

Canyon View Homeowners Association
Balance Sheet by Class
 As of December 31, 2021

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Alpine Operating	68,375.90	0.00	68,375.90
Total OPERATING FUNDS	68,375.90	0.00	68,375.90
RESERVE FUNDS			
ALPINE BANK			
1310 · Money Market - Reserve	0.00	52,706.84	52,706.84
Total ALPINE BANK	0.00	52,706.84	52,706.84
BANK CDS			
1323 · Bank of Colorado - CD	0.00	153,556.86	153,556.86
1326 · Bank CD#43065	0.00	32,549.03	32,549.03
Total BANK CDS	0.00	186,105.89	186,105.89
Total RESERVE FUNDS	0.00	238,812.73	238,812.73
Total Checking/Savings	68,375.90	238,812.73	307,188.63
Accounts Receivable			
1120 · Accounts Receivable HO	26,721.70	0.00	26,721.70
1330 · Reserve A/R from Operating Fund	0.00	-12,612.63	-12,612.63
Total Accounts Receivable	26,721.70	-12,612.63	14,109.07
Other Current Assets			
12000 · Undeposited Funds	123.56	0.00	123.56
Total Other Current Assets	123.56	0.00	123.56
Total Current Assets	95,221.16	226,200.10	321,421.26
TOTAL ASSETS	95,221.16	226,200.10	321,421.26
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	2,912.22	0.00	2,912.22

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Total Accounts Payable	2,912.22	0.00	2,912.22
Other Current Liabilities			
2130 · Pre-Paid Assessments	17,741.72	0.00	17,741.72
2520 · Operating Pay to Reserve Fund	-12,612.63	0.00	-12,612.63
Total Other Current Liabilities	5,129.09	0.00	5,129.09
Total Current Liabilities	8,041.31	0.00	8,041.31
Total Liabilities	8,041.31	0.00	8,041.31
Equity			
OWNERS' EQUITY - RESERVE			
3300 · General Reserve Fund	0.00	137,246.42	137,246.42
Total OWNERS' EQUITY - RESERVE	0.00	137,246.42	137,246.42
OWNERS EQUITY - OPERATING			
3120 · Fund Balance - Operating	57,240.97	0.00	57,240.97
Total OWNERS EQUITY - OPERATING	57,240.97	0.00	57,240.97
Retained Earnings	34,957.62	97,975.53	132,933.15
Net Income	-5,018.74	-9,021.85	-14,040.59
Total Equity	87,179.85	226,200.10	313,379.95
TOTAL LIABILITIES & EQUITY	95,221.16	226,200.10	321,421.26

Canyon View Homeowners Association
Operating Budget Performance

December 2021

	Dec 21	Budget	\$ Over Budget	% of Budget	Apr - Dec 21	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4180 · Cooler Motor Pass Through	0	0	0	0%	108	0	108	100%	0
4120 · Late Fees	0	0	0	0%	471	0	471	100%	0
4130 · Legal & Collection Reimburse	0	0	0	0%	100	0	100	100%	0
4137 · NSF Fees	0	0	0	0%	40	0	40	100%	0
4145 · Common Assessment	34,840	34,840	0	100%	174,460	174,200	260	100%	209,040
4165 · Interest Operating Fund	1	0	1	100%	8	0	8	100%	0
6390 · Transfer to Reserve Fund	-3,405	-3,405	0	100%	-30,645	-30,645	0	100%	-40,860
Total Income	31,436	31,435	1	100%	144,542	143,555	987	101%	168,180
Gross Profit	31,436	31,435	1	100%	144,542	143,555	987	101%	168,180
Expense									
6110 · Management & Accounting	1,508	1,474	34	102%	13,568	13,266	302	102%	17,688
6140 · Common Area and D & O Insurance	2,346	2,351	-5	100%	21,129	21,159	-30	100%	28,212
6150 · Legal Expense	0	0	0	0%	175	200	-25	88%	200
6160 · Audit & Tax Preparation	100	0	100	100%	2,890	2,850	40	101%	2,850
6170 · Landscape Maintenance	30	0	30	100%	47,022	48,664	-1,642	97%	48,664
6175 · Landscape Special Projects	0	0	0	0%	1,278	1,500	-223	85%	1,500
6180 · Sprinkler System Maintenance	0	0	0	0%	3,327	850	2,477	391%	850
6190 · Irrigation Water & Electric	25	0	25	100%	29,319	31,100	-1,781	94%	31,100
6230 · Trash Removal	891	830	61	107%	8,019	7,470	549	107%	9,960
6235 · Rock Wall/Landscape Maintenance	668	0	668	100%	6,999	800	6,199	875%	800
6260 · Street Snow Removal	0	800	-800	0%	0	1,600	-1,600	0%	3,300
6265 · Snow Removal	1,054	800	254	132%	1,054	1,600	-547	66%	4,000
6285 · Asphalt Maintenance	0	0	0	0%	0	50	-50	0%	50
6293 · Roof Repair	0	0	0	0%	374	300	74	125%	300
6295 · Exterior Building Maintenance	205	625	-420	33%	3,894	5,625	-1,731	69%	7,500
6297 · M/R Swamp Coolers	0	0	0	0%	9,399	8,350	1,049	113%	8,350
6320 · Street Light Maintenance	0	0	0	0%	0	100	-100	0%	100
6330 · Street Light Electricity	40	41	-1	98%	362	369	-7	98%	492
6350 · Sign Maintenance	0	0	0	0%	0	300	-300	0%	300
6360 · Copy/Postage/Office Supplies	0	70	-70	0%	751	1,225	-474	61%	1,650
6380 · Income Taxes	0	0	0	0%	3	100	-97	3%	100
6395 · Operating Contingency	0	0	0	0%	0	214	-214	0%	214
Total Expense	6,866	6,991	-125	98%	149,560	147,692	1,868	101%	168,180
Net Ordinary Income	24,570	24,444	126	101%	-5,019	-4,137	-882	121%	0
Net Income	24,570	24,444	126	101%	-5,019	-4,137	-882	121%	0

Canyon View Homeowners Association
Reserve Statement of Revenue & Expenditures
December 2021

	<u>Dec 21</u>	<u>Apr - Dec 21</u>
Ordinary Income/Expense		
Income		
RESERVE FUND INCOME		
4600 · Interest Reserve Fund	6	3,591
Transfer from Operating	<u>3,405</u>	<u>30,645</u>
Total RESERVE FUND INCOME	<u>3,411</u>	<u>34,236</u>
Total Income	<u>3,411</u>	<u>34,236</u>
Gross Profit	3,411	34,236
Expense		
RESERVE FUND EXPENSES		
6755 · Service Lines-Electric & Water	0	6,731
6750 · Asphalt Replacement	0	14,055
6758 · Exterior Painting	<u>0</u>	<u>22,472</u>
Total RESERVE FUND EXPENSES	<u>0</u>	<u>43,258</u>
Total Expense	<u>0</u>	<u>43,258</u>
Net Ordinary Income	<u>3,411</u>	<u>-9,022</u>
Net Income	<u><u>3,411</u></u>	<u><u>-9,022</u></u>