

**Estates at Cienega Creek Preserve
Summary of Financial Report
January 2026**

Operating

Last Month Ending balance	\$	23,956.32
Total Income-Current Month	\$	5,591.26
CCM Rebill Fee/Return Item Fee Income	\$	67.00
Total Expenses-Current Month	\$	1,982.86
CCM Rebill Fee Expense	\$	65.00
Change In Prepaid	\$	(2,575.99)
This Month Ending Balance	\$	24,990.73

Reserve

Last Month Ending Balance	\$	45,466.49
Total Income-Current Month	\$	203.41
Total Expenses-Current Month		
This Month Ending Balance	\$	45,669.90

Account Balances

Operating Balance - Alliance Bank	\$	24,990.73
Reserve Balance - Alliance Bank	\$	13,118.92
Reserve-Alliance Bank 6M APY 4.25% 01/31/2026	\$	5,416.25
Reserve-Alliance Bank 12M APY 4.50% 1/31/2026	\$	10,857.47
Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$	10,868.94
Reserve-Alliance Bank 36M APY 4.00% 1/31/2027	\$	5,408.32
Delinquent Assessments	\$	1,197.21
Prepaid Assessments	\$	3,738.80

The Estates at Cienega Creek Preserve Community Association

Balance Sheet as of 1/31/2026

Assets	Operating	Reserve	Total
Operating Assets			
1001 - Alliance Bank - Operating	\$24,990.73		\$24,990.73
Total Operating Assets	\$24,990.73		\$24,990.73
Reserve Assets			
1002 - Alliance Bank - Reserves		\$13,118.92	\$13,118.92
1006 - Alliance Bank 6M APY 4.25% 01/31/2026		\$5,416.25	\$5,416.25
1007 - Alliance Bank 12M APY 4.50% 1/31/2026		\$10,857.47	\$10,857.47
1008 - Alliance Bank 24M APY 4.25% 1/31/2026		\$10,868.94	\$10,868.94
1009 - Alliance Bank 36M APY 4.00% 1/31/2027		\$5,408.32	\$5,408.32
Total Reserve Assets		\$45,669.90	\$45,669.90
Total Assets	\$24,990.73	\$45,669.90	\$70,660.63
Liabilities / Equity			
Operating Liability			
1393 - CCM Return Item Fee	\$9.14		\$9.14
1394 - CCM Processing Fee	\$149.00		\$149.00
1396 - CCM Rebill Fee	\$260.00		\$260.00
3999 - Prepaid Assessments	\$3,738.80		\$3,738.80
Total Operating Liability	\$4,156.94		\$4,156.94
Equity			
1330 - Retained Earnings	\$17,225.39	\$45,466.49	\$62,691.88
1332 - Net Income	\$3,608.40	\$203.41	\$3,811.81
Total Equity	\$20,833.79	\$45,669.90	\$66,503.69
Total Liabilities / Equity	\$24,990.73	\$45,669.90	\$70,660.63

The Estates at Cienega Creek Preserve Community Association

Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
3010 - Owner Assessments	5,589.99	6,030.00	(440.01)	5,589.99	6,030.00	(440.01)	24,120.00
3020 - Late Fees & Interest	.75	-	.75	.75	-	.75	-
3180 - Interest Earned	.52	-	.52	.52	-	.52	-
Total Operating Income	5,591.26	6,030.00	(438.74)	5,591.26	6,030.00	(438.74)	24,120.00
Total Income	5,591.26	6,030.00	(438.74)	5,591.26	6,030.00	(438.74)	24,120.00
Operating Expense							
Administrative Expenses							
4705 - Accounting/Tax Preparation	-	-	-	-	-	-	255.00
4710 - Management	731.27	731.27	-	731.27	731.27	-	8,775.24
4713 - Mileage	-	40.00	40.00	-	40.00	40.00	480.00
4715 - Postage	56.78	25.00	(31.78)	56.78	25.00	(31.78)	350.00
4720 - Copies	.54	15.00	14.46	.54	15.00	14.46	230.00
4730 - Statements	135.50	134.00	(1.50)	135.50	134.00	(1.50)	536.00
4745 - Office Supplies	61.76	30.50	(31.26)	61.76	30.50	(31.26)	415.00
4755 - Meeting Expenses	-	100.00	100.00	-	100.00	100.00	400.00
4780 - Web-Site Expenses	45.00	14.00	(31.00)	45.00	14.00	(31.00)	168.00
4791 - Storage	11.00	11.00	-	11.00	11.00	-	132.00
Total Administrative Expenses	1,041.85	1,100.77	58.92	1,041.85	1,100.77	58.92	11,741.24
Fixed Expenses							
4010 - Property Tax	-	-	-	-	-	-	10.00
4011 - Reserve Transfers	93.01	93.01	-	93.01	93.01	-	372.06
4015 - ACC/CTA Reporting	-	-	-	-	-	-	13.00
4020 - Income Taxes State & Federal	-	-	-	-	-	-	50.00
4030 - Liability/D&O Insurance	-	-	-	-	-	-	1,768.70
Total Fixed Expenses	93.01	93.01	-	93.01	93.01	-	2,213.76
Landscaping Expenses							
4605 - Landscaping Maintenance Contract	848.00	848.00	-	848.00	848.00	-	10,176.00
Total Landscaping Expenses	848.00	848.00	-	848.00	848.00	-	10,176.00
Total Expense	1,982.86	2,041.78	58.92	1,982.86	2,041.78	58.92	24,131.00
Operating Net Total	3,608.40	3,988.22	(379.82)	3,608.40	3,988.22	(379.82)	(11.00)

