

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

Operating

Last Month Ending balance	\$	19,624.51
Total Income-Current Month	\$	5,211.78
CCM Rebill Fee/Return Item Fee Income	\$	4.00
Total Expenses-Current Month	\$	2,265.74
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	(2,480.61)
This Month Ending Balance	\$	20,093.94

Reserve

Last Month Ending Balance	\$	37,729.44
Total Income-Current Month	\$	316.76
Total Expenses-Current Month		
This Month Ending Balance	\$	38,046.20

Account Balances

Operating Balance - Alliance Bank	\$	20,093.94
Reserve Balance - Alliance Bank	\$	7,086.89
Reserve-Alliance Bank 6M APY 4.25% 01/31/2025	\$	5,158.42
Reserve-Alliance Bank 12M APY 4.50% 1/31/2025	\$	10,335.03
Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$	10,316.78
Reserve-Alliance Bank 36M APY 4.00% 1/31/2027	\$	5,149.08
Delinquent Assessments	\$	9,153.55
Prepaid Assessments	\$	1,720.15

The Estates at Cienega Creek Preserve Community Association
Fund Balance Sheet
Period Through: 10/31/2024

Assets

Operating Assets	
1001 - Alliance Bank - Operating	\$20,093.94
Operating Assets Total	\$20,093.94

Reserve Assets	
1002 - Alliance Bank - Reserves	\$7,086.89
1006 - Alliance Bank 6M APY 4.25% 01/31/2025	\$5,158.42
1007 - Alliance Bank 12M APY 4.50% 1/31/2025	\$10,335.03
1008 - Alliance Bank 24M APY 4.25% 1/31/2026	\$10,316.78
1009 - Alliance Bank 36M APY 4.00% 1/31/2027	\$5,149.08
Reserve Assets Total	\$38,046.20

Assets Total	\$58,140.14
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Liabilities and Equity

Operating Liability	
1393 - CCM Return Item Fee	\$4.27
1394 - CCM Processing Fee	\$6.00
3999 - Prepaid Assessments	\$1,720.15
Operating Liability Total	\$1,730.42

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

Operating Net Income	\$3,540.81
Reserve Net Income	\$1,177.40

Liabilities & Equity Total	\$58,140.14
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The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
10/1/2024 - 10/31/2024

