

**Estates at Cienega Creek Preserve  
Summary of Financial Report  
January 2025**

**Operating**

Last Month Ending balance	\$	20,622.78
Total Income-Current Month	\$	11,613.54
CCM Rebill Fee/Return Item Fee Income	\$	628.00
Total Expenses-Current Month	\$	1,667.50
CCM Rebill Fee Expense	\$	-
Change In Prepaid	\$	(2,749.99)
This Month Ending Balance	\$	28,446.83

**Reserve**

Last Month Ending Balance	\$	38,306.96
Total Income-Current Month	\$	112.42
Total Expenses-Current Month		
This Month Ending Balance	\$	38,419.38

**Account Balances**

Operating Balance - Alliance Bank	\$	28,446.83
Reserve Balance - Alliance Bank	\$	7,130.77
Reserve-Alliance Bank 6M APY 4.25% 01/31/2025	\$	5,212.83
Reserve-Alliance Bank 12M APY 4.50% 1/31/2026	\$	10,450.13
Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$	10,425.47
Reserve-Alliance Bank 36M APY 4.00% 1/31/2027	\$	5,200.18
Delinquent Assessments	\$	1,732.19
Prepaid Assessments	\$	2,737.32

# The Estates at Cienega Creek Preserve Community Association

## Balance Sheet For 1/31/2025

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<b>Operating Assets</b>		
1001 - Alliance Bank - Operating	\$28,446.83	
<b>Total Operating Assets</b>		<b>\$28,446.83</b>
<b>Reserve Assets</b>		
1002 - Alliance Bank - Reserves	\$7,130.77	
1006 - Alliance Bank 6M APY 4.25% 07/31/2024	\$5,212.83	
1007 - Alliance Bank 12M APY 4.50% 1/31/2026	\$10,450.13	
1008 - Alliance Bank 24M APY 4.25% 1/31/2026	\$10,425.47	
1009 - Alliance Bank 36M APY 4.00% 1/31/2027	\$5,200.18	
<b>Total Reserve Assets</b>		<b>\$38,419.38</b>
	<b>Total Assets</b>	<b>\$66,866.21</b>

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<b>Operating Liability</b>		
1393 - CCM Return Item Fee	\$54.27	
1394 - CCM Processing Fee	\$190.00	
1395 - CCM Collections	\$390.00	
1396 - CCM Rebill Fee	\$15.00	
<b>Total Operating Liability</b>		<b>\$649.27</b>
<b>Equity</b>		
1330 - Retained Earnings - Operating	\$16,552.36	
1331 - Retained Earnings - Reserve	\$36,868.80	
1332 - Net Income	\$10,058.46	
<b>Total Equity</b>		<b>\$63,479.62</b>
<b>Operating Income</b>		
3999 - Prepaid Assessments	\$2,737.32	
<b>Total Operating Income</b>		<b>\$2,737.32</b>
	<b>Total Liabilities / Equity</b>	<b>\$66,866.21</b>

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# The Estates at Cienega Creek Preserve Community Association