The Estates at Cienega Creek Preserve Community Association

Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Reserve Income							
5001 - Reserve Interest Earned	110.40	-	110.40	110.40	-	110.40	-
5005 - Reserve Contribution	93.01	-	93.01	93.01	-	93.01	-
Total Reserve Income	203.41	-	203.41	203.41	-	203.41	-
Total Income	203.41	-	203.41	203.41	-	203.41	-
Reserve Net Total	203.41	-	203.41	203.41	-	203.41	-
Net Total	3,811.81	3,988.22	(176.41)	3,811.81	3,988.22	(176.41)	(11.00)

The Estates at Cienega Creek Preserve Community Association

Summary Statement of Revenues and Expenses For 1/31/2026

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Income													
Operating Income													
3010 - Owner Assessments	5,590	-	-	-	-	-	-	-	-	-	-	-	5,590
3020 - Late Fees & Interest	1	-	-	-	-	-	-	-	-	-	-	-	1
3180 - Interest Earned	1	-	-	-	-	-	-	-	-	-	-	-	1
Total Operating Income	5,591	-	-	-	-	-	-	-	-	-	-	-	5,591
Total Income	5,591	-	-	-	-	-	-	-	-	-	-	-	5,591
Operating Expense													
Administrative Expenses													
4710 - Management	731	-	-	-	-	-	-	-	-	-	-	-	731
4715 - Postage	57	-	-	-	-	-	-	-	-	-	-	-	57
4720 - Copies	1	-	-	-	-	-	-	-	-	-	-	-	1
4730 - Statements	136	-	-	-	-	-	-	-	-	-	-	-	136
4745 - Office Supplies	62	-	-	-	-	-	-	-	-	-	-	-	62
4780 - Web-Site Expenses	45	-	-	-	-	-	-	-	-	-	-	-	45
4791 - Storage	11	-	-	-	-	-	-	-	-	-	-	-	11
Total Administrative Expenses	1,042	-	-	-	-	-	-	-	-	-	-	-	1,042
Fixed Expenses													
4011 - Reserve Transfers	93	-	-	-	-	-	-	-	-	-	-	-	93
Total Fixed Expenses	93	-	-	-	-	-	-	-	-	-	-	-	93
Landscaping Expenses													
4605 - Landscaping Maintenance Contract	848	-	-	-	-	-	-	-	-	-	-	-	848
Total Landscaping Expenses	848	-	-	-	-	-	-	-	-	-	-	-	848
Total Expense	1,983	-	-	-	-	-	-	-	-	-	-	-	1,983
Operating Net Total	\$3,608	-	-	-	-	-	-	-	-	-	-	-	\$3,608

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Summary Statement of Revenues and Expenses For 1/31/2026

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Reserve Income													
Reserve Income													
5001 - Reserve Interest Earned	110	-	-	-	-	-	-	-	-	-	-	-	110
5005 - Reserve Contribution	93	-	-	-	-	-	-	-	-	-	-	-	93
Total Reserve Income	203	-	-	-	-	-	-	-	-	-	-	-	203
Total Income	203	-	-	-	-	-	-	-	-	-	-	-	203
Reserve Net Total	\$203	-	-	-	-	-	-	-	-	-	-	-	\$203
Net Total	\$3,812	-	-	-	-	-	-	-	-	-	-	-	\$3,812