

Sopris Village HOA

Balance Sheet

As of December 31, 2024

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
Checking Operating	143,306.18
Edward Jones CD Reserves	908,627.93
Edward Jones MM Acct	50,288.68
Total Bank Accounts	\$1,102,222.79
Accounts Receivable	
Accounts Receivable {63}	-8,730.06
Total Accounts Receivable	\$ -8,730.06
Other Current Assets	
Accounts Receivable	0.00
Allowance for Bad Debts	1,244.00
M&A Draft-Prepaid Expenses	2,000.00
Undeposited Funds	0.04
Total Other Current Assets	\$3,244.04
Total Current Assets	\$1,096,736.77
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	\$1,105,042.55

Sopris Village HOA

Balance Sheet

As of December 31, 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	199,470.93
Net Income	191,215.30
Total Equity	\$1,096,545.30
TOTAL LIABILITIES AND EQUITY	\$1,105,042.55

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

December 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee	100.00	0.00
Cash Carry Forward		2,303.94
Dues Assessment	17,420.00	17,420.00
Interest Income	28.68	
Late Fees	75.00	
Reserve Assessment	13,520.00	13,520.00
Total Income	\$31,143.68	\$33,243.94
GROSS PROFIT	\$31,143.68	\$33,243.94
Expenses		
OPERATING COSTS		
Bank Service Charges	2.00	
Board Expenses		41.63
Dues & subscriptions	119.00	125.00
Garage Sale Expenses		4.13
Insurance		183.37
Licenses and Permits	25.00	6.63
Misc		37.50
Office Supplies		33.37
Postage	146.00	50.00
RESERVE EXPENSE		13,520.00
Water Improvements Project		2,303.94
Total RESERVE EXPENSE		15,823.94
Taxes		50.00
Total OPERATING COSTS	292.00	16,355.57
PARK		
Landscaping/ Emergent Landscape LLC		1,208.37
Park Equipment Replace/Repair		208.37
Park Other		
Generator		41.63
Park Misc		208.37
Park Trash		50.00
Total Park Other		300.00
Total PARK		1,716.74
PROFESSIONAL		
Accounting Fees		133.37
Financial Review or Audit		416.63
Legal Fees		208.37
Property Manager	2,200.00	2,200.00
Tax Return Preparation		54.13
Web Site / WIX		2.50
Total PROFESSIONAL	2,200.00	3,015.00

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

December 2024

	TOTAL	
	ACTUAL	BUDGET
QuickBooks Payments Fees	410.11	291.63
SERVICES		
MVMD Sewer Fees	4,010.50	4,131.00
Trash Service		5,833.37
Trash Patrol (May - Nov)		258.37
Total Trash Service		6,091.74
Total SERVICES	4,010.50	10,222.74
WATER		
Drinking Water Fee ANNUAL (deleted)		37.50
Robinson Ditch Assess		50.00
Utilities	80.59	291.63
Water Hydrants (deleted)		166.63
Water Infrastructure Legal		208.37
Water System Management/ HCUS		
Water Facility Operations		700.00
Chemicals		66.63
Lab Tests		291.63
WTP R&M/ Supplies		83.37
Total Water Facility Operations		1,141.63
Total Water System Management/ HCUS		1,141.63
Water Tank Repairs/ Maintenance (deleted)		83.37
Well House Alarm System	62.40	416.63
Total WATER	142.99	2,395.76
Total Expenses	\$7,055.60	\$33,997.44
NET OPERATING INCOME	\$24,088.08	\$ -753.50
NET INCOME	\$24,088.08	\$ -753.50

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - December 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee	300.00	0.00
Cash Carry Forward		27,647.50
Dues Assessment	209,174.00	209,040.00
Interest Income	180.77	
Late Fees	3,100.00	
Misc Income	1,060.00	
Reserve Assessment	162,344.00	162,240.00
Total Income	\$376,158.77	\$398,927.50
GROSS PROFIT	\$376,158.77	\$398,927.50
Expenses		
OPERATING COSTS		
Bank Service Charges	2.00	
Board Expenses	550.08	500.00
Dues & subscriptions	1,191.00	1,500.00
Garage Sale Expenses		50.00
Insurance	2,629.00	2,200.00
Licenses and Permits	25.00	80.00
Misc		450.00
Office Supplies	254.21	400.00
Postage	438.97	600.00
RESERVE EXPENSE		162,240.00
Water Improvements Project	1,055.00	27,647.50
Total RESERVE EXPENSE	1,055.00	189,887.50
Taxes		600.00
Total OPERATING COSTS	6,145.26	196,267.50
PARK		
Landscaping/ Emergent Landscape LLC	7,856.70	14,500.00
Park Equipment Replace/Repair	6,871.66	2,500.00
Park Other		
Generator		500.00
Park Misc	795.78	2,500.00
Park Trash	700.00	600.00
Total Park Other	1,495.78	3,600.00
Total PARK	16,224.14	20,600.00
PROFESSIONAL		
Accounting Fees	1,100.00	1,600.00
Financial Review or Audit		5,000.00
Legal Fees	2,513.50	2,500.00
Property Manager	26,400.00	26,400.00
Tax Return Preparation	509.97	650.00
Web Site / WIX	783.25	30.00

