

Sopris Village HOA

Budget vs. Actuals by Month

December 2022

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee		0.00
Cash Carry Forward		0.00
CD Investments/ Edward Jones		
Dividend Income		0.00
Interest		0.00
Total CD Investments/ Edward Jones		0.00
Dues Assessment	15,118.00	15,080.00
Interest Income		0.00
Late Fees	125.00	0.00
Misc Income		0.00
Reserve Assessment	11,700.00	11,700.00
Violation Fine		0.00
Total Income	\$26,943.00	\$26,780.00
GROSS PROFIT	\$26,943.00	\$26,780.00
Expenses		
OPERATING COSTS		
Board Expenses	201.84	25.00
Dues & subscriptions	85.00	
Garage Sale Expenses		0.00
Insurance		183.00
Licenses and Permits		0.00
Misc		16.37
Office Supplies		83.00
Postage		0.00
RESERVE EXPENSE		11,700.00
Water Improvements Project		3,976.00
Total RESERVE EXPENSE		15,676.00
Taxes		0.00
Total OPERATING COSTS	286.84	15,983.37
PARK		
Landscaping/ Emergent Landscape LLC		0.00
Park Equipment Replace/Repair		0.00
Park Other		0.00
Generator	200.00	
Total Park Other	200.00	0.00
Total PARK	200.00	0.00
PROFESSIONAL		
Accounting Fees	4,250.00	158.00
Financial Review or Audit		0.00
HOA Assurance Correspondence		10.00

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	TOTAL	
	ACTUAL	BUDGET
Legal Fees	684.00	166.00
Legal Fees Amende&Restate Decs (deleted)		0.00
MMaintenance		166.00
Property Manager	2,200.00	2,200.00
Tax Return Preparation		0.00
Web Site / WIX		0.00
Total PROFESSIONAL	7,134.00	2,700.00
QuickBooks Payments Fees	315.90	
SERVICES		
MVMD Sewer Fees		4,010.50
Trash Service	5,579.88	5,240.00
Trash Patrol (May - Nov)		0.00
Total Trash Service	5,579.88	5,240.00
Total SERVICES	5,579.88	9,250.50
WATER		
Drinking Water Fee ANNUAL		0.00
Robinson Ditch Assess		0.00
Telephone Line	51.11	44.25
Utilities		178.16
Water Hydrants		0.00
Water System Management/ EPC		2,730.50
Chemicals	149.60	60.00
Lab Tests	78.84	75.00
Water System Operation	500.00	600.00
WTP R&M/ Supplies	487.50	
Total Water System Management/ EPC	1,215.94	3,465.50
Water Tank Repairs/ Maintenance		0.00
Total WATER	1,267.05	3,687.91
Total Expenses	\$14,783.67	\$31,621.78
NET OPERATING INCOME	\$12,159.33	\$ -4,841.78
Other Income		
Transfer from Capital Reserves (deleted)		0.00
Total Other Income	\$0.00	\$0.00
Other Expenses		
Dues Refund / Overpayment		0.00
Total Other Expenses	\$0.00	\$0.00
NET OTHER INCOME	\$0.00	\$0.00
NET INCOME	\$12,159.33	\$ -4,841.78

Sopris Village HOA

Budget vs. Actuals YTD

January - December 2022

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee	400.00	0.00
Cash Carry Forward		47,704.50
CD Investments/ Edward Jones		
Dividend Income		0.00
Interest	69.67	0.00
Total CD Investments/ Edward Jones	69.67	0.00
Delinquence	602.67	
Dues Assessment	181,386.00	180,960.00
Interest Income	17.02	0.00
Late Fees	2,275.00	0.00
8% Delinquent Interest	122.48	
Total Late Fees	2,397.48	0.00
Misc Income		0.00
Reserve Assessment	140,400.00	140,400.00
Violation Fine	0.00	0.00
Total Income	\$325,272.84	\$369,064.50
GROSS PROFIT	\$325,272.84	\$369,064.50
Expenses		
OPERATING COSTS		
Board Expenses	399.02	405.00
Dues & subscriptions	669.45	
Garage Sale Expenses	19.27	100.00
Insurance	1,975.00	2,200.00
Licenses and Permits	80.00	60.00
Misc	194.00	446.44
Office Supplies	461.24	1,000.00
Postage	583.91	243.60
RESERVE EXPENSE	62,400.00	140,400.00
Water Improvements Project	12,515.50	47,704.50
Total RESERVE EXPENSE	74,915.50	188,104.50
Taxes	-0.59	600.00
Total OPERATING COSTS	79,296.80	193,159.54
PARK		
Landscaping/ Emergent Landscape LLC	17,015.99	12,000.00
Park Equipment Replace/Repair		1,000.00
Park Other		1,200.00
Generator	472.47	
Park Misc	167.26	
Park Trash	15.29	
Total Park Other	655.02	1,200.00

