Balance - Alliance Bank	\$	17,725.22
Reserve Balance - Alliance Bank	\$	36,868.80
Delinquent Assessments	\$	6,414.37
Prepaid Assessments	\$	2,624.05

**The Estates at Cienega Creek Preserve Community Association**  
**Fund Balance Sheet**  
**Period Through: 12/31/2023**

**Assets**

Operating Assets		
1001 - Alliance Bank - Operating	\$17,725.22	
Operating Assets Total	<b>\$17,725.22</b>	
Reserve Assets		
1002 - Alliance Bank - Reserves	\$36,868.80	
Reserve Assets Total	<b>\$36,868.80</b>	
Assets Total		<b>\$54,594.02</b>

**Liabilities and Equity**

Operating Liability		
1394 - CCM Processing Fee	\$53.46	
1396 - CCM Rebill Fee	\$225.00	
3999 - Prepaid Assessments	\$2,624.05	
Operating Liability Total	<b>\$2,902.51</b>	
Operating Retained Earnings	<b>\$13,754.58</b>	
Reserve Retained Earnings	<b>\$36,172.96</b>	
Operating Net Income	\$1,068.13	
Reserve Net Income	\$695.84	
Liabilities & Equity Total		<b>\$54,594.02</b>

**The Estates at Cienega Creek Preserve Community Association**  
**Budget Comparison Report**  
**12/1/2023 - 12/31/2023**

	12/1/2023 - 12/31/2023			1/1/2023 - 12/31/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
<b>Income</b>							
<u>Operating Income</u>							
3010 - Owner Assessments	\$8.27	\$0.00	\$8.27	\$23,470.08	\$24,120.00	(\$649.92)	\$24,120.00
3020 - Late Fees & Interest	\$0.12	\$0.00	\$0.12	\$259.69	\$0.00	\$259.69	\$0.00
3180 - Interest Earned	\$0.39	\$0.00	\$0.39	\$4.73	\$0.00	\$4.73	\$0.00
<u>Total Operating Income</u>	\$8.78	\$0.00	\$8.78	\$23,734.50	\$24,120.00	(\$385.50)	\$24,120.00
<b>Total Income</b>	\$8.78	\$0.00	\$8.78	\$23,734.50	\$24,120.00	(\$385.50)	\$24,120.00
<b>Expense</b>							
<u>Administrative Expenses</u>							
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$0.00	\$400.00	\$380.00	(\$20.00)	\$380.00
4710 - Management Fees	\$667.00	\$667.00	\$0.00	\$7,603.75	\$8,004.00	\$400.25	\$8,004.00
4713 - Management Mileage	\$0.00	\$25.00	\$25.00	\$401.52	\$300.00	(\$101.52)	\$300.00
4715 - Postage	\$59.97	\$87.50	\$27.53	\$542.20	\$325.00	(\$217.20)	\$325.00
4720 - Copies	\$12.24	\$87.50	\$75.26	\$278.41	\$325.00	\$46.59	\$325.00
4730 - Statements	\$0.00	\$0.00	\$0.00	\$471.00	\$462.00	(\$9.00)	\$462.00
4735 - Legal Expense	\$0.00	\$42.00	\$42.00	\$0.00	\$500.00	\$500.00	\$500.00
4745 - Office Supplies	\$38.75	\$17.00	(\$21.75)	\$509.25	\$200.00	(\$309.25)	\$200.00
4755 - Meeting Expenses	\$100.00	\$0.00	(\$100.00)	\$300.00	\$600.00	\$300.00	\$600.00
4765 - Fax Service	\$0.00	\$0.00	\$0.00	\$0.00	\$5.00	\$5.00	\$5.00
4780 - Web-Site Expenses	\$0.00	\$0.00	\$0.00	\$438.89	\$225.00	(\$213.89)	\$225.00
4791 - Storage	\$11.00	\$11.00	\$0.00	\$132.00	\$132.00	\$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>	\$888.96	\$937.00	\$48.04	\$11,077.02	\$11,558.00	\$480.98	\$11,558.00
<u>Fixed Expenses</u>							
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$24.42	\$27.00	\$2.58	\$27.00
4011 - Reserve Transfers	\$0.00	\$0.00	\$0.00	\$641.00	\$641.00	\$0.00	\$641.00
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	\$1,509.00	\$1,870.00	\$361.00	\$1,870.00
<u>Total Fixed Expenses</u>	\$0.00	\$0.00	\$0.00	\$2,234.42	\$2,598.00	\$363.58	\$2,598.00
<u>Landscaping Expenses</u>							
4605 - Landscape Maintenance Contract	\$770.00	\$797.00	\$27.00	\$9,240.00	\$9,564.00	\$324.00	\$9,564.00
4660 - Non-Contract Landscaping	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00	\$100.00
<u>Total Landscaping Expenses</u>	\$770.00	\$797.00	\$27.00	\$9,240.00	\$9,664.00	\$424.00	\$9,664.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$54.44	\$20.00	(\$34.44)	\$114.93	\$250.00	\$135.07	\$250.00
<u>Total Maintenance Expenses</u>	\$54.44	\$20.00	(\$34.44)	\$114.93	\$250.00	\$135.07	\$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
<b>Total Expense</b>	\$1,713.40	\$1,754.00	\$40.60	\$22,666.37	\$24,120.00	\$1,453.63	\$24,120.00

