

**Estates at Cienega Creek Preserve
Summary of Financial Report
January 2024**

Operating

Last Month Ending balance	\$	17,725.22
Total Income-Current Month	\$	4,850.34
CCM Rebill Fee/Return Item Fee Income	\$	67.00
Total Expenses-Current Month	\$	1,831.21
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	(12.62)
This Month Ending Balance	\$	20,798.73

Reserve

Last Month Ending Balance	\$	36,868.80
Total Income-Current Month	\$	4.56
Total Expenses-Current Month		
This Month Ending Balance	\$	36,873.36

Account Balances

Operating Balance - Alliance Bank	\$	20,798.73
Reserve Balance - Alliance Bank	\$	6,873.36
Reserve-Alliance Bank 6M APY 4.25% 07/31/2024	\$	5,000.00
Reserve-Alliance Bank 12M APY 4.50% 1/31/2025	\$	10,000.00
Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$	10,000.00
Reserve-Alliance Bank 36M APY 4.00% 1/31/2027	\$	5,000.00
Delinquent Assessments	\$	7,980.22
Prepaid Assessments	\$	2,611.43

The Estates at Cienega Creek Preserve Community Association
Fund Balance Sheet
Period Through: 1/31/2024

Assets

Operating Assets		
1001 - Alliance Bank - Operating		\$20,798.73
Operating Assets Total		\$20,798.73

Reserve Assets		
1002 - Alliance Bank - Reserves		\$6,873.36
1006 - Alliance Bank 6M APY 4.25% 07/31/2024		\$5,000.00
1007 - Alliance Bank 12M APY 4.50% 1/31/2025		\$10,000.00
1008 - Alliance Bank 24M APY 4.25% 1/31/2026		\$10,000.00
1009 - Alliance Bank 36M APY 4.00% 1/31/2027		\$5,000.00
Reserve Assets Total		\$36,873.36

Assets Total			\$57,672.09
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Liabilities and Equity

Operating Liability		
1394 - CCM Processing Fee		\$55.46
1396 - CCM Rebill Fee		\$290.00
3999 - Prepaid Assessments		\$2,611.43
Operating Liability Total		\$2,956.89

Operating Retained Earnings		\$14,822.71
Reserve Retained Earnings		\$36,868.80

Operating Net Income		\$3,019.13
Reserve Net Income		\$4.56

Liabilities & Equity Total			\$57,672.09
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The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
1/1/2024 - 1/31/2024

	1/1/2024 - 1/31/2024			1/1/2024 - 1/31/2024			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$4,809.92	\$5,940.00	(\$1,130.08)	\$4,809.92	\$5,940.00	(\$1,130.08)	\$23,760.00
3020 - Late Fees & Interest	\$40.01	\$26.05	\$13.96	\$40.01	\$26.05	\$13.96	\$312.61
3180 - Interest Earned	\$0.41	\$4.76	(\$4.35)	\$0.41	\$4.76	(\$4.35)	\$57.12
<u>Total Operating Income</u>	\$4,850.34	\$5,970.81	(\$1,120.47)	\$4,850.34	\$5,970.81	(\$1,120.47)	\$24,129.73
Total Income	\$4,850.34	\$5,970.81	(\$1,120.47)	\$4,850.34	\$5,970.81	(\$1,120.47)	\$24,129.73
Expense							
<u>Administrative Expenses</u>							
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$430.00
4710 - Management Fees	\$687.00	\$687.00	\$0.00	\$687.00	\$687.00	\$0.00	\$8,244.00
4713 - Management Mileage	\$196.50	\$29.26	(\$167.24)	\$196.50	\$29.26	(\$167.24)	\$351.08
4715 - Postage	\$13.57	\$25.58	\$12.01	\$13.57	\$25.58	\$12.01	\$306.95
4720 - Copies	\$3.24	\$14.12	\$10.88	\$3.24	\$14.12	\$10.88	\$169.50
4730 - Statements	\$0.00	\$118.00	\$118.00	\$0.00	\$118.00	\$118.00	\$472.00
4735 - Legal Expense	\$0.00	\$10.00	\$10.00	\$0.00	\$10.00	\$10.00	\$120.00
4745 - Office Supplies	\$11.90	\$29.00	\$17.10	\$11.90	\$29.00	\$17.10	\$348.00
4755 - Meeting Expenses	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$50.00	\$200.00
4780 - Web-Site Expenses	\$0.00	\$56.25	\$56.25	\$0.00	\$56.25	\$56.25	\$225.00
4791 - Storage	\$11.00	\$11.00	\$0.00	\$11.00	\$11.00	\$0.00	\$132.00
<u>Total Administrative Expenses</u>	\$923.21	\$1,030.21	\$107.00	\$923.21	\$1,030.21	\$107.00	\$10,998.53
<u>Fixed Expenses</u>							
4010 - Property Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$24.00
4011 - Reserve Transfers	\$0.00	\$20.58	\$20.58	\$0.00	\$20.58	\$20.58	\$247.00
4015 - ACC Reporting	\$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	\$0.00	\$0.00	\$0.00	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,705.00
<u>Total Fixed Expenses</u>	\$0.00	\$20.58	\$20.58	\$0.00	\$20.58	\$20.58	\$2,036.00
<u>Landscaping Expenses</u>							
4605 - Landscape Maintenance Contract	\$908.00	\$908.00	\$0.00	\$908.00	\$908.00	\$0.00	\$10,896.00
4660 - Non-Contract Landscaping	\$0.00	\$100.00	\$100.00	\$0.00	\$100.00	\$100.00	\$100.00
<u>Total Landscaping Expenses</u>	\$908.00	\$1,008.00	\$100.00	\$908.00	\$1,008.00	\$100.00	\$10,996.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$0.00	\$8.27	\$8.27	\$0.00	\$8.27	\$8.27	\$99.22
<u>Total Maintenance Expenses</u>	\$0.00	\$8.27	\$8.27	\$0.00	\$8.27	\$8.27	\$99.22
Total Expense	\$1,831.21	\$2,067.06	\$235.85	\$1,831.21	\$2,067.06	\$235.85	\$24,129.75
Operating Net Income	\$3,019.13	\$3,903.75	(\$884.62)	\$3,019.13	\$3,903.75	(\$884.62)	(\$0.02)
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$4.56	\$0.00	\$4.56	\$4.56	\$0.00	\$4.56	\$0.00
<u>Total Reserve Income</u>	\$4.56	\$0.00	\$4.56	\$4.56	\$0.00	\$4.56	\$0.00

