

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

Operating

Last Month Ending balance	\$	19,299.07
Total Income-Current Month	\$	5,132.58
CCM Rebill Fee/Return Item Fee Income	\$	6.00
Total Expenses-Current Month	\$	2,193.26
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	(3,026.16)
This Month Ending Balance	\$	19,218.23

Reserve

Last Month Ending Balance	\$	36,520.53
Total Income-Current Month	\$	164.90
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	36,685.43

Account Balances

Operating Balance - Alliance Bank	\$	19,218.23
Reserve Balance - Alliance Bank	\$	36,685.43
Delinquent Assessments	\$	5,228.66
Prepaid Assessments	\$	2,004.66

The Estates at Cienega Creek Preserve Community Association

Income Statement

1/1/2023 - 7/31/2023

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	YTD
Income								
<u>Operating Income</u>								
3010 - Owner Assessments	\$5,724.00	\$270.00	\$4.00	\$5,520.01	\$90.00	\$359.53	\$5,132.16	\$17,099.70
3020 - Late Fees & Interest	\$17.22	\$0.73	\$18.01	\$35.69	\$0.73	\$84.01	\$0.00	\$156.39
3180 - Interest Earned	\$0.40	\$0.36	\$0.39	\$0.39	\$0.39	\$0.38	\$0.42	\$2.73
<u>Total Operating Income</u>	\$5,741.62	\$271.09	\$22.40	\$5,556.09	\$91.12	\$443.92	\$5,132.58	\$17,258.82
<i>Total Income</i>	\$5,741.62	\$271.09	\$22.40	\$5,556.09	\$91.12	\$443.92	\$5,132.58	\$17,258.82
Expense								
<u>Administrative Expenses</u>								
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$400.00	\$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	\$4,268.75
4713 - Management Mileage	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$141.48	\$73.36	\$214.84
4715 - Postage	\$57.96	\$2.07	\$9.32	\$48.54	\$21.01	\$82.59	\$39.47	\$260.96
4720 - Copies	\$41.94	\$1.62	\$1.26	\$17.82	\$12.06	\$23.04	\$31.14	\$128.88
4730 - Statements	\$115.00	\$0.00	\$0.00	\$119.00	\$0.00	\$0.00	\$117.50	\$351.50
4745 - Office Supplies	\$87.97	\$6.90	\$8.80	\$42.50	\$21.20	\$45.25	\$19.65	\$232.27
4780 - Web-Site Expenses	\$0.00	\$0.00	\$67.50	\$0.00	\$0.00	\$0.00	\$303.89	\$371.39
4791 - Storage	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$11.00	\$77.00
<u>Total Administrative Expenses</u>	\$980.87	\$688.59	\$1,164.88	\$1,005.86	\$732.27	\$470.11	\$1,263.01	\$6,305.59
<u>Fixed Expenses</u>								
4011 - Reserve Transfers	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$480.75
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$10.00	\$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	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$150.00	\$1,509.00	(\$150.00)	\$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	\$2,049.75
<u>Landscaping Expenses</u>								
4605 - Landscape Maintenance Contract	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$5,390.00
<u>Total Landscaping Expenses</u>	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$5,390.00
<u>Maintenance Expenses</u>								
4305 - General Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$60.49	\$0.00	\$0.00	\$60.49
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$60.49	\$0.00	\$0.00	\$60.49
<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	\$13,805.83

The Estates at Cienega Creek Preserve Community Association

Income Statement

1/1/2023 - 7/31/2023

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	YTD
Operating Net Income	\$3,830.50	(\$1,337.50)	(\$3,421.48)	\$3,709.98	(\$1,471.64)	(\$796.19)	\$2,939.32	\$3,452.99
Reserve Income	<hr/>							
<u>Reserve Income</u>	<hr/>							
5001 - Reserve Interest Earned	\$4.61	\$4.18	\$4.63	\$4.49	\$4.65	\$4.51	\$4.65	\$31.72
5005 - Reserve Contribution	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$480.75
<u>Total Reserve Income</u>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$512.47
<i>Total Reserve Income</i>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$512.47
Reserve Expense	<hr/>							
<i>Total Reserve Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$512.47
Net Income	\$3,995.36	(\$1,333.32)	(\$3,416.85)	\$3,874.72	(\$1,466.99)	(\$791.68)	\$3,104.22	\$3,965.46

The Estates at Cienega Creek Preserve Community Association
Fund Balance Sheet
Period Through: 7/31/2023

Assets

Operating Assets		
1001 - Alliance Bank - Operating	\$19,218.23	
Operating Assets Total	\$19,218.23	
Reserve Assets		
1002 - Alliance Bank - Reserves	\$36,685.43	
Reserve Assets Total	\$36,685.43	
Assets Total		\$55,903.66
Liabilities and Equity		
Operating Liability		
1394 - CCM Processing Fee	\$6.00	
3999 - Prepaid Assessments	\$2,004.66	
Operating Liability Total	\$2,010.66	
Operating Retained Earnings	\$13,754.58	
Reserve Retained Earnings	\$36,172.96	
Operating Net Income	\$3,452.99	
Reserve Net Income	\$512.47	
Liabilities & Equity Total		\$55,903.66

