



Playa de Oro Neighbors Association AC

United Property Owners Of Playa de Oro
San Felipe, BC Mexico

Avenida Playa Bonita No.36 Interior 8, San Felipe Mexicali, B.C.

2025 JANUARY INCOME STATEMENT REPORT

CONCEPT	CURRENT MONTH	YTD	BUDGET	BUDGET BALANCE	%
Hoa Annual Fee	97,823.37	97,823.37	176,894.00	-79,070.63	
Other Income	1,544.31	1,544.31	~	1,544.31	
Especial Assesmtment	400.00	400.00	~	400.00	
Total Income	99,367.68	99,367.68	176,894.00	-77,526.32	~44%
Total Expenses	22,968.58	22,968.58	175,597.00	153,081.42	87%
SECURITY DEPARMENT EXPENSES	6,589.70	6,589.70	76,047.00	70,910.30	93%
Salaries Expenses	6,589.70	6,589.70	72,000.00	65,410.30	
Fuel Expenses	~	~	3,000.00	3,000.00	
Fuel Security Cars	~	~	3,000.00	3,000.00	
Fuel Maintenance	~	~	~	0.00	
Cars Maintenance	~	~	1,500.00	1,500.00	
Neon	~	~	500.00	500.00	
Car Maaintenance/Tires	~	~	~	0.00	
Gem	~	~	1,000.00	1,000.00	
Security Maintenance	~	~	1,000.00	1,000.00	
Security Improvements	~	~	100.00	100.00	
Radios Repair	~	~	500.00	500.00	
Uniforms	~	~	300.00	300.00	
Misc	~	~	100.00	100.00	
POOL MAINTENANCE	1,164.77	1,164.77	11,500.00	10,335.23	90%
Utilities	150.47	150.47	4,000.00	3,849.53	
Cespm Water	150.47	150.47	4,000.00	3,849.53	
CFE Electricity	1,014.30	1,014.30	7,500.00	6,485.70	
Meter R345CF	558.95	558.95	4,000.00	3,441.05	
Meter PM796D	455.35	455.35	3,500.00	3,044.65	



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OPERATION EXPENSES	6,711.23	6,711.23	27,600.00	20,888.77	76%
Telnor Expenses	12.03	12.03	1,000.00	987.97	
Management Fee	6,699.21	6,699.21	26,000.00	19,300.80	
Supplies Expenses	~	~	500.00	500.00	
Expenses Without Invoice	~	~	100.00	100.00	
ADMINISTRATION EXPENSES HOA	8,502.87	8,502.87	59,450.00	50,947.13	86%
Legal Fee	~	~	500.00	500.00	
Accounting Fee	2,746.49	2,746.49	8,200.00	5,453.51	
Consulting Fee	875.23	875.23	3,500.00	2,624.77	
Insurance Policy	~	~	~	0.00	
Trash Collection	520.00	520.00	4,000.00	3,480.00	
Road Maintenance	~	~	10,000.00	10,000.00	
Pool Maintenance (Monthly Services)	698.28	698.28	13,500.00	12,801.72	
Pool Repairs (Expenses)	548.45	548.45	5,000.00	4,451.55	
Property Tax	~	~	3,000.00	3,000.00	
Infrastructure Expenses	~	~	2,500.00	2,500.00	
Building Improvements	~	~	~	0.00	
Office Supplies/Materials	576.76	576.76	2,500.00	1,923.24	
Post Office Box Expenses	~	~	200.00	200.00	
Expenses Without Invoice	10.00	10.00	250.00	240.00	
Library Rent	~	~	~	0.00	
Bank Fee	889.24	889.24	3,200.00	2,310.76	
Vat Tax Paid	1,638.42	1,638.42	2,600.00	961.58	
Security Expenses	~	~	500.00	500.00	
Security Building Maintenance And Parts	~	~	500.00	500.00	



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BANK BALANCE	PESOS	EXCHANGE RATE	DOLLARS	
ENDING BALANCE	142,162.97		171,945.35	
Exchange Rate for Month		20.5677		
PayPal USD			~	
BBVA Bancomer USD			5,598.20	
City National Bank			159,435.20	
BBVA Bancomer Mx	142,162.97		~	
PayPal Mx	~			
BBVA Bancomer Convert USD			6,911.95	
PayPal Mx Convert USD			~	
Cash			~	
Security Benevolence Fund			2,901.81	
Upper Pool Solar			25,000.00	
Reserve Funds			25,000.00	
Special Assessment (Collected 57,612, Used 17,288.00 in the budget line item per 2022 mid-year vote)			40,724.00	
Total Funds USD			78,319.54	