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - December 2024

	TOTAL	
	ACTUAL	BUDGET
Total PROFESSIONAL	31,306.72	36,180.00
QuickBooks Payments Fees	4,437.61	3,500.00
SERVICES		
MVMD Sewer Fees	54,051.06	49,572.00
Trash Service	44,368.36	70,000.00
Trash Patrol (May - Nov)	2,700.00	3,100.00
Total Trash Service	47,068.36	73,100.00
Total SERVICES	101,119.42	122,672.00
WATER		
Drinking Water Fee ANNUAL (deleted)		450.00
Robinson Ditch Assess	566.63	600.00
Utilities	3,663.14	3,500.00
Water Hydrants (deleted)		2,000.00
Water Infrastructure Legal	285.00	2,500.00
Water System Management/ HCUS		
Water Facility Operations	9,875.00	8,400.00
Chemicals	356.00	800.00
Lab Tests	1,978.80	3,500.00
WTP R&M/ Supplies	852.81	1,000.00
Total Water Facility Operations	13,062.61	13,700.00
Total Water System Management/ HCUS	13,062.61	13,700.00
Water Tank Repairs/ Maintenance (deleted)	4,076.74	1,000.00
Well House Alarm System	3,596.20	5,000.00
Total WATER	25,250.32	28,750.00
Total Expenses	\$184,483.47	\$407,969.50
NET OPERATING INCOME	\$191,675.30	\$ -9,042.00
Other Expenses		
Dues Refund / Overpayment	460.00	
Total Other Expenses	\$460.00	\$0.00
NET OTHER INCOME	\$ -460.00	\$0.00
NET INCOME	\$191,215.30	\$ -9,042.00

Sopris Village HOA

Profit and Loss

January - December 2024

	TOTAL
Income	
ACC Fee	300.00
Dues Assessment	209,174.00
Interest Income	180.77
Late Fees	3,100.00
Misc Income	1,060.00
Reserve Assessment	162,344.00
Total Income	\$376,158.77
GROSS PROFIT	\$376,158.77
Expenses	
OPERATING COSTS	
Bank Service Charges	2.00
Board Expenses	550.08
Dues & subscriptions	1,191.00
Insurance	2,629.00
Licenses and Permits	25.00
Office Supplies	254.21
Postage	438.97
RESERVE EXPENSE	
Water Improvements Project	1,055.00
Total RESERVE EXPENSE	1,055.00
Total OPERATING COSTS	6,145.26
PARK	
Landscaping/ Emergent Landscape LLC	7,856.70
Park Equipment Replace/Repair	6,871.66
Park Other	
Park Misc	795.78
Park Trash	700.00
Total Park Other	1,495.78
Total PARK	16,224.14
PROFESSIONAL	
Accounting Fees	1,100.00
Legal Fees	2,513.50
Property Manager	26,400.00
Tax Return Preparation	509.97
Web Site / WIX	783.25
Total PROFESSIONAL	31,306.72
QuickBooks Payments Fees	4,437.61

Sopris Village HOA

Profit and Loss

January - December 2024

	TOTAL
SERVICES	
MVMD Sewer Fees	54,051.06
Trash Service	44,368.36
Trash Patrol (May - Nov)	2,700.00
Total Trash Service	47,068.36
Total SERVICES	101,119.42
WATER	
Robinson Ditch Assess	566.63
Utilities	3,663.14
Water Infrastructure Legal	285.00
Water System Management/ HCUS	
Water Facility Operations	9,875.00
Chemicals	356.00
Lab Tests	1,978.80
WTP R&M/ Supplies	852.81
Total Water Facility Operations	13,062.61
Total Water System Management/ HCUS	13,062.61
Water Tank Repairs/ Maintenance (deleted)	4,076.74
Well House Alarm System	3,596.20
Total WATER	25,250.32
Total Expenses	\$184,483.47
NET OPERATING INCOME	\$191,675.30
Other Expenses	
Dues Refund / Overpayment	460.00
Total Other Expenses	\$460.00
NET OTHER INCOME	\$ -460.00
NET INCOME	\$191,215.30