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
7/1/2023 - 7/31/2023

	7/1/2023 - 7/31/2023			1/1/2023 - 7/31/2023			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$5,132.16	\$6,030.00	(\$897.84)	\$17,099.70	\$18,090.00	(\$990.30)	\$24,120.00
3020 - Late Fees & Interest	\$0.00	\$0.00	\$0.00	\$156.39	\$0.00	\$156.39	\$0.00
3180 - Interest Earned	\$0.42	\$0.00	\$0.42	\$2.73	\$0.00	\$2.73	\$0.00
<u>Total Operating Income</u>	\$5,132.58	\$6,030.00	(\$897.42)	\$17,258.82	\$18,090.00	(\$831.18)	\$24,120.00
Total Income	\$5,132.58	\$6,030.00	(\$897.42)	\$17,258.82	\$18,090.00	(\$831.18)	\$24,120.00
Expense							
<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	\$4,268.75	\$4,669.00	\$400.25	\$8,004.00
4713 - Management Mileage	\$73.36	\$25.00	(\$48.36)	\$214.84	\$175.00	(\$39.84)	\$300.00
4715 - Postage	\$39.47	\$15.00	(\$24.47)	\$260.96	\$105.00	(\$155.96)	\$325.00
4720 - Copies	\$31.14	\$15.00	(\$16.14)	\$128.88	\$105.00	(\$23.88)	\$325.00
4730 - Statements	\$117.50	\$115.50	(\$2.00)	\$351.50	\$346.50	(\$5.00)	\$462.00
4735 - Legal Expense	\$0.00	\$42.00	\$42.00	\$0.00	\$291.00	\$291.00	\$500.00
4745 - Office Supplies	\$19.65	\$16.00	(\$3.65)	\$232.27	\$115.00	(\$117.27)	\$200.00
4755 - Meeting Expenses	\$0.00	\$100.00	\$100.00	\$0.00	\$400.00	\$400.00	\$600.00
4765 - Fax Service	\$0.00	\$0.00	\$0.00	\$0.00	\$5.00	\$5.00	\$5.00
4780 - Web-Site Expenses	\$303.89	\$56.25	(\$247.64)	\$371.39	\$168.75	(\$202.64)	\$225.00
4791 - Storage	\$11.00	\$11.00	\$0.00	\$77.00	\$77.00	\$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>	\$1,263.01	\$1,062.75	(\$200.26)	\$6,305.59	\$6,937.25	\$631.66	\$11,558.00
<u>Fixed Expenses</u>							
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$27.00
4011 - Reserve Transfers	\$160.25	\$160.25	\$0.00	\$480.75	\$480.75	\$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>	\$160.25	\$160.25	\$0.00	\$2,049.75	\$2,410.75	\$361.00	\$2,598.00
<u>Landscaping Expenses</u>							
4605 - Landscape Maintenance Contract	\$770.00	\$797.00	\$27.00	\$5,390.00	\$5,579.00	\$189.00	\$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	\$5,390.00	\$5,679.00	\$289.00	\$9,664.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$0.00	\$22.00	\$22.00	\$60.49	\$148.00	\$87.51	\$250.00
<u>Total Maintenance Expenses</u>	\$0.00	\$22.00	\$22.00	\$60.49	\$148.00	\$87.51	\$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	\$2,193.26	\$2,042.00	(\$151.26)	\$13,805.83	\$15,225.00	\$1,419.17	\$24,120.00

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
7/1/2023 - 7/31/2023

	7/1/2023 - 7/31/2023			1/1/2023 - 7/31/2023			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Income	\$2,939.32	\$3,988.00	(\$1,048.68)	\$3,452.99	\$2,865.00	\$587.99	\$0.00
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$4.65	\$0.00	\$4.65	\$31.72	\$0.00	\$31.72	\$0.00
5005 - Reserve Contribution	\$160.25	\$0.00	\$160.25	\$480.75	\$0.00	\$480.75	\$0.00
<u>Total Reserve Income</u>	\$164.90	\$0.00	\$164.90	\$512.47	\$0.00	\$512.47	\$0.00
Total Reserve Income	\$164.90	\$0.00	\$164.90	\$512.47	\$0.00	\$512.47	\$0.00
Reserve Net Income	\$164.90	\$0.00	\$164.90	\$512.47	\$0.00	\$512.47	\$0.00
Net Income	\$3,104.22	\$3,988.00	(\$883.78)	\$3,965.46	\$2,865.00	\$1,100.46	\$0.00

**The Estates at Cienega Creek Preserve Community Association
Cash Flow Statement
7/1/2023 - 7/31/2023**

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
				Total Cash on Hand 7/1/2023:	\$55,819.60
1001 - Alliance Bank - Operating	\$19,299.07	\$2,112.42	\$2,193.26	\$19,218.23	(\$80.84)
1002 - Alliance Bank - Reserves	\$36,520.53	\$164.90	\$0.00	\$36,685.43	\$164.90
				Total Net Change 7/1/2023 - 7/31/2023:	\$84.06
				Total Cash on Hand 7/31/2023:	\$55,903.66