	10/1/2024 - 10/31/2024			1/1/2024 - 10/31/2024			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$5,210.61	\$5,940.00	(\$729.39)	\$23,448.07	\$23,760.00	(\$311.93)	\$23,760.00
3020 - Late Fees & Interest	\$0.73	\$26.05	(\$25.32)	\$108.50	\$260.50	(\$152.00)	\$312.61
3180 - Interest Earned	\$0.44	\$4.76	(\$4.32)	\$4.13	\$47.60	(\$43.47)	\$57.12
<u>Total Operating Income</u>	\$5,211.78	\$5,970.81	(\$759.03)	\$23,560.70	\$24,068.10	(\$507.40)	\$24,129.73
Total Income	\$5,211.78	\$5,970.81	(\$759.03)	\$23,560.70	\$24,068.10	(\$507.40)	\$24,129.73
Expense							
<u>Administrative Expenses</u>							
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$0.00	\$0.00	\$430.00	\$430.00	\$430.00
4710 - Management Fees	\$687.00	\$687.00	\$0.00	\$6,870.00	\$6,870.00	\$0.00	\$8,244.00
4713 - Management Mileage	\$0.00	\$29.26	\$29.26	\$346.58	\$292.60	(\$53.98)	\$351.08
4715 - Postage	\$62.13	\$25.58	(\$36.55)	\$316.31	\$255.80	(\$60.51)	\$306.95
4720 - Copies	\$1.44	\$14.12	\$12.68	\$97.74	\$141.20	\$43.46	\$169.50
4730 - Statements	\$119.00	\$118.00	(\$1.00)	\$598.00	\$472.00	(\$126.00)	\$472.00
4735 - Legal Expense	\$0.00	\$10.00	\$10.00	\$0.00	\$100.00	\$100.00	\$120.00
4745 - Office Supplies	\$35.60	\$29.00	(\$6.60)	\$292.41	\$290.00	(\$2.41)	\$348.00
4755 - Meeting Expenses	\$100.00	\$50.00	(\$50.00)	\$400.00	\$200.00	(\$200.00)	\$200.00
4765 - Fax Service	\$0.00	\$0.00	\$0.00	\$2.50	\$0.00	(\$2.50)	\$0.00
4780 - Web-Site Expenses	\$56.25	\$56.25	\$0.00	\$112.50	\$225.00	\$112.50	\$225.00
4791 - Storage	\$11.00	\$11.00	\$0.00	\$110.00	\$110.00	\$0.00	\$132.00
<u>Total Administrative Expenses</u>	\$1,072.42	\$1,030.21	(\$42.21)	\$9,146.04	\$9,386.60	\$240.56	\$10,998.53
<u>Fixed Expenses</u>							
4010 - Property Tax	\$0.00	\$24.00	\$24.00	\$7.91	\$24.00	\$16.09	\$24.00
4011 - Reserve Transfers	\$205.80	\$20.58	(\$185.22)	\$205.80	\$205.80	\$0.00	\$247.00
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	\$1,380.00	\$1,705.00	\$325.00	\$1,705.00
<u>Total Fixed Expenses</u>	\$205.80	\$44.58	(\$161.22)	\$1,653.71	\$1,994.80	\$341.09	\$2,036.00
<u>Landscaping Expenses</u>							
4605 - Landscape Maintenance Contract	\$908.00	\$908.00	\$0.00	\$9,080.00	\$9,080.00	\$0.00	\$10,896.00
4660 - Non-Contract Landscaping	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00	\$100.00
<u>Total Landscaping Expenses</u>	\$908.00	\$908.00	\$0.00	\$9,080.00	\$9,180.00	\$100.00	\$10,996.00
<u>Maintenance Expenses</u>							
4305 - General Maintenance	\$79.52	\$8.27	(\$71.25)	\$140.14	\$82.70	(\$57.44)	\$99.22
<u>Total Maintenance Expenses</u>	\$79.52	\$8.27	(\$71.25)	\$140.14	\$82.70	(\$57.44)	\$99.22
Total Expense	\$2,265.74	\$1,991.06	(\$274.68)	\$20,019.89	\$20,644.10	\$624.21	\$24,129.75
Operating Net Income	\$2,946.04	\$3,979.75	(\$1,033.71)	\$3,540.81	\$3,424.00	\$116.81	(\$0.02)
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$110.96	\$0.00	\$110.96	\$971.60	\$0.00	\$971.60	\$0.00

The Estates at Cienega Creek Preserve Community Association
Budget Comparison Report
10/1/2024 - 10/31/2024

	10/1/2024 - 10/31/2024			1/1/2024 - 10/31/2024			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
5005 - Reserve Contribution	\$205.80	\$0.00	\$205.80	\$205.80	\$0.00	\$205.80	\$0.00
<u>Total Reserve Income</u>	\$316.76	\$0.00	\$316.76	\$1,177.40	\$0.00	\$1,177.40	\$0.00
Total Reserve Income	\$316.76	\$0.00	\$316.76	\$1,177.40	\$0.00	\$1,177.40	\$0.00
Reserve Net Income	\$316.76	\$0.00	\$316.76	\$1,177.40	\$0.00	\$1,177.40	\$0.00
Net Income	\$3,262.80	\$3,979.75	(\$716.95)	\$4,718.21	\$3,424.00	\$1,294.21	(\$0.02)

The Estates at Cienega Creek Preserve Community Association
Cash Flow Statement
10/1/2024 - 10/31/2024