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
1/1/2024 - 1/31/2024

	1/1/2024 - 1/31/2024			1/1/2024 - 1/31/2024			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Total Reserve Income	\$4.56	\$0.00	\$4.56	\$4.56	\$0.00	\$4.56	\$0.00
Reserve Net Income	\$4.56	\$0.00	\$4.56	\$4.56	\$0.00	\$4.56	\$0.00
Net Income	\$3,023.69	\$3,903.75	(\$880.06)	\$3,023.69	\$3,903.75	(\$880.06)	(\$0.02)

The Estates at Cienega Creek Preserve Community Association
Income Statement
1/1/2024 - 1/31/2024

	Jan 2024	YTD
Income		
<u>Operating Income</u>		
3010 - Owner Assessments	\$4,809.92	\$4,809.92
3020 - Late Fees & Interest	\$40.01	\$40.01
3180 - Interest Earned	\$0.41	\$0.41
<u>Total Operating Income</u>	\$4,850.34	\$4,850.34
<i>Total Income</i>	\$4,850.34	\$4,850.34
Expense		
<u>Administrative Expenses</u>		
4710 - Management Fees	\$687.00	\$687.00
4713 - Management Mileage	\$196.50	\$196.50
4715 - Postage	\$13.57	\$13.57
4720 - Copies	\$3.24	\$3.24
4745 - Office Supplies	\$11.90	\$11.90
4791 - Storage	\$11.00	\$11.00
<u>Total Administrative Expenses</u>	\$923.21	\$923.21
<u>Landscaping Expenses</u>		
4605 - Landscape Maintenance Contract	\$908.00	\$908.00
<u>Total Landscaping Expenses</u>	\$908.00	\$908.00
<i>Total Expense</i>	\$1,831.21	\$1,831.21
Operating Net Income	\$3,019.13	\$3,019.13
Reserve Income		
<u>Reserve Income</u>		
5001 - Reserve Interest Earned	\$4.56	\$4.56
<u>Total Reserve Income</u>	\$4.56	\$4.56
<i>Total Reserve Income</i>	\$4.56	\$4.56
Reserve Expense		
<i>Total Reserve Expense</i>	\$0.00	\$0.00
Reserve Net Income	\$4.56	\$4.56
Net Income	\$3,023.69	\$3,023.69

**The Estates at Cienega Creek Preserve Community Association
Cash Flow Statement
1/1/2024 - 1/31/2024**

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
				Total Cash on Hand 1/1/2024:	\$54,594.02
1001 - Alliance Bank - Operating	\$17,725.22	\$4,904.72	\$1,831.21	\$20,798.73	\$3,073.51
1002 - Alliance Bank - Reserves	\$36,868.80	\$4.56	\$30,000.00	\$6,873.36	(\$29,995.44)
				Total Net Change 1/1/2024 - 1/31/2024:	(\$26,921.93)
				Total Cash on Hand 1/31/2024:	\$27,672.09