## Statement of Revenues and Expenses 1/1/2025 - 1/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
3010 - Owner Assessments	7,109.99	6,030.00	1,079.99	7,109.99	6,030.00	1,079.99	24,120.00
3020 - Late Fees & Interest	117.35	-	117.35	117.35	-	117.35	-
3070 - Fines - CC&R Violations	4,385.00	-	4,385.00	4,385.00	-	4,385.00	-
3180 - Interest Earned	1.20	-	1.20	1.20	-	1.20	-
<b>Total Operating Income</b>	<b>11,613.54</b>	<b>6,030.00</b>	<b>5,583.54</b>	<b>11,613.54</b>	<b>6,030.00</b>	<b>5,583.54</b>	<b>24,120.00</b>
<b>Total Income</b>	<b>11,613.54</b>	<b>6,030.00</b>	<b>5,583.54</b>	<b>11,613.54</b>	<b>6,030.00</b>	<b>5,583.54</b>	<b>24,120.00</b>
<b>Operating Expense</b>							
<b>Administrative Expenses</b>							
4705 - Accounting/Tax Preparation	-	-	-	-	-	-	280.00
4710 - Management	709.97	710.00	.03	709.97	710.00	.03	8,520.00
4713 - Mileage	-	36.41	36.41	-	36.41	36.41	437.00
4715 - Postage	5.88	25.00	19.12	5.88	25.00	19.12	325.00
4720 - Copies	1.62	16.67	15.05	1.62	16.67	15.05	223.33
4730 - Statements	121.50	134.00	12.50	121.50	134.00	12.50	536.00
4745 - Office Supplies	15.92	30.66	14.74	15.92	30.66	14.74	368.00
4751 - Bank Fees	(10.00)	-	10.00	(10.00)	-	10.00	-
4755 - Meeting Expenses	-	100.00	100.00	-	100.00	100.00	400.00
4780 - Web-Site Expenses	-	35.50	35.50	-	35.50	35.50	142.00
4791 - Storage	11.00	11.00	-	11.00	11.00	-	132.00
<b>Total Administrative Expenses</b>	<b>855.89</b>	<b>1,099.24</b>	<b>243.35</b>	<b>855.89</b>	<b>1,099.24</b>	<b>243.35</b>	<b>11,363.33</b>
<b>Fixed Expenses</b>							
4010 - Property Tax	-	-	-	-	-	-	25.00
4011 - Reserve Transfers	-	198.16	198.16	-	198.16	198.16	792.67
4015 - ACC Reporting	-	-	-	-	-	-	13.00
4020 - Income Taxes State & Federal	-	-	-	-	-	-	50.00
4030 - Liability/D&O Insurance	-	-	-	-	-	-	1,700.00
<b>Total Fixed Expenses</b>	<b>-</b>	<b>198.16</b>	<b>198.16</b>	<b>-</b>	<b>198.16</b>	<b>198.16</b>	<b>2,580.67</b>
<b>Landscaping Expenses</b>							
4605 - Landscaping Maintenance Contract	941.00	848.00	(93.00)	941.00	848.00	(93.00)	10,176.00
4660 - Non-Contract Landscaping	(175.00)	-	175.00	(175.00)	-	175.00	-
<b>Total Landscaping Expenses</b>	<b>766.00</b>	<b>848.00</b>	<b>82.00</b>	<b>766.00</b>	<b>848.00</b>	<b>82.00</b>	<b>10,176.00</b>
<b>Maintenance Expenses</b>							
4305 - General Maintenance	45.61	-	(45.61)	45.61	-	(45.61)	-
<b>Total Maintenance Expenses</b>	<b>45.61</b>	<b>-</b>	<b>(45.61)</b>	<b>45.61</b>	<b>-</b>	<b>(45.61)</b>	<b>-</b>
<b>Total Expense</b>	<b>1,667.50</b>	<b>2,145.40</b>	<b>477.90</b>	<b>1,667.50</b>	<b>2,145.40</b>	<b>477.90</b>	<b>24,120.00</b>
<b>Operating Net Total</b>	<b>9,946.04</b>	<b>3,884.60</b>	<b>6,061.44</b>	<b>9,946.04</b>	<b>3,884.60</b>	<b>6,061.44</b>	<b>-</b>

# The Estates at Cienega Creek Preserve Community Association

## Statement of Revenues and Expenses 1/1/2025 - 1/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Reserve Income</b>							
<b>Reserve Income</b>							
5001 - Reserve Interest Earned	112.42	-	112.42	112.42	-	112.42	-
<b>Total Reserve Income</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>-</b>
<b>Total Income</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>-</b>
<b>Reserve Net Total</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>112.42</b>	<b>-</b>	<b>112.42</b>	<b>-</b>
<b>Net Total</b>	<b>10,058.46</b>	<b>3,884.60</b>	<b>6,173.86</b>	<b>10,058.46</b>	<b>3,884.60</b>	<b>6,173.86</b>	<b>-</b>