Sopris Village HOA

Budget vs. Actuals YTD

January - December 2022

	TOTAL	
	ACTUAL	BUDGET
Total PARK	17,671.01	14,200.00
PROFESSIONAL		
Accounting Fees	5,530.00	1,900.00
Financial Review or Audit	150.00	2,750.00
HOA Assurance Correspondence	0.00	120.00
Legal Fees	8,467.63	2,000.00
Legal Fees Amende&Restate Decs (deleted)		0.00
MMaintenance	1,282.50	2,000.00
Property Manager	28,600.00	26,400.00
Tax Return Preparation	445.00	750.00
Web Site / WIX	24.85	300.00
Total PROFESSIONAL	44,499.98	36,220.00
QuickBooks Payments Fees	1,072.32	
SERVICES		
MVMD Sewer Fees	44,115.50	48,126.00
Trash Service	59,308.13	55,135.28
Trash Patrol (May - Nov)	2,600.00	3,100.00
Total Trash Service	61,908.13	58,235.28
Total SERVICES	106,023.63	106,361.28
WATER		
Drinking Water Fee ANNUAL	400.00	100.00
Robinson Ditch Assess	577.96	577.96
Telephone Line	609.79	531.00
Utilities	3,676.82	4,329.37
Water Hydrants	1,870.00	1,800.00
Water Rights Investigation	513.00	
Water System Management/ EPC		3,335.00
Chemicals	1,222.90	1,000.00
Lab Tests	2,062.28	2,800.00
Water System Operation	6,650.00	8,400.00
WTP R&M/ Supplies	2,896.17	
Total Water System Management/ EPC	12,831.35	15,535.00
Water Tank Repairs/ Maintenance	1,147.80	1,200.00
Total WATER	21,626.72	24,073.33
Total Expenses	\$270,190.46	\$374,014.15
NET OPERATING INCOME	\$55,082.38	\$ -4,949.65
Other Income		
Transfer from Capital Reserves (deleted)		0.00
Total Other Income	\$0.00	\$0.00
Other Expenses		
Dues Refund / Overpayment	206.00	0.00

Sopris Village HOA

Budget vs. Actuals YTD

January - December 2022

	TOTAL	
	ACTUAL	BUDGET
Total Other Expenses	\$206.00	\$0.00
NET OTHER INCOME	\$ -206.00	\$0.00
NET INCOME	\$54,876.38	\$ -4,949.65

Sopris Village HOA

Balance Sheet

As of December 31, 2022

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
Checking Operating	134,769.81
Edward Jones CD Reserves	598,931.38
Edward Jones MM Acct	50,288.68
Total Bank Accounts	\$783,989.87
Accounts Receivable	
Accounts Receivable {63}	-17,738.72
Total Accounts Receivable	\$ -17,738.72
Other Current Assets	
Accounts Receivable	0.00
M&A Draft-Prepaid Expenses	2,000.00
Undeposited Funds	1,165.00
Total Other Current Assets	\$3,165.00
Total Current Assets	\$769,416.15
Fixed Assets	
Equipment & Furniture	0.00
Generator/Storage Shed	0.00
Irrigation System	0.00
Land	0.00
Land-Park Area	0.00
Lift Station-Built by MVMD	0.00
Office Equipment	0.00
Park Improvements	0.00
Park/Playground Equipment	0.00
Pumps	0.00
Sewer & Collection System	0.00
Sewer Plant Refurbishment Desig	0.00
Trees	0.00
Water Distribution System	0.00
Water Tank & Wells	1,569.22
Total Fixed Assets	\$1,569.22
Other Assets	
Accumulated Depreciation	0.00
Total Other Assets	\$0.00
TOTAL ASSETS	\$770,985.37

Sopris Village HOA

Balance Sheet

As of December 31, 2022

	TOTAL
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	8,497.25
Total Accounts Payable	\$8,497.25
Credit Cards	
Capital One Services	0.00
Total Credit Cards	\$0.00
Other Current Liabilities	
Alpine Bank - LOC	0.00
Income Tax Payable	0.00
Total Other Current Liabilities	\$0.00
Total Current Liabilities	\$8,497.25
Total Liabilities	\$8,497.25
Equity	
Capital Reserve Equity	705,859.07
Opening Bal Equity	0.00
Retained Earnings	1,752.67
Net Income	54,876.38
Total Equity	\$762,488.12
TOTAL LIABILITIES AND EQUITY	\$770,985.37