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
				Total Cash on Hand 10/1/2024:	\$57,353.95
1001 - Alliance Bank - Operating	\$19,624.51	\$2,735.17	\$2,265.74	\$20,093.94	\$469.43
1002 - Alliance Bank - Reserves	\$6,880.21	\$206.68	\$0.00	\$7,086.89	\$206.68
1006 - Alliance Bank 6M APY 4.25% 01/31/2025	\$5,140.22	\$18.20	\$0.00	\$5,158.42	\$18.20
1007 - Alliance Bank 12M APY 4.50% 1/31/2025	\$10,296.57	\$38.46	\$0.00	\$10,335.03	\$38.46
1008 - Alliance Bank 24M APY 4.25% 1/31/2026	\$10,280.44	\$36.34	\$0.00	\$10,316.78	\$36.34
1009 - Alliance Bank 36M APY 4.00% 1/31/2027	\$5,132.00	\$17.08	\$0.00	\$5,149.08	\$17.08
				Total Net Change 10/1/2024 - 10/31/2024:	\$786.19
				Total Cash on Hand 10/31/2024:	\$58,140.14

The Estates at Cienega Creek Preserve Community Association
Income Statement
1/1/2024 - 10/31/2024

	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	YTD
4030 - Liability/D&O Insurance	\$0.00	\$0.00	\$1,380.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,380.00
<u>Total Fixed Expenses</u>	\$0.00	\$0.00	\$1,380.00	\$50.00	\$10.00	\$0.00	\$0.00	\$0.00	\$7.91	\$205.80	\$1,653.71
<u>Landscaping Expenses</u>											
4605 - Landscape Maintenance Contract	\$908.00	\$908.00	\$1,816.00	\$0.00	\$908.00	\$908.00	\$908.00	\$908.00	\$908.00	\$908.00	\$9,080.00
<u>Total Landscaping Expenses</u>	\$908.00	\$908.00	\$1,816.00	\$0.00	\$908.00	\$908.00	\$908.00	\$908.00	\$908.00	\$908.00	\$9,080.00
<u>Maintenance Expenses</u>											
4305 - General Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$60.62	\$0.00	\$0.00	\$79.52	\$140.14
<u>Total Maintenance Expenses</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$60.62	\$0.00	\$0.00	\$79.52	\$140.14
Total Expense	\$1,831.21	\$1,928.09	\$4,096.72	\$1,094.07	\$1,695.92	\$1,793.35	\$1,923.85	\$1,767.67	\$1,623.27	\$2,265.74	\$20,019.89
Operating Net Income	\$3,019.13	(\$734.20)	(\$4,015.13)	\$4,617.20	(\$1,224.22)	(\$1,792.97)	\$3,771.25	(\$1,424.16)	(\$1,622.13)	\$2,946.04	\$3,540.81
Reserve Income											
<u>Reserve Income</u>											
5001 - Reserve Interest Earned	\$4.56	\$100.91	\$108.25	\$105.12	\$108.99	\$105.84	\$109.76	\$110.20	\$107.01	\$110.96	\$971.60
5005 - Reserve Contribution	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$205.80	\$205.80
<u>Total Reserve Income</u>	\$4.56	\$100.91	\$108.25	\$105.12	\$108.99	\$105.84	\$109.76	\$110.20	\$107.01	\$316.76	\$1,177.40
Total Reserve Income	\$4.56	\$100.91	\$108.25	\$105.12	\$108.99	\$105.84	\$109.76	\$110.20	\$107.01	\$316.76	\$1,177.40
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	\$4.56	\$100.91	\$108.25	\$105.12	\$108.99	\$105.84	\$109.76	\$110.20	\$107.01	\$316.76	\$1,177.40
Net Income	\$3,023.69	(\$633.29)	(\$3,906.88)	\$4,722.32	(\$1,115.23)	(\$1,687.13)	\$3,881.01	(\$1,313.96)	(\$1,515.12)	\$3,262.80	\$4,718.21