

Sopris Village Homeowners Assn.

Balance Sheet

As of October 31, 2019

Accrual Basis

	<u>Oct 31, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
Edward Jones MM Acct	51,144.28
Edward Jones CD Reserves	400,000.00
Checking Operating	52,046.06
Total Checking/Savings	<u>503,190.34</u>
Accounts Receivable	
Accounts Receivable	-14,337.39
Total Accounts Receivable	<u>-14,337.39</u>
Other Current Assets	
Undeposited Funds	2,901.00
Total Other Current Assets	<u>2,901.00</u>
Total Current Assets	<u>491,753.95</u>
TOTAL ASSETS	<u><u>491,753.95</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	-24,850.00
Total Accounts Payable	<u>-24,850.00</u>
Total Current Liabilities	<u>-24,850.00</u>
Total Liabilities	<u>-24,850.00</u>
Equity	
Capital Reserve Equity	456,667.01
Opening Bal Equity	943.76
Retained Earnings	54,178.47
Net Income	4,814.71
Total Equity	<u>516,603.95</u>
TOTAL LIABILITIES & EQUITY	<u><u>491,753.95</u></u>

Sopris Village Homeowners Assn.
Budget Comparison YTD
 January through October 2019

Accrual Basis

	Jan - Oct 19	Budget
Ordinary Income/Expense		
Income		
Reserve Assessment	79,422.00	79,300.00
Holy Cross	45.85	
Violation Fine	650.00	
Late Fees	2,800.00	
Dues Assessment	144,522.00	144,300.00
Finance Charge Income	133.87	
Interest Income	232.10	
Misc Income	561.70	
Total Income	228,367.52	223,600.00
Gross Profit	228,367.52	223,600.00
Expense		
Water Improvements	275.00	
OPERATING COSTS		
Garage Sale Expenses	90.00	
Taxes	552.00	275.00
Board Expenses	12.00	250.00
Misc	200.00	110.00
RESERVE EXPENSE	79,210.30	79,910.00
Office Supplies	80.00	500.00
Postage	242.34	250.00
Licenses and Permits	90.00	162.00
Insurance	1,843.00	669.00
Bank Service Charges	-50.00	
Total OPERATING COSTS	82,269.64	82,126.00
SERVICES		
Trash Service		
Trash Patrol (May - Nov)	2,100.00	2,200.00
Trash Service - Other	37,121.30	32,080.00
Total Trash Service	39,221.30	34,280.00
MVMD Sewer Fees	40,105.00	40,105.00
Total SERVICES	79,326.30	74,385.00
PROFESSIONAL		
Maintenance	900.00	
HOA Assurance Correspondence	120.00	
Retyping HOA Documents	360.00	
Accounting Fees	900.00	
Web Site Development	180.85	100.00
Tax Return Preparation	470.00	415.00
Property Manager	21,500.00	23,000.00
Legal Fees	2,409.91	5,000.00
Audit	0.00	7,000.00
Total PROFESSIONAL	26,840.76	35,515.00
PARK		
Park Fence	2,210.92	
Park Misc	641.00	100.00
Park- Branch Cut/Clean	1,710.00	1,000.00
Park TT Landscaping/Irrigation	4,411.66	7,200.00
Park Equipment Replace/Repair	1,062.55	250.00
PARK - Other	889.54	
Total PARK	10,925.67	8,550.00
Repairs & Maintenance		
Basketball Pole Installation	803.06	
Street Sign Maintenance	432.00	

	Jan - Oct 19	Budget
Total Repairs & Maintenance	1,235.06	
WATER		
Drinking Water Fee ANNUAL	100.00	
Water System Management	3,963.50	
Water Rights Investigation B&G	5,603.00	
Robinson Ditch Assess	566.63	566.00
Telephone Line	398.17	385.30
Utilities	3,172.64	4,200.00
Chemicals	791.09	500.00
Water Tank Repairs	68.00	
Water Hydrants	1,340.00	2,250.00
EPC	5,102.00	5,200.00
Lab Tests	1,575.35	3,750.00
Total WATER	22,680.38	16,851.30
Total Expense	223,552.81	217,427.30
Net Ordinary Income	4,814.71	6,172.70
Net Income	4,814.71	6,172.70