

Sopris Village HOA

Balance Sheet

As of April 30, 2024

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
Checking Operating	119,532.68
Edward Jones CD Reserves	808,627.93
Edward Jones MM Acct	50,288.68
Total Bank Accounts	\$978,449.29
Accounts Receivable	
Accounts Receivable {63}	-14,454.06
Total Accounts Receivable	\$ -14,454.06
Other Current Assets	
Accounts Receivable	0.00
Allowance for Bad Debts	1,244.00
M&A Draft-Prepaid Expenses	2,000.00
Undeposited Funds	238.04
Total Other Current Assets	\$3,482.04
Total Current Assets	\$967,477.27
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	22.16
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	8,283.62
Total Fixed Assets	\$8,305.78
Other Assets	
Accumulated Depreciation	0.00
Total Other Assets	\$0.00
TOTAL ASSETS	\$975,783.05

Sopris Village HOA

Balance Sheet

As of April 30, 2024

	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	199,758.43
Net Income	61,668.30
Total Equity	\$967,285.80
TOTAL LIABILITIES AND EQUITY	\$975,783.05

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

April 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee	100.00	0.00
Cash Carry Forward		2,303.96
Dues Assessment	17,420.00	17,420.00
Late Fees	50.00	
Reserve Assessment	13,520.00	13,520.00
Total Income	\$31,090.00	\$33,243.96
GROSS PROFIT	\$31,090.00	\$33,243.96
Expenses		
OPERATING COSTS		
Board Expenses	38.10	41.67
Dues & subscriptions	102.50	125.00
Garage Sale Expenses		4.17
Insurance	321.00	183.33
Licenses and Permits		6.67
Misc		37.50
Office Supplies		33.33
Postage		50.00
RESERVE EXPENSE		13,520.00
Water Improvements Project		2,303.96
Total RESERVE EXPENSE		15,823.96
Taxes		50.00
Total OPERATING COSTS	461.60	16,355.63
PARK		
Landscaping/ Emergent Landscape LLC		1,208.33
Park Equipment Replace/Repair		208.33
Park Other		
Generator		41.67
Park Misc		208.33
Park Trash	50.00	50.00
Total Park Other	50.00	300.00
Total PARK	50.00	1,716.66
PROFESSIONAL		
Accounting Fees	595.00	133.33
Financial Review or Audit		416.67
Legal Fees	-1,629.50	208.33
Property Manager	2,200.00	2,200.00
Tax Return Preparation		54.17
Web Site / WIX		2.50
Total PROFESSIONAL	1,165.50	3,015.00
QuickBooks Payments Fees	361.61	291.67
SERVICES		

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

April 2024

	TOTAL	
	ACTUAL	BUDGET
MVMD Sewer Fees	4,010.50	4,131.00
Trash Service	5,925.06	5,833.33
Trash Patrol (May - Nov)		258.33
Total Trash Service	5,925.06	6,091.66
Total SERVICES	9,935.56	10,222.66
WATER		
Drinking Water Fee ANNUAL		37.50
Robinson Ditch Assess		50.00
Utilities	227.55	291.67
Water Hydrants		166.67
Water Infrastructure Legal		208.33
Water System Management/ HCUS		
Chemicals		66.67
Lab Tests	89.50	291.67
Water System Operation	625.00	700.00
WTP R&M/ Supplies		83.33
Total Water System Management/ HCUS	714.50	1,141.67
Water Tank Repairs/ Maintenance		83.33
Well House Alarm System	2,958.81	416.67
Total WATER	3,900.86	2,395.84
Total Expenses	\$15,875.13	\$33,997.46
NET OPERATING INCOME	\$15,214.87	\$ -753.50
NET INCOME	\$15,214.87	\$ -753.50

