Statements of Revenues, Expenses
and Changes In Fund Balances
Sep 2025
ACCRUAL BASIS (Quickbooks data converted to Fund Accounting Format - Not Reviewed by CPA)

	Operations Fund Current Month	Replacement Fund Current Month	Operations Fund Year To Date	Replacement Fund Year To Date	Total Funds Year To Date	Annual Operating Budget
REVENUES						
Assessments	0.00		460,788.00	20,000.00	480,788.00	480,788.00
Plan Check Income	100.00		300.00		300.00	0.00
Apartment Rental	2,500.00		9,920.00		9,920.00	18,000.00
Hall Rental	52.00		972.00		972.00	3,000.00
Office Rental	675.00		1,539.00		1,539.00	6,000.00
Interest Income - Receivables	1,115.87		2,368.96		2,368.96	2,000.00
Interest Income - Bank		1,527.94		4,509.41	4,509.41	0.00
Other Income	8,850.60		15,603.50		15,603.50	5,000.00
Late Fees	0.00		10,826.20		10,826.20	5,500.00
Fines	0.00		100.00		100.00	0.00
Transfer Fees	1,500.00		4,500.00		4,500.00	15,000.00
Total Revenues	14,793.47	1,527.94	506,917.66	24,509.41	531,427.07	535,288.00
EXPENSES						
Bad Debt Expense	2,000.80		6,013.57		6,013.57	24,000.00
Board Expenses	0.00		0.00		0.00	500.00
Office Supplies	95.14		650.80		650.80	6,000.00
Copier Costs	210.91		673.01		673.01	2,500.00
Office Salaries	7,164.25		27,069.50		27,069.50	89,050.00
Travel / Mileage	0.00		75.60		75.60	1,000.00
Legal	963.50		2,809.50		2,809.50	5,500.00
Accounting	2,235.00		2,637.50		2,637.50	6,250.00
Bank Charges	0.00		30.00		30.00	0.00
Publication Costs	0.00		0.00		0.00	8,400.00
Computer / Internet	1,701.27		3,917.62		3,917.62	10,500.00
Election	150.00		150.00		150.00	16,500.00
Collections	0.00		0.00		0.00	9,500.00
Public Relations	0.00		0.00		0.00	500.00
Postage & Delivery	704.99		1,713.02		1,713.02	2,368.00
Merchant Fees	679.78		5,322.61		5,322.61	8,500.00
Insurance	4,839.82		14,519.46		14,519.46	67,000.00
Taxes / License / Filing Fees	6,954.00		11,607.97		11,607.97	19,700.00
Workers Comp Insurance	593.27		2,095.20		2,095.20	3,500.00
LDPOA Miscellaneous Expense	0.00		0.00		0.00	0.00
Hacienda Maintenance Salary	5,320.00		19,040.00		19,040.00	72,800.00
Pool Monitor Salary	1,179.75		4,182.75		4,182.75	11,620.00
Janitorial Salary	2,576.25		9,014.25		9,014.25	31,000.00
Payroll Tax Expense	1,384.52		4,945.19		4,945.19	16,000.00
Salary Expenses - Other	730.00		1,302.50		1,302.50	6,000.00
Electric (Hacienda)	3,589.07		11,287.49		11,287.49	34,000.00
Electric (Well)	1,207.34		3,574.24		3,574.24	8,500.00
Electric (El Prado Park)	67.11		199.99		199.99	1,000.00
Electric (Barn)	16.78		42.04		42.04	100.00
Water (El Prado Park)	388.44		1,165.32		1,165.32	3,000.00
Reserve Study	0.00		0.00		0.00	3,200.00

Propane	0.00		0.00		0.00	2,000.00
Trash Removal	499.74		1,499.22		1,499.22	6,100.00
Office Telephone	89.30		267.95		267.95	1,100.00
Hacienda Maintenance Supplies	815.12		1,924.47		1,924.47	8,000.00
Hacienda Maintenance Repairs	0.00		403.81		403.81	3,000.00
Reserve Project Expenses	340.66		22,046.20		22,046.20	0.00
Septic Maintenance	0.00		1,800.00		1,800.00	2,300.00
Well Water & Septic Testing	0.00		260.00		260.00	2,500.00
Maintenance Equipment	0.00		0.00		0.00	500.00
Well Maintenance	0.00		0.00		0.00	500.00
Hacienda - Security	129.00		258.00		258.00	1,500.00
Pool Maintenance	690.07		2,033.99		2,033.99	5,000.00
Apartment Expenses	132.00		132.00		132.00	300.00
Pest & Weed Control	151.00		302.00		302.00	2,000.00
Janitorial Supplies	413.24		1,240.30		1,240.30	5,000.00
Park Expense	140.00		543.68		543.68	3,500.00
Payroll Expenses	0.00		610.00		610.00	3,500.00
Total Expenses	48,152.12	0.00	167,360.75	0.00	167,360.75	515,288.00
Excess (Deficiency) of Revenues Over Expenses	-33,358.65	1,527.94	339,556.91	24,509.41	364,066.32	
Board-Approved Interfund Reclassifications and Transfers	(1,666.97)	1,666.97	14,999.09	(14,999.09)	0.00	
Timing Adjustment from 6/30/25			47,581.09	-0.90		
Fund Balance (Deficit) Beginning of Fiscal Year			52,004.00	667,030.38	719,034.38	
Fund Balance (Deficit) Month End	$ (35,025.62)	$ 3,194.91	$ 454,141.09	$ 676,539.80	$ 1,130,680.89	