

First Eagles Point Homeowners Association
Balance Sheet by Class
 As of July 31, 2021

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Operating - Checking	42,215.16	0.00	42,215.16
Total OPERATING FUNDS	42,215.16	0.00	42,215.16
RESERVE FUNDS			
Bank of Colorao - CD	0.00	127,962.00	127,962.00
Alpine Reserve MMA	0.00	58,739.31	58,739.31
CD#45432	0.00	20,625.61	20,625.61
Total RESERVE FUNDS	0.00	207,326.92	207,326.92
Total Checking/Savings	42,215.16	207,326.92	249,542.08
Accounts Receivable			
1120 · Accounts Receivable HO	28,320.28	0.00	28,320.28
Total Accounts Receivable	28,320.28	0.00	28,320.28
Total Current Assets	70,535.44	207,326.92	277,862.36
TOTAL ASSETS	70,535.44	207,326.92	277,862.36
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	3,184.26	0.00	3,184.26
Total Accounts Payable	3,184.26	0.00	3,184.26

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	<u>Operating</u>	<u>Reserve</u>	<u>TOTAL</u>
Other Current Liabilities			
Pre-Paid Assessments	<u>9,458.00</u>	<u>0.00</u>	<u>9,458.00</u>
Total Other Current Liabilities	<u>9,458.00</u>	<u>0.00</u>	<u>9,458.00</u>
Total Current Liabilities	<u>12,642.26</u>	<u>0.00</u>	<u>12,642.26</u>
Total Liabilities	<u>12,642.26</u>	<u>0.00</u>	<u>12,642.26</u>
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	<u>0.00</u>	<u>68,152.55</u>	<u>68,152.55</u>
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	<u>7,318.11</u>	<u>0.00</u>	<u>7,318.11</u>
Retained Earnings	<u>37,558.79</u>	<u>130,699.92</u>	<u>168,258.71</u>
Net Income	<u>13,016.28</u>	<u>8,474.45</u>	<u>21,490.73</u>
Total Equity	<u>57,893.18</u>	<u>207,326.92</u>	<u>265,220.10</u>
TOTAL LIABILITIES & EQUITY	<u><u>70,535.44</u></u>	<u><u>207,326.92</u></u>	<u><u>277,862.36</u></u>

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Accrual Basis

First Eagles Point Homeowners Association
Operating Budget Performance
July 2021

	Jul 21	Budget	\$ Over Budget	% of Budget	Apr - Jul 21	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4130 · Legal & Collection Costs	21	0	21	100%	438	0	438	100%	0
4120 · Late Fees	1,306	0	1,306	100%	1,769	0	1,769	100%	0
4145 · Common Assessment	13,326	13,650	-324	98%	26,896	27,300	-404	99%	54,600
4160 · Trash Assessment	324	0	324	100%	648	0	648	100%	0
4165 · Interest Operating Fund	0	0	0	100%	2	0	2	100%	0
6390 · Transfer to Reserve Fund	-1,375	-1,375	0	100%	-5,500	-5,500	0	100%	-16,500
Total Income	13,602	12,275	1,327	111%	24,253	21,800	2,453	111%	38,100
Gross Profit	13,602	12,275	1,327	111%	24,253	21,800	2,453	111%	38,100
Expense									
6110 · Management & Accounting	1,036	1,036	0	100%	4,144	4,144	0	100%	12,432
6130 · Common Area Insurance	0	215	-215	0%	642	860	-218	75%	2,580
6150 · Legal Services	21	75	-54	28%	438	150	288	292%	300
6160 · Audit, Tax & Professional Fees	0	0	0	0%	0	220	-220	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	0	15	-15	0%	80	60	20	133%	105
6190 · Irrigation Water & Electric	627	375	252	167%	1,864	1,275	589	146%	2,600
6230 · Trash Removal	446	500	-55	89%	1,733	2,000	-268	87%	5,992
6240 · Street Sweeping	0	0	0	0%	0	100	-100	0%	100
6260 · Street Snow Removal	0	0	0	0%	0	0	0	0%	3,400
6285 · Asphalt Maintenance	0	0	0	0%	0	100	-100	0%	100
6295 · Exterior Maintenance - Lots	0	500	-500	0%	0	1,300	-1,300	0%	1,600
6320 · Street Light Maintenance	0	0	0	0%	0	100	-100	0%	100
6330 · Street Light Electricity	12	18	-6	69%	50	72	-22	69%	216
6350 · Sign Maintenance	0	0	0	0%	0	50	-50	0%	50
6360 · Copy/Postage/Office Supplies	0	75	-75	0%	0	300	-300	0%	900
6380 · Income Taxes	87	0	87	100%	87	0	87	100%	75
6395 · Operating Contingency	0	0	0	0%	0	130	-130	0%	130
Total Expense	2,779	3,409	-630	82%	11,236	13,511	-2,275	83%	38,100
Net Ordinary Income	10,823	8,866	1,957	122%	13,016	8,289	4,727	157%	0
Net Income	10,823	8,866	1,957	122%	13,016	8,289	4,727	157%	0

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Accrual Basis

First Eagles Point Homeowners Association
Reserve Statement of Revenue & Expenditures
July 2021

	<u>Jul 21</u>	<u>Apr - Jul 21</u>
Ordinary Income/Expense		
Income		
4600 · Interest Reserve Fund	2	2,974
Transfer from Operating	<u>1,375</u>	<u>5,500</u>
Total Income	<u>1,377</u>	<u>8,474</u>
Gross Profit	<u>1,377</u>	<u>8,474</u>
Net Ordinary Income	<u>1,377</u>	<u>8,474</u>
Net Income	<u><u>1,377</u></u>	<u><u>8,474</u></u>