

Sopris Village HOA

Balance Sheet

As of February 29, 2024

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
Checking Operating	154,503.05
Edward Jones CD Reserves	738,931.38
Edward Jones MM Acct	50,288.68
Total Bank Accounts	\$943,723.11
Accounts Receivable	
Accounts Receivable {63}	-9,688.44
Total Accounts Receivable	\$ -9,688.44
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	\$937,278.71
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	\$945,584.49

Sopris Village HOA

Balance Sheet

As of February 29, 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	199,608.43
Net Income	31,619.74
Total Equity	\$937,087.24
TOTAL LIABILITIES AND EQUITY	\$945,584.49

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

February 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee		0.00
Cash Carry Forward		2,303.96
Dues Assessment	17,554.00	17,420.00
Interest Income	16.82	
Late Fees	100.00	
Reserve Assessment	13,624.00	13,520.00
Total Income	\$31,294.82	\$33,243.96
GROSS PROFIT	\$31,294.82	\$33,243.96
Expenses		
OPERATING COSTS		
Board Expenses	27.00	41.67
Dues & subscriptions	102.50	125.00
Garage Sale Expenses		4.17
Insurance		183.33
Licenses and Permits		6.67
Misc		37.50
Office Supplies	150.04	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	279.54	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	100.00	133.33
Financial Review or Audit		416.67
Legal Fees	2,401.00	208.33
Property Manager	2,200.00	2,200.00
Tax Return Preparation		54.17
Web Site / WIX		2.50
Total PROFESSIONAL	4,701.00	3,015.00
QuickBooks Payments Fees	287.36	291.67

Sopris Village HOA

Budget vs. Actuals: FY_2024 - FY24 P&L

February 2024

	TOTAL	
	ACTUAL	BUDGET
SERVICES		
MVMD Sewer Fees	4,010.50	4,131.00
Trash Service	4,159.84	5,833.33
Trash Patrol (May - Nov)		258.33
Total Trash Service	4,159.84	6,091.66
Total SERVICES	8,170.34	10,222.66
WATER		
Drinking Water Fee ANNUAL		37.50
Robinson Ditch Assess		50.00
Utilities	211.43	291.67
Water Hydrants		166.67
Water Infrastructure Legal		208.33
Water System Management/ EPC		
Chemicals		66.67
Lab Tests		291.67
Water System Operation		700.00
WTP R&M/ Supplies		83.33
Total Water System Management/ EPC		1,141.67
Water Tank Repairs/ Maintenance		83.33
Well House Alarm System		416.67
Total WATER	211.43	2,395.84
Total Expenses	\$13,699.67	\$33,997.46
NET OPERATING INCOME	\$17,595.15	\$ -753.50
NET INCOME	\$17,595.15	\$ -753.50

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - February, 2024

	TOTAL	
	ACTUAL	BUDGET
Income		
ACC Fee		0.00
Cash Carry Forward		4,607.92
Dues Assessment	34,974.00	34,840.00
Interest Income	34.04	
Late Fees	225.00	
Misc Income	460.00	
Reserve Assessment	27,144.00	27,040.00
Total Income	\$62,837.04	\$66,487.92
GROSS PROFIT	\$62,837.04	\$66,487.92
Expenses		
OPERATING COSTS		
Board Expenses	81.00	83.34
Dues & subscriptions	205.00	250.00
Garage Sale Expenses		8.34
Insurance		366.66
Licenses and Permits		13.34
Misc		75.00
Office Supplies	150.04	66.66
Postage		100.00
RESERVE EXPENSE		27,040.00
Water Improvements Project		4,607.92
Total RESERVE EXPENSE		31,647.92
Taxes		100.00
Total OPERATING COSTS	436.04	32,711.26
PARK		
Landscaping/ Emergent Landscape LLC	1,825.41	2,416.66
Park Equipment Replace/Repair		416.66
Park Other		
Generator		83.34
Park Misc		416.66
Park Trash	100.00	100.00
Total Park Other	100.00	600.00
Total PARK	1,925.41	3,433.32
PROFESSIONAL		
Accounting Fees	200.00	266.66
Financial Review or Audit		833.34
Legal Fees	2,401.00	416.66
Property Manager	4,400.00	4,400.00
Tax Return Preparation		108.34
Web Site / WIX		5.00
Total PROFESSIONAL	7,001.00	6,030.00

Sopris Village HOA

Budget vs. Actuals: YTD 2024

January - February, 2024

	TOTAL	
	ACTUAL	BUDGET
QuickBooks Payments Fees	670.67	583.34
SERVICES		
MVMD Sewer Fees	8,021.00	8,262.00
Trash Service	10,583.22	11,666.66
Trash Patrol (May - Nov)		516.66
Total Trash Service	10,583.22	12,183.32
Total SERVICES	18,604.22	20,445.32
WATER		
Drinking Water Fee ANNUAL		75.00
Robinson Ditch Assess		100.00
Utilities	425.88	583.34
Water Hydrants		333.34
Water Infrastructure Legal		416.66
Water System Management/ EPC		
Chemicals		133.34
Lab Tests	179.00	583.34
Water System Operation	1,250.00	1,400.00
WTP R&M/ Supplies	187.50	166.66
Total Water System Management/ EPC	1,616.50	2,283.34
Water Tank Repairs/ Maintenance	22.76	166.66
Well House Alarm System	54.82	833.34
Total WATER	2,119.96	4,791.68
Total Expenses	\$30,757.30	\$67,994.92
NET OPERATING INCOME	\$32,079.74	\$ -1,507.00
Other Expenses		
Dues Refund / Overpayment	460.00	
Total Other Expenses	\$460.00	\$0.00
NET OTHER INCOME	\$ -460.00	\$0.00
NET INCOME	\$31,619.74	\$ -1,507.00

Sopris Village HOA

Profit and Loss

January - February, 2024

	TOTAL
Income	
Dues Assessment	34,974.00
Interest Income	34.04
Late Fees	225.00
Misc Income	460.00
Reserve Assessment	27,144.00
Total Income	\$62,837.04
GROSS PROFIT	\$62,837.04
Expenses	
OPERATING COSTS	
Board Expenses	81.00
Dues & subscriptions	205.00
Office Supplies	150.04
Total OPERATING COSTS	436.04
PARK	
Landscaping/ Emergent Landscape LLC	1,825.41
Park Other	
Park Trash	100.00
Total Park Other	100.00
Total PARK	1,925.41
PROFESSIONAL	
Accounting Fees	200.00
Legal Fees	2,401.00
Property Manager	4,400.00
Total PROFESSIONAL	7,001.00
QuickBooks Payments Fees	670.67
SERVICES	
MVMD Sewer Fees	8,021.00
Trash Service	10,583.22
Total SERVICES	18,604.22
WATER	
Utilities	425.88
Water System Management/ EPC	
Lab Tests	179.00
Water System Operation	1,250.00
WTP R&M/ Supplies	187.50
Total Water System Management/ EPC	1,616.50
Water Tank Repairs/ Maintenance	22.76

Sopris Village HOA

Profit and Loss

January - February, 2024

	TOTAL
Well House Alarm System	54.82
Total WATER	2,119.96
Total Expenses	\$30,757.30
NET OPERATING INCOME	\$32,079.74
Other Expenses	
Dues Refund / Overpayment	460.00
Total Other Expenses	\$460.00
NET OTHER INCOME	\$ -460.00
NET INCOME	\$31,619.74