

Canyon View Homeowners Association

Balance Sheet by Class

As of January 31, 2023

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Alpine Operating	68,548.82	0.00	68,548.82
Total OPERATING FUNDS	68,548.82	0.00	68,548.82
RESERVE FUNDS			
EDWARD JONES CDS			
Insured Bank	0.00	53.72	53.72
Wells Fargo CD	0.00	50,034.50	50,034.50
Silvergate CD - Due 03/20/23	0.00	100,021.00	100,021.00
Silvergate CD - Due 08/18/23	0.00	50,046.00	50,046.00
Total EDWARD JONES CDS	0.00	200,155.22	200,155.22
ALPINE BANK			
1310 · Money Market - Reserve	0.00	26,475.88	26,475.88
Total ALPINE BANK	0.00	26,475.88	26,475.88
Total RESERVE FUNDS	0.00	226,631.10	226,631.10
Total Checking/Savings	68,548.82	226,631.10	295,179.92
Accounts Receivable			
1120 · Accounts Receivable HO	8,200.52	0.00	8,200.52
Total Accounts Receivable	8,200.52	0.00	8,200.52
Other Current Assets			
12000 · Undeposited Funds	1,080.00	0.00	1,080.00
Total Other Current Assets	1,080.00	0.00	1,080.00
Total Current Assets	77,829.34	226,631.10	304,460.44
TOTAL ASSETS	77,829.34	226,631.10	304,460.44

Canyon View Homeowners Association

Balance Sheet by Class

As of January 31, 2023

	Operating	Reserve	TOTAL
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	3,533.50	0.00	3,533.50
Total Accounts Payable	3,533.50	0.00	3,533.50
Other Current Liabilities			
2130 · Pre-Paid Assessments	11,241.92	0.00	11,241.92
Total Other Current Liabilities	11,241.92	0.00	11,241.92
Total Current Liabilities	14,775.42	0.00	14,775.42
Total Liabilities	14,775.42	0.00	14,775.42
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	-23,601.46	-9,791.09	-33,392.55
Total Equity	63,053.92	226,631.10	289,685.02
TOTAL LIABILITIES & EQUITY	77,829.34	226,631.10	304,460.44

Canyon View Homeowners Association
 Operating Budget Performance

January 2023

	Jan 23	Budget	\$ Over Budget	% of Budget	Apr '22 - Jan 23	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4120 · Late Fees	192	0	192	100%	986	0	986	100%	0
4137 · NSF Fees	0	0	0	0%	240	0	240	100%	0
4145 · Common Assessment	0	0	0	0%	180,900	180,900	0	100%	217,080
4165 · Interest Operating Fund	13	0	13	100%	29	0	29	100%	0
6390 · Transfer to Reserve Fund	-3,780	-3,780	0	100%	-37,800	-37,800	0	100%	-45,360
Total Income	-3,575	-3,780	205	95%	144,355	143,100	1,255	101%	171,720
Gross Profit	-3,575	-3,780	205	95%	144,355	143,100	1,255	101%	171,720
Expense									
6110 · Management & Accounting	1,508	1,475	33	102%	16,583	14,750	1,833	112%	17,700
6140 · Common Area and D & O Insurance	2,640	2,634	6	100%	24,064	26,340	-2,276	91%	31,608
6150 · Legal Expense	0	0	0	0%	408	200	208	204%	200
6160 · Audit & Tax Preparation	100	0	100	100%	2,850	2,750	100	104%	2,750
6170 · Landscape Maintenance	25	0	25	100%	48,282	48,664	-382	99%	48,664
6175 · Landscape Special Projects	0	0	0	0%	700	750	-50	93%	750
6180 · Sprinkler System Maintenance	0	0	0	0%	5,556	1,400	4,156	397%	1,400
6190 · Irrigation Water & Electric	91	0	91	100%	36,683	31,100	5,583	118%	31,100
6230 · Trash Removal	891	830	61	107%	8,910	8,300	610	107%	9,960
6235 · Rock Wall/Landscape Maintenance	0	0	0	0%	0	1,500	-1,500	0%	1,500
6260 · Street Snow Removal	2,050	800	1,250	256%	2,050	2,400	-350	85%	3,300
6265 · Snow Removal	2,310	800	1,510	289%	3,576	2,400	1,176	149%	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	0	625	-625	0%	7,420	6,250	1,170	119%	7,500
6297 · M/R Swamp Coolers	0	0	0	0%	8,863	8,350	513	106%	8,350
6315 · Lighting Maintenance	0	0	0	0%	0	100	-100	0%	100
6330 · Street Light Electricity	43	41	2	104%	401	410	-9	98%	492
6350 · Sign Maintenance	0	0	0	0%	0	300	-300	0%	300
6360 · Copy/Postage/Office Supplies	0	150	-150	0%	1,117	1,375	-258	81%	1,650
6380 · Income Taxes	0	0	0	0%	0	100	-100	0%	100
6395 · Operating Contingency	0	0	0	0%	495	96	399	515%	96
Total Expense	9,657	7,355	2,302	131%	167,956	157,735	10,221	106%	171,720
Net Ordinary Income	-13,232	-11,135	-2,097	119%	-23,601	-14,635	-8,966	161%	0
Net Income	-13,232	-11,135	-2,097	119%	-23,601	-14,635	-8,966	161%	0

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Accrual Basis

Canyon View Homeowners Association
Reserve Statement of Revenue & Expenditures
January 2023

	<u>Jan 23</u>	<u>Apr '22 - Jan 23</u>
Ordinary Income/Expense		
Income		
RESERVE FUND INCOME		
4600 · Interest Reserve Fund	2	389
Transfer from Operating	<u>3,780</u>	<u>37,800</u>
Total RESERVE FUND INCOME	<u>3,782</u>	<u>38,189</u>
Total Income	<u>3,782</u>	<u>38,189</u>
Gross Profit	3,782	38,189
Expense		
RESERVE FUND EXPENSES		
6755 · Service Lines-Electric & Water	3,600	13,400
6753 · Concrete Replacement	0	6,985
6758 · Exterior Painting	<u>0</u>	<u>27,725</u>
Total RESERVE FUND EXPENSES	3,600	48,110
6370 · Bank Charges	<u>0</u>	<u>25</u>
Total Expense	<u>3,600</u>	<u>48,135</u>
Net Ordinary Income	182	-9,946
Other Income/Expense		
Other Income		
Profit/Loss Investment Fund	<u>0</u>	<u>155</u>
Total Other Income	<u>0</u>	<u>155</u>
Net Other Income	<u>0</u>	<u>155</u>
Net Income	<u><u>182</u></u>	<u><u>-9,791</u></u>