

Canyon View Homeowners Association

Balance Sheet by Class

As of August 31, 2023

	Operating	Reserve	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
OPERATING FUNDS			
1110 · Alpine Operating	69,113.28	0.00	69,113.28
Total OPERATING FUNDS	69,113.28	0.00	69,113.28
RESERVE FUNDS			
EDWARD JONES CDS			
Wells Fargo - Due 8/21/24	0.00	49,902.50	49,902.50
Bank America - Due 5/23/24	0.00	50,951.04	50,951.04
Bank of China - Due 2/23/24	0.00	50,987.25	50,987.25
Byline Bk - Due 10/2/23	0.00	50,992.35	50,992.35
Trust Bank	0.00	2,066.64	2,066.64
Total EDWARD JONES CDS	0.00	204,899.78	204,899.78
ALPINE BANK			
1310 · Money Market - Reserve	0.00	38,070.98	38,070.98
Total ALPINE BANK	0.00	38,070.98	38,070.98
Total RESERVE FUNDS	0.00	242,970.76	242,970.76
Total Checking/Savings	69,113.28	242,970.76	312,084.04
Accounts Receivable			
1120 · Accounts Receivable HO	32,797.55	0.00	32,797.55
1330 · Reserve A/R from Operating Fund	0.00	-4,102.00	-4,102.00
Total Accounts Receivable	32,797.55	-4,102.00	28,695.55
Other Current Assets			
12000 · Undeposited Funds	2,231.28	0.00	2,231.28
Total Other Current Assets	2,231.28	0.00	2,231.28
Total Current Assets	104,142.11	238,868.76	343,010.87
TOTAL ASSETS	104,142.11	238,868.76	343,010.87

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Accrual Basis

Canyon View Homeowners Association

Balance Sheet by Class

As of August 31, 2023

	Operating	Reserve	TOTAL
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2120 · Accounts Payable - Operating	22,588.83	0.00	22,588.83
Total Accounts Payable	22,588.83	0.00	22,588.83
Other Current Liabilities			
2130 · Pre-Paid Assessments	15,624.12	0.00	15,624.12
2520 · Operating Pay to Reserve Fund	-4,102.00	0.00	-4,102.00
Total Other Current Liabilities	11,522.12	0.00	11,522.12
Total Current Liabilities	34,110.95	0.00	34,110.95
Total Liabilities	34,110.95	0.00	34,110.95
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	17,294.87	98,147.75	115,442.62
Net Income	-4,504.68	3,474.59	-1,030.09
Total Equity	70,031.16	238,868.76	308,899.92
TOTAL LIABILITIES & EQUITY	104,142.11	238,868.76	343,010.87

Canyon View Homeowners Association
Operating Budget Performance
 August 2023

	Aug 23	Budget	\$ Over Budget	% of Budget	Apr - Aug 23	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
Ordinary Income/Expense									
Income									
4180 · Cooler Motor Pass Through	269	0	269	100%	765	0	765	100%	0
4120 · Late Fees	0	0	0	0%	183	0	183	100%	0
4130 · Legal & Collection Reimburse	1,099	0	1,099	100%	2,021	0	2,021	100%	0
4145 · Common Assessment	38,080	37,520	560	101%	113,680	112,560	1,120	101%	225,120
4165 · Interest Operating Fund	13	0	13	100%	68	0	68	100%	0
6390 · Transfer to Reserve Fund	-4,000	-4,000	0	100%	-20,000	-20,000	0	100%	-48,000
Total Income	35,461	33,520	1,941	106%	96,717	92,560	4,157	104%	177,120
Gross Profit	35,461	33,520	1,941	106%	96,717	92,560	4,157	104%	177,120
Expense									
6110 · Management & Accounting	1,742	1,742	0	100%	8,780	8,710	70	101%	20,904
6140 · Common Area and D & O Insuran...	3,367	2,650	717	127%	16,834	13,250	3,584	127%	31,800
6150 · Legal Expense	0	0	0	0%	2,021	200	1,821	1,010%	200
6160 · Audit & Tax Preparation	23	0	23	100%	23	0	23	100%	2,750
6170 · Landscape Maintenance	6,795	6,952	-157	98%	33,623	34,760	-1,137	97%	48,664
6175 · Landscape Special Projects	0	0	0	0%	0	500	-500	0%	750
6180 · Sprinkler System Maintenance	665	175	490	380%	2,544	1,025	1,519	248%	1,400
6190 · Irrigation Water & Electric	12,199	6,100	6,099	200%	24,831	23,100	1,731	107%	31,100
6195 · Storage	70	70	0	100%	280	350	-70	80%	840
6230 · Trash Removal	891	830	61	107%	4,455	4,150	305	107%	9,960
6235 · Rock Wall/Landscape Maintenance	0	0	0	0%	0	900	-900	0%	1,800
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	0	650	-650	0%	1,912	3,250	-1,338	59%	7,800
6297 · M/R Swamp Coolers	269	300	-31	90%	5,225	4,900	325	107%	8,700
6315 · Lighting Maintenance	0	0	0	0%	42	0	42	100%	0
6320 · Street Light Maintenance	0	0	0	0%	0	100	-100	0%	100
6330 · Street Light Electricity	41	41	0	101%	166	205	-39	81%	492
6350 · Sign Maintenance	0	100	-100	0%	0	200	-200	0%	200
6360 · Copy/Postage/Office Supplies	486	140	346	347%	486	650	-164	75%	1,700
6380 · Income Taxes	0	100	-100	0%	0	100	-100	0%	100
6395 · Operating Contingency	0	0	0	0%	0	360	-360	0%	360
Total Expense	26,548	19,850	6,698	134%	101,222	96,910	4,312	104%	177,120
Net Ordinary Income	8,913	13,670	-4,757	65%	-4,505	-4,350	-155	104%	0
Net Income	8,913	13,670	-4,757	65%	-4,505	-4,350	-155	104%	0

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

	<u>Aug 23</u>	<u>Apr - Aug 23</u>
Ordinary Income/Expense		
Income		
RESERVE FUND INCOME		
4600 · Interest Reserve Fund	6	31
Transfer from Operating	<u>4,000</u>	<u>20,000</u>
Total RESERVE FUND INCOME	<u>4,006</u>	<u>20,031</u>
Total Income	<u>4,006</u>	<u>20,031</u>
Gross Profit	4,006	20,031
Expense		
RESERVE FUND EXPENSES		
6758 · Exterior Painting	<u>0</u>	<u>20,102</u>
Total RESERVE FUND EXPENSES	<u>0</u>	<u>20,102</u>
Total Expense	<u>0</u>	<u>20,102</u>
Net Ordinary Income	4,006	-71
Other Income/Expense		
Other Income		
Profit/Loss Investment Fund	<u>1,673</u>	<u>3,545</u>
Total Other Income	<u>1,673</u>	<u>3,545</u>
Net Other Income	<u>1,673</u>	<u>3,545</u>
Net Income	<u><u>5,679</u></u>	<u><u>3,475</u></u>