**The Estates at Cienega Creek Preserve Community Association**  
**Budget Comparison Report**  
**12/1/2023 - 12/31/2023**

	12/1/2023 - 12/31/2023			1/1/2023 - 12/31/2023			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Income	(\$1,704.62)	(\$1,754.00)	\$49.38	\$1,068.13	\$0.00	\$1,068.13	\$0.00
<b>Reserve Income</b>							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$4.69	\$0.00	\$4.69	\$54.84	\$0.00	\$54.84	\$0.00
5005 - Reserve Contribution	\$0.00	\$0.00	\$0.00	\$641.00	\$0.00	\$641.00	\$0.00
<u>Total Reserve Income</u>	\$4.69	\$0.00	\$4.69	\$695.84	\$0.00	\$695.84	\$0.00
<b>Total Reserve Income</b>	\$4.69	\$0.00	\$4.69	\$695.84	\$0.00	\$695.84	\$0.00
Reserve Net Income	\$4.69	\$0.00	\$4.69	\$695.84	\$0.00	\$695.84	\$0.00
Net Income	(\$1,699.93)	(\$1,754.00)	\$54.07	\$1,763.97	\$0.00	\$1,763.97	\$0.00

**The Estates at Cienega Creek Preserve Community Association**  
**Income Statement**  
**1/1/2023 - 12/31/2023**

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec 2023	YTD
<b>Income</b>													
<u>Operating Income</u>													
3010 - Owner Assessments	\$5,724.00	\$270.00	\$4.00	\$5,520.01	\$90.00	\$359.53	\$5,132.16	\$270.00	\$267.84	\$5,464.27	\$360.00	\$8.27	\$23,470.08
3020 - Late Fees & Interest	\$17.22	\$0.73	\$18.01	\$35.69	\$0.73	\$84.01	\$0.00	\$19.35	\$47.95	\$34.44	\$1.44	\$0.12	\$259.69
3180 - Interest Earned	\$0.40	\$0.36	\$0.39	\$0.39	\$0.39	\$0.38	\$0.42	\$0.40	\$0.38	\$0.43	\$0.40	\$0.39	\$4.73
<u>Total Operating Income</u>	\$5,741.62	\$271.09	\$22.40	\$5,556.09	\$91.12	\$443.92	\$5,132.58	\$289.75	\$316.17	\$5,499.14	\$361.84	\$8.78	\$23,734.50
<i>Total Income</i>	\$5,741.62	\$271.09	\$22.40	\$5,556.09	\$91.12	\$443.92	\$5,132.58	\$289.75	\$316.17	\$5,499.14	\$361.84	\$8.78	\$23,734.50
<b>Expense</b>													
<u>Administrative Expenses</u>													
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$400.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$400.00
4710 - Management Fees	\$667.00	\$667.00	\$667.00	\$767.00	\$667.00	\$166.75	\$667.00	\$767.00	\$667.00	\$567.00	\$667.00	\$667.00	\$7,603.75
4713 - Management Mileage	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$141.48	\$73.36	\$0.00	\$48.47	\$137.55	\$0.66	\$0.00	\$401.52
4715 - Postage	\$57.96	\$2.07	\$9.32	\$48.54	\$21.01	\$82.59	\$39.47	\$10.64	\$17.41	\$111.58	\$81.64	\$59.97	\$542.20
4720 - Copies	\$41.94	\$1.62	\$1.26	\$17.82	\$12.06	\$23.04	\$31.14	\$16.00	\$10.83	\$14.04	\$96.42	\$12.24	\$278.41
4730 - Statements	\$115.00	\$0.00	\$0.00	\$119.00	\$0.00	\$0.00	\$117.50	\$0.00	\$0.00	\$119.50	\$0.00	\$0.00	\$471.00
4745 - Office Supplies	\$87.97	\$6.90	\$8.80	\$42.50	\$21.20	\$45.25	\$19.65	\$12.70	\$15.10	\$55.45	\$154.98	\$38.75	\$509.25
4755 - Meeting Expenses	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$200.00	\$0.00	\$100.00	\$300.00
4780 - Web-Site Expenses	\$0.00	\$0.00	\$67.50	\$0.00	\$0.00	\$0.00	\$303.89	\$0.00	\$0.00	\$0.00	\$67.50	\$0.00	\$438.89
4791 - Storage	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$132.00
<u>Total Administrative Expenses</u>	\$980.87	\$688.59	\$1,164.88	\$1,005.86	\$732.27	\$470.11	\$1,263.01	\$817.34	\$769.81	\$1,216.12	\$1,079.20	\$888.96	\$11,077.02
<u>Fixed Expenses</u>													
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$24.42	\$0.00	\$0.00	\$24.42
4011 - Reserve Transfers	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$641.00
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$10.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$0.00	\$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	\$1,509.00	(\$150.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,509.00
<u>Total Fixed Expenses</u>	\$160.25	\$150.00	\$1,509.00	\$70.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$184.67	\$0.00	\$0.00	\$2,234.42
<u>Landscaping Expenses</u>													
4605 - Landscape Maintenance Contract	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$9,240.00
<u>Total Landscaping Expenses</u>	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$9,240.00
<u>Maintenance Expenses</u>													
4305 - General Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$60.49	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$54.44	\$114.93
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$60.49	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$54.44	\$114.93

