

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

Operating

Last Month Ending balance	\$	18,432.00
Total Income-Current Month	\$	316.17
CCM Rebill Fee/Return Item Fee Income	\$	38.00
Total Expenses-Current Month	\$	1,539.81
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	1,865.15
This Month Ending Balance	\$	19,111.51

Reserve

Last Month Ending Balance	\$	36,690.11
Total Income-Current Month	\$	4.52
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	36,694.63

Account Balances

Operating Balance - Alliance Bank	\$	19,111.51
Reserve Balance - Alliance Bank	\$	36,694.63
Delinquent Assessments	\$	4,925.26
Prepaid Assessments	\$	4,248.17

The Estates at Cienega Creek Preserve Community Association
Fund Balance Sheet
Period Through: 9/30/2023

Assets

Operating Assets		
1001 - Alliance Bank - Operating	\$19,111.51	
Operating Assets Total	\$19,111.51	
Reserve Assets		
1002 - Alliance Bank - Reserves	\$36,694.63	
Reserve Assets Total	\$36,694.63	
Assets Total		\$55,806.14

Liabilities and Equity

Operating Liability		
1394 - CCM Processing Fee	\$32.00	
1396 - CCM Rebill Fee	\$145.00	
3999 - Prepaid Assessments	\$4,248.17	
Operating Liability Total	\$4,425.17	
Operating Retained Earnings	\$13,754.58	
Reserve Retained Earnings	\$36,172.96	
Operating Net Income	\$931.76	
Reserve Net Income	\$521.67	
Liabilities & Equity Total		\$55,806.14

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
9/1/2023 - 9/30/2023

	9/1/2023 - 9/30/2023			1/1/2023 - 9/30/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$267.84	\$0.00	\$267.84	\$17,637.54	\$18,090.00	(\$452.46)	\$24,120.00
3020 - Late Fees & Interest	\$47.95	\$0.00	\$47.95	\$223.69	\$0.00	\$223.69	\$0.00
3180 - Interest Earned	\$0.38	\$0.00	\$0.38	\$3.51	\$0.00	\$3.51	\$0.00
<u>Total Operating Income</u>	\$316.17	\$0.00	\$316.17	\$17,864.74	\$18,090.00	(\$225.26)	\$24,120.00
Total Income	\$316.17	\$0.00	\$316.17	\$17,864.74	\$18,090.00	(\$225.26)	\$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	\$5,702.75	\$6,003.00	\$300.25	\$8,004.00
4713 - Management Mileage	\$48.47	\$25.00	(\$23.47)	\$263.31	\$225.00	(\$38.31)	\$300.00
4715 - Postage	\$17.41	\$15.00	(\$2.41)	\$289.01	\$135.00	(\$154.01)	\$325.00
4720 - Copies	\$10.83	\$15.00	\$4.17	\$155.71	\$135.00	(\$20.71)	\$325.00
4730 - Statements	\$0.00	\$0.00	\$0.00	\$351.50	\$346.50	(\$5.00)	\$462.00
4735 - Legal Expense	\$0.00	\$42.00	\$42.00	\$0.00	\$374.00	\$374.00	\$500.00
4745 - Office Supplies	\$15.10	\$17.00	\$1.90	\$260.07	\$149.00	(\$111.07)	\$200.00
4755 - Meeting Expenses	\$0.00	\$100.00	\$100.00	\$0.00	\$500.00	\$500.00	\$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	\$371.39	\$168.75	(\$202.64)	\$225.00
4791 - Storage	\$11.00	\$11.00	\$0.00	\$99.00	\$99.00	\$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>	\$769.81	\$892.00	\$122.19	\$7,892.74	\$8,620.25	\$727.51	\$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	\$0.00	\$0.00	\$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>	\$0.00	\$0.00	\$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	\$6,930.00	\$7,173.00	\$243.00	\$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	\$6,930.00	\$7,273.00	\$343.00	\$9,664.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$0.00	\$22.00	\$22.00	\$60.49	\$190.00	\$129.51	\$250.00
<u>Total Maintenance Expenses</u>	\$0.00	\$22.00	\$22.00	\$60.49	\$190.00	\$129.51	\$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	\$1,539.81	\$1,711.00	\$171.19	\$16,932.98	\$18,544.00	\$1,611.02	\$24,120.00

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
9/1/2023 - 9/30/2023

	9/1/2023 - 9/30/2023			1/1/2023 - 9/30/2023			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Income	(\$1,223.64)	(\$1,711.00)	\$487.36	\$931.76	(\$454.00)	\$1,385.76	\$0.00
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$4.52	\$0.00	\$4.52	\$40.92	\$0.00	\$40.92	\$0.00
5005 - Reserve Contribution	\$0.00	\$0.00	\$0.00	\$480.75	\$0.00	\$480.75	\$0.00
<u>Total Reserve Income</u>	\$4.52	\$0.00	\$4.52	\$521.67	\$0.00	\$521.67	\$0.00
Total Reserve Income	\$4.52	\$0.00	\$4.52	\$521.67	\$0.00	\$521.67	\$0.00
Reserve Net Income	\$4.52	\$0.00	\$4.52	\$521.67	\$0.00	\$521.67	\$0.00
Net Income	(\$1,219.12)	(\$1,711.00)	\$491.88	\$1,453.43	(\$454.00)	\$1,907.43	\$0.00

The Estates at Cienega Creek Preserve Community Association

Income Statement

1/1/2023 - 9/30/2023

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	YTD
<u>Total Landscaping Expenses</u>	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$770.00	\$6,930.00
<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	\$60.49
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$60.49	\$0.00	\$0.00	\$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	\$1,587.34	\$1,539.81	\$16,932.98
<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)	\$931.76
Reserve Income										
<u>Reserve Income</u>										
5001 - Reserve Interest Earned	\$4.61	\$4.18	\$4.63	\$4.49	\$4.65	\$4.51	\$4.65	\$4.68	\$4.52	\$40.92
5005 - Reserve Contribution	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$160.25	\$0.00	\$0.00	\$480.75
<u>Total Reserve Income</u>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$521.67
<i>Total Reserve Income</i>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$521.67
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
<i>Reserve Net Income</i>	\$164.86	\$4.18	\$4.63	\$164.74	\$4.65	\$4.51	\$164.90	\$4.68	\$4.52	\$521.67
<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)	\$1,453.43

**The Estates at Cienega Creek Preserve Community Association
Cash Flow Statement
9/1/2023 - 9/30/2023**

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
				Total Cash on Hand 9/1/2023:	\$55,122.11
1001 - Alliance Bank - Operating	\$18,432.00	\$2,219.32	\$1,539.81	\$19,111.51	\$679.51
1002 - Alliance Bank - Reserves	\$36,690.11	\$4.52	\$0.00	\$36,694.63	\$4.52
				Total Net Change 9/1/2023 - 9/30/2023:	\$684.03
				Total Cash on Hand 9/30/2023:	\$55,806.14