

Canyon View Homeowners Association

Balance Sheet by Class

As of October 31, 2022

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Alpine Operating	45,490.98	0.00	45,490.98
Total OPERATING FUNDS	45,490.98	0.00	45,490.98
RESERVE FUNDS			
ALPINE BANK			
1310 · Money Market - Reserve	0.00	208,000.36	208,000.36
Total ALPINE BANK	0.00	208,000.36	208,000.36
BANK CDS			
1326 · Bank CD#43065	0.00	32,575.82	32,575.82
Total BANK CDS	0.00	32,575.82	32,575.82
Total RESERVE FUNDS	0.00	240,576.18	240,576.18
Total Checking/Savings	45,490.98	240,576.18	286,067.16
Accounts Receivable			
1120 · Accounts Receivable HO	39,043.90	0.00	39,043.90
1330 · Reserve A/R from Operating Fund	0.00	-22,505.00	-22,505.00
Total Accounts Receivable	39,043.90	-22,505.00	16,538.90
Other Current Assets			
12000 · Undeposited Funds	540.00	0.00	540.00
Total Other Current Assets	540.00	0.00	540.00
Total Current Assets	85,074.88	218,071.18	303,146.06
TOTAL ASSETS	85,074.88	218,071.18	303,146.06
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	9,957.97	-900.00	9,057.97
Total Accounts Payable	9,957.97	-900.00	9,057.97

9:38 AM

11/15/22

Accrual Basis

Canyon View Homeowners Association

Balance Sheet by Class

As of October 31, 2022

	Operating	Reserve	TOTAL
Other Current Liabilities			
2130 · Pre-Paid Assessments	28,449.72	0.00	28,449.72
2520 · Operating Pay to Reserve Fund	-22,505.00	0.00	-22,505.00
Total Other Current Liabilities	5,944.72	0.00	5,944.72
Total Current Liabilities	15,902.69	-900.00	15,002.69
Total Liabilities	15,902.69	-900.00	15,002.69
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	29,414.41	99,175.77	128,590.18
Net Income	-17,483.19	-17,451.01	-34,934.20
Total Equity	69,172.19	218,971.18	288,143.37
TOTAL LIABILITIES & EQUITY	85,074.88	218,071.18	303,146.06

Canyon View Homeowners Association
 Operating Budget Performance
 October 2022

	Oct 22	Budget	\$ Over Budget	% of Budget	Apr - Oct 22	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4120 · Late Fees	0	0	0	0%	231	0	231	100%	0
4137 · NSF Fees	0	0	0	0%	240	0	240	100%	0
4145 · Common Assessment	36,180	36,180	0	100%	144,720	144,720	0	100%	217,080
4165 · Interest Operating Fund	3	0	3	100%	9	0	9	100%	0
6390 · Transfer to Reserve Fund	-3,780	-3,780	0	100%	-26,460	-26,460	0	100%	-45,360
Total Income	32,403	32,400	3	100%	118,740	118,260	480	100%	171,720
Gross Profit	32,403	32,400	3	100%	118,740	118,260	480	100%	171,720
Expense									
6110 · Management & Accounting	1,508	1,475	33	102%	12,060	10,325	1,735	117%	17,700
6140 · Common Area and D & O Insuran...	2,640	2,634	6	100%	16,143	18,438	-2,295	88%	31,608
6150 · Legal Expense	0	100	-100	0%	18	200	-182	9%	200
6160 · Audit & Tax Preparation	0	0	0	0%	0	2,750	-2,750	0%	2,750
6170 · Landscape Maintenance	6,715	6,952	-237	97%	48,197	48,664	-467	99%	48,664
6175 · Landscape Special Projects	0	250	-250	0%	700	750	-50	93%	750
6180 · Sprinkler System Maintenance	0	200	-200	0%	5,452	1,400	4,052	389%	1,400
6190 · Irrigation Water & Electric	1,649	2,500	-851	66%	30,809	31,100	-291	99%	31,100
6230 · Trash Removal	891	830	61	107%	6,237	5,810	427	107%	9,960
6235 · Rock Wall/Landscape Maintenance	0	0	0	0%	0	1,500	-1,500	0%	1,500
6260 · Street Snow Removal	0	0	0	0%	0	0	0	0%	3,300
6265 · Snow Removal	0	0	0	0%	0	0	0	0%	4,000
6285 · Asphalt Maintenance	0	0	0	0%	0	50	-50	0%	50
6293 · Roof Repair	0	0	0	0%	0	150	-150	0%	150
6295 · Exterior Building Maintenance	121	625	-504	19%	6,974	4,375	2,599	159%	7,500
6297 · M/R Swamp Coolers	2,689	3,300	-611	81%	8,863	8,350	513	106%	8,350
6315 · Lighting Maintenance	0	0	0	0%	0	100	-100	0%	100
6330 · Street Light Electricity	42	41	1	101%	275	287	-12	96%	492
6350 · Sign Maintenance	0	0	0	0%	0	300	-300	0%	300
6360 · Copy/Postage/Office Supplies	0	150	-150	0%	0	1,055	-1,055	0%	1,650
6380 · Income Taxes	0	0	0	0%	0	100	-100	0%	100
6395 · Operating Contingency	35	0	35	100%	495	96	399	515%	96
Total Expense	16,289	19,057	-2,768	85%	136,223	135,800	423	100%	171,720
Net Ordinary Income	16,114	13,343	2,771	121%	-17,483	-17,540	57	100%	0
Net Income	16,114	13,343	2,771	121%	-17,483	-17,540	57	100%	0

Canyon View Homeowners Association
Reserve Statement of Revenue & Expenditures
October 2022

	<u>Oct 22</u>	<u>Apr - Oct 22</u>
Ordinary Income/Expense		
Income		
RESERVE FUND INCOME		
4600 · Interest Reserve Fund	19	374
Transfer from Operating	<u>3,780</u>	<u>26,460</u>
Total RESERVE FUND INCOME	<u>3,799</u>	<u>26,834</u>
Total Income	<u>3,799</u>	<u>26,834</u>
Gross Profit	3,799	26,834
Expense		
RESERVE FUND EXPENSES		
6755 · Service Lines-Electric & Water	0	9,800
6753 · Concrete Replacement	0	6,985
6758 · Exterior Painting	<u>0</u>	<u>27,500</u>
Total RESERVE FUND EXPENSES	<u>0</u>	<u>44,285</u>
Total Expense	<u>0</u>	<u>44,285</u>
Net Ordinary Income	<u>3,799</u>	<u>-17,451</u>
Net Income	<u><u>3,799</u></u>	<u><u>-17,451</u></u>