**The Estates at Cienega Creek Preserve Community Association**

**Income Statement**

**1/1/2023 - 12/31/2023**

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec 2023	YTD
<i>Total Expense</i>	\$1,911.12	\$1,608.59	\$3,443.88	\$1,846.11	\$1,562.76	\$1,240.11	\$2,193.26	\$1,587.34	\$1,539.81	\$2,170.79	\$1,849.20	\$1,713.40	\$22,666.37
<i>Operating Net Income</i>	\$3,830.50	(\$1,337.50)	(\$3,421.48)	\$3,709.98	(\$1,471.64)	(\$796.19)	\$2,939.32	(\$1,297.59)	(\$1,223.64)	\$3,328.35	(\$1,487.36)	(\$1,704.62)	\$1,068.13
<b>Reserve Income</b>	<hr/>												
<u>Reserve Income</u>	<hr/>												
5001 - Reserve Interest Earned	\$4.61	\$4.18	\$4.63	\$4.49	\$4.65	\$4.51	\$4.65	\$4.68	\$4.52	\$4.68	\$4.55	\$4.69	\$54.84
5005 - Reserve Contribution	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$641.00
<u>Total Reserve Income</u>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$164.93	\$4.55	\$4.69	\$695.84
<i>Total Reserve Income</i>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$164.93	\$4.55	\$4.69	\$695.84
<b>Reserve Expense</b>	<hr/>												
<i>Total Reserve Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<i>Reserve Net Income</i>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$164.93	\$4.55	\$4.69	\$695.84
<i>Net Income</i>	\$3,995.36	(\$1,333.32)	(\$3,416.85)	\$3,874.72	(\$1,466.99)	(\$791.68)	\$3,104.22	(\$1,292.91)	(\$1,219.12)	\$3,493.28	(\$1,482.81)	(\$1,699.93)	\$1,763.97

**The Estates at Cienega Creek Preserve Community Association  
Cash Flow Statement  
12/1/2023 - 12/31/2023**

<b>Account</b>	<b>Beginning Balance</b>	<b>Increase</b>	<b>Decrease</b>	<b>Ending Balance</b>	<b>Net Change</b>
				<b>Total Cash on Hand 12/1/2023:</b>	<b>\$55,515.61</b>
1001 - Alliance Bank - Operating	\$18,651.50	\$787.12	\$1,713.40	\$17,725.22	(\$926.28)
1002 - Alliance Bank - Reserves	\$36,864.11	\$11.56	\$6.87	\$36,868.80	\$4.69
				<b>Total Net Change 12/1/2023 - 12/31/2023:</b>	<b>(\$921.59)</b>
				<b>Total Cash on Hand 12/31/2023:</b>	<b>\$54,594.02</b>