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - April, 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee	100.00	0.00
Cash Carry Forward		9,215.84
Dues Assessment	69,814.00	69,680.00
Interest Income	54.59	
Late Fees	1,175.00	
Misc Income	460.00	
Reserve Assessment	54,184.00	54,080.00
Total Income	\$125,787.59	\$132,975.84
GROSS PROFIT	\$125,787.59	\$132,975.84
Expenses		
OPERATING COSTS		
Board Expenses	381.40	166.68
Dues & subscriptions	410.00	500.00
Garage Sale Expenses		16.68
Insurance	321.00	733.32
Licenses and Permits		26.68
Misc		150.00
Office Supplies	150.04	133.32
Postage		200.00
RESERVE EXPENSE		54,080.00
Water Improvements Project		9,215.84
Total RESERVE EXPENSE		63,295.84
Taxes		200.00
Total OPERATING COSTS	1,262.44	65,422.52
PARK		
Landscaping/ Emergent Landscape LLC	1,825.41	4,833.32
Park Equipment Replace/Repair		833.32
Park Other		
Generator		166.68
Park Misc	246.76	833.32
Park Trash	200.00	200.00
Total Park Other	446.76	1,200.00
Total PARK	2,272.17	6,866.64
PROFESSIONAL		
Accounting Fees	895.00	533.32
Financial Review or Audit		1,666.68
Legal Fees	1,613.50	833.32
Property Manager	8,800.00	8,800.00
Tax Return Preparation	14.97	216.68
Web Site / WIX		10.00
Total PROFESSIONAL	11,323.47	12,060.00

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - April, 2024

	TOTAL	
	ACTUAL	BUDGET
QuickBooks Payments Fees	1,445.16	1,166.68
SERVICES		
MVMD Sewer Fees	16,042.00	16,524.00
Trash Service	20,668.12	23,333.32
Trash Patrol (May - Nov)		1,033.32
Total Trash Service	20,668.12	24,366.64
Total SERVICES	36,710.12	40,890.64
WATER		
Drinking Water Fee ANNUAL		150.00
Robinson Ditch Assess		200.00
Utilities	859.49	1,166.68
Water Hydrants		666.68
Water Infrastructure Legal		833.32
Water System Management/ HCUS	4,306.05	
Chemicals		266.68
Lab Tests	268.50	1,166.68
Water System Operation	1,875.00	2,800.00
WTP R&M/ Supplies	187.50	333.32
Total Water System Management/ HCUS	6,637.05	4,566.68
Water Tank Repairs/ Maintenance	22.76	333.32
Well House Alarm System	3,126.63	1,666.68
Total WATER	10,645.93	9,583.36
Total Expenses	\$63,659.29	\$135,989.84
NET OPERATING INCOME	\$62,128.30	\$ -3,014.00
Other Expenses		
Dues Refund / Overpayment	460.00	
Total Other Expenses	\$460.00	\$0.00
NET OTHER INCOME	\$ -460.00	\$0.00
NET INCOME	\$61,668.30	\$ -3,014.00

Sopris Village HOA

Profit and Loss

January - April, 2024

	TOTAL
Income	
ACC Fee	100.00
Dues Assessment	69,814.00
Interest Income	54.59
Late Fees	1,175.00
Misc Income	460.00
Reserve Assessment	54,184.00
Total Income	\$125,787.59
GROSS PROFIT	\$125,787.59
Expenses	
OPERATING COSTS	
Board Expenses	381.40
Dues & subscriptions	410.00
Insurance	321.00
Office Supplies	150.04
Total OPERATING COSTS	1,262.44
PARK	
Landscaping/ Emergent Landscape LLC	1,825.41
Park Other	
Park Misc	246.76
Park Trash	200.00
Total Park Other	446.76
Total PARK	2,272.17
PROFESSIONAL	
Accounting Fees	895.00
Legal Fees	1,613.50
Property Manager	8,800.00
Tax Return Preparation	14.97
Total PROFESSIONAL	11,323.47
QuickBooks Payments Fees	1,445.16
SERVICES	
MVMD Sewer Fees	16,042.00
Trash Service	20,668.12
Total SERVICES	36,710.12
WATER	
Utilities	859.49
Water System Management/ HCUS	4,306.05
Lab Tests	268.50
Water System Operation	1,875.00
WTP R&M/ Supplies	187.50
Total Water System Management/ HCUS	6,637.05

Sopris Village HOA

Profit and Loss

January - April, 2024

	TOTAL
Water Tank Repairs/ Maintenance	22.76
Well House Alarm System	3,126.63
Total WATER	10,645.93
Total Expenses	\$63,659.29
NET OPERATING INCOME	\$62,128.30
Other Expenses	
Dues Refund / Overpayment	460.00
Total Other Expenses	\$460.00
NET OTHER INCOME	\$ -460.00
NET INCOME	\$61,668.30