# The Estates at Cienega Creek Preserve Community Association

## Summary Statement of Revenues and Expenses For 1/31/2025

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>Operating Income</b>													
<b>Operating Income</b>													
3010 - Owner Assessments	7,110	-	-	-	-	-	-	-	-	-	-	-	7,110
3020 - Late Fees & Interest	117	-	-	-	-	-	-	-	-	-	-	-	117
3070 - Fines - CC&R Violations	4,385	-	-	-	-	-	-	-	-	-	-	-	4,385
3180 - Interest Earned	1	-	-	-	-	-	-	-	-	-	-	-	1
<b>Total Operating Income</b>	<b>11,614</b>	-	-	-	-	-	-	-	-	-	-	-	<b>11,614</b>
<b>Total Income</b>	<b>11,614</b>	-	-	-	-	-	-	-	-	-	-	-	<b>11,614</b>
<b>Operating Expense</b>													
<b>Administrative Expenses</b>													
4710 - Management	710	-	-	-	-	-	-	-	-	-	-	-	710
4715 - Postage	6	-	-	-	-	-	-	-	-	-	-	-	6
4720 - Copies	2	-	-	-	-	-	-	-	-	-	-	-	2
4730 - Statements	122	-	-	-	-	-	-	-	-	-	-	-	122
4745 - Office Supplies	16	-	-	-	-	-	-	-	-	-	-	-	16
4751 - Bank Fees	(10)	-	-	-	-	-	-	-	-	-	-	-	-10
4791 - Storage	11	-	-	-	-	-	-	-	-	-	-	-	11
<b>Total Administrative Expenses</b>	<b>856</b>	-	-	-	-	-	-	-	-	-	-	-	<b>856</b>
<b>Landscaping Expenses</b>													
4605 - Landscaping Maintenance Contract	941	-	-	-	-	-	-	-	-	-	-	-	941
4660 - Non-Contract Landscaping	(175)	-	-	-	-	-	-	-	-	-	-	-	-175
<b>Total Landscaping Expenses</b>	<b>766</b>	-	-	-	-	-	-	-	-	-	-	-	<b>766</b>
<b>Maintenance Expenses</b>													
4305 - General Maintenance	46	-	-	-	-	-	-	-	-	-	-	-	46
<b>Total Maintenance Expenses</b>	<b>46</b>	-	-	-	-	-	-	-	-	-	-	-	<b>46</b>
<b>Total Expense</b>	<b>1,668</b>	-	-	-	-	-	-	-	-	-	-	-	<b>1,668</b>

# The Estates at Cienega Creek Preserve Community Association

## Summary Statement of Revenues and Expenses For 1/31/2025

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	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Net Total	\$9,946	-	-	-	-	-	-	-	-	-	-	-	\$9,946

# The Estates at Cienega Creek Preserve Community Association

## Summary Statement of Revenues and Expenses For 1/31/2025

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>Reserve Income</b>													
<b>Reserve Income</b>													
5001 - Reserve Interest Earned	112	-	-	-	-	-	-	-	-	-	-	-	112
<b>Total Reserve Income</b>	<b>112</b>	-	-	-	-	-	-	-	-	-	-	-	<b>112</b>
<b>Total Income</b>	<b>112</b>	-	-	-	-	-	-	-	-	-	-	-	<b>112</b>
<b>Reserve Net Total</b>	<b>\$112</b>	-	-	-	-	-	-	-	-	-	-	-	<b>\$112</b>
<b>Net Total</b>	<b>\$10,058</b>	-	-	-	-	-	-	-	-	-	-	-	<b>\$10,058</b>

# The Estates at Cienega Creek Preserve Community Association

## Cash Disbursement - 1/31/2025

Date	CheckNo	Description	Amount
1001 - AAB Operating - 7571			
1/1/2025	ACH	CADDEN COMMUNITY MANAGEMENT Inv # 30668	709.97
	4710 - Management		709.97
1/6/2025	Misc Check EFT	ALLIANCE BANK OF ARIZONA - Returned pmt lot 23	10.00
	4751 - Bank Fees - ALLIANCE BANK OF ARIZONA		10.00
1/14/2025	ACH	CADDEN COMMUNITY MANAGEMENT Inv # 80587	155.92
	4715 - Postage - CCM Invoice# 80587- Dec Expenses		5.88
	4720 - Copies - CCM Invoice# 80587- Dec Expenses		1.62
	4730 - Statements - CCM Invoice# 80587- Dec Expenses		121.50
	4745 - Office Supplies - CCM Invoice# 80587- Dec Expenses		15.92
	4791 - Storage - CCM Invoice# 80587- Dec Expenses		11.00
1/14/2025	Avid 300001	COMPLETE LANDSCAPING, INC Inv # 133592	941.00
	4605 - Landscaping Maintenance Contract - Jan Maint		941.00
1/21/2025	Avid 300002	FRANK SHANNON Inv # 12/13/2024-	45.61
	4305 - General Maintenance - Reimbursement for entrance lights		45.61
		<b>Total</b>	<b>1,862.50</b>