

First Eagles Point Homeowners Association
Balance Sheet by Class
 As of July 31, 2019

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Operating - Checking	40,484.77	0.00	40,484.77
Total OPERATING FUNDS	40,484.77	0.00	40,484.77
RESERVE FUNDS			
Alpine Reserve MMA	0.00	130,376.78	130,376.78
CD#45431 (5/19/12)	0.00	20,273.52	20,273.52
CD#45432	0.00	20,503.40	20,503.40
Total RESERVE FUNDS	0.00	171,153.70	171,153.70
Total Checking/Savings	40,484.77	171,153.70	211,638.47
Accounts Receivable			
1120 · Accounts Receivable HO	15,246.41	0.00	15,246.41
Total Accounts Receivable	15,246.41	0.00	15,246.41
Total Current Assets	55,731.18	171,153.70	226,884.88
TOTAL ASSETS	55,731.18	171,153.70	226,884.88
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	4,385.47	0.00	4,385.47
Total Accounts Payable	4,385.47	0.00	4,385.47
Other Current Liabilities			
Pre-Paid Assessments	7,073.89	0.00	7,073.89
Total Other Current Liabilities	7,073.89	0.00	7,073.89

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	<u>Operating</u>	<u>Reserve</u>	<u>TOTAL</u>
Total Current Liabilities	11,459.36	0.00	11,459.36
Total Liabilities	11,459.36	0.00	11,459.36
Equity			
OWNERS' EQUITY - RESERVE			
3300 · General Reserve Fund	<u>0.00</u>	<u>68,152.55</u>	<u>68,152.55</u>
Total OWNERS' EQUITY - RESERVE	0.00	68,152.55	68,152.55
OWNERS EQUITY - OPERATING			
3120 · Fund Balance - Operating	<u>7,318.11</u>	<u>0.00</u>	<u>7,318.11</u>
Total OWNERS EQUITY - OPERATING	7,318.11	0.00	7,318.11
Retained Earnings	26,660.71	97,417.09	124,077.80
Net Income	<u>10,293.00</u>	<u>5,584.06</u>	<u>15,877.06</u>
Total Equity	<u>44,271.82</u>	<u>171,153.70</u>	<u>215,425.52</u>
TOTAL LIABILITIES & EQUITY	<u><u>55,731.18</u></u>	<u><u>171,153.70</u></u>	<u><u>226,884.88</u></u>

First Eagles Point Homeowners Association
Operating Budget Performance
July 2019

	Jul 19	Budget	\$ Over Budget	% of Budget	Apr - Jul 19	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4130 · Legal & Collection Costs	0	0	0	0%	505	0	505	100%	0
4120 · Late Fees	0	0	0	0%	353	0	353	100%	0
4145 · Common Assessment	13,326	13,650	-324	98%	26,653	27,300	-648	98%	54,600
4160 · Trash Assessment	324	0	324	100%	648	0	648	100%	0
4165 · Interest Operating Fund	2	0	2	100%	7	0	7	100%	0
6390 · Transfer to Reserve Fund	-1,375	-1,375	0	100%	-5,500	-5,500	0	100%	-16,500
Total Income	12,277	12,275	2	100%	22,665	21,800	865	104%	38,100
Gross Profit	12,277	12,275	2	100%	22,665	21,800	865	104%	38,100
Expense									
6110 · Management & Accounting	1,036	1,036	0	100%	4,144	4,144	0	100%	12,432
6130 · Common Area Insurance	187	180	7	104%	903	720	183	125%	2,160
6150 · Legal Services	197	75	122	262%	702	150	552	468%	300
6160 · Audit, Tax & Professional Fees	0	2,750	-2,750	0%	0	2,970	-2,970	0%	2,970
6170 · Landscape Maintenance	550	600	-50	92%	2,200	2,400	-200	92%	4,200
6175 · Landscape Special Projects	0	0	0	0%	0	250	-250	0%	250
6180 · Sprinkler System Maintenance	80	15	65	533%	80	60	20	133%	105
6190 · Irrigation Water & Electric	57	400	-343	14%	378	1,400	-1,022	27%	2,775
6230 · Trash Removal	400	507	-107	79%	1,598	1,936	-338	83%	5,992
6240 · Street Sweeping	0	0	0	0%	0	300	-300	0%	300
6260 · Street Snow Removal	0	0	0	0%	0	0	0	0%	2,100
6285 · Asphalt Maintenance	0	0	0	0%	0	100	-100	0%	100
6295 · Exterior Maintenance - Lots	2,000	0	2,000	100%	2,000	1,750	250	114%	3,075
6320 · Street Light Maintenance	0	0	0	0%	0	75	-75	0%	75
6330 · Street Light Electricity	12	15	-3	82%	49	60	-11	81%	180
6350 · Sign Maintenance	0	0	0	0%	106	50	56	213%	50
6360 · Copy/Postage/Office Supplies	0	75	-75	0%	211	300	-89	70%	900
6380 · Income Taxes	0	0	0	0%	0	0	0	0%	50
6395 · Operating Contingency	0	0	0	0%	0	86	-86	0%	86
Total Expense	4,519	5,653	-1,134	80%	12,372	16,751	-4,379	74%	38,100
Net Ordinary Income	7,758	6,622	1,136	117%	10,293	5,049	5,244	204%	0
Net Income	7,758	6,622	1,136	117%	10,293	5,049	5,244	204%	0

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Reserve Statement of Revenue & Expenditures
July 2019

	<u>Jul 19</u>	<u>Apr - Jul 19</u>
Ordinary Income/Expense		
Income		
4600 · Interest Reserve Fund	22	84
Transfer from Operating	<u>1,375</u>	<u>5,500</u>
Total Income	<u>1,397</u>	<u>5,584</u>
Gross Profit	<u>1,397</u>	<u>5,584</u>
Net Ordinary Income	<u>1,397</u>	<u>5,584</u>
Net Income	<u><u>1,397</u></u>	<u><u>5,584</u></u>