

## Westbrook Village Community Association

01/09/25

## Balance Sheet

Accrual Basis

As of December 31, 2024

	Dec 31, 24
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Bank of Colorado Checking	955.51
Bank of Colorado Savings	42,871.56
Total Checking/Savings	43,827.07
Total Current Assets	43,827.07
<b>TOTAL ASSETS</b>	<b>43,827.07</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Long Term Liabilities	
Working Capital - Reserves	5,830.00
Total Long Term Liabilities	5,830.00
Total Liabilities	5,830.00
Equity	
Opening Balance Equity	18,874.29
Retained Earnings	13,063.58
Net Income	6,059.20
Total Equity	37,997.07
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>43,827.07</b>

# Westbrook Village Community Association

## Profit & Loss Budget vs. Actual

### January through December 2024

	Jan - Dec 24	Budget
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
Association Dues	77,652.00	77,652.00
Interest Income	2,928.43	1,700.00
Transfer Fee Income	400.00	100.00
Transfer Funds	6,900.00	
<b>Total Income</b>	87,880.43	79,452.00
<b>Expense</b>		
Administrative Expenses		
Corporate Report Fee/State HOA	0.00	10.00
Flag Replacement	0.00	35.00
Insurance		
Liability Insurance	665.00	700.00
<b>Total Insurance</b>	665.00	700.00
Meeting Space Rental Fee	35.00	
Postage and Delivery	50.00	50.00
Professional Fees		
Accounting & Tax	300.00	300.00
Bookkeeping	2,400.00	2,400.00
<b>Total Professional Fees</b>	2,700.00	2,700.00
Website	80.32	180.00
<b>Total Administrative Expenses</b>	3,530.32	3,675.00
Bank Service Charge	0.00	
Landscape Maintenance		
Entry Flower Planters	330.38	300.00
Landscaping Replacements		
Common Area Replacements	6,900.00	
Landscaping Replacements - Other	305.00	500.00
<b>Total Landscaping Replacements</b>	7,205.00	500.00
Lawn Maintenance	31,596.00	31,596.00
Snow Removal	3,220.00	13,200.00
Sprinkler System Repair/Inspect	4,045.04	2,500.00
Tree Spraying/Emrald Ash Bore	3,677.00	3,600.00
Tree Trimming/Stump Removal	5,145.00	5,200.00
<b>Total Landscape Maintenance</b>	55,218.42	56,896.00
Utilities		
Electric	793.66	880.00
Irrigation Water	22,278.83	18,000.00
<b>Total Utilities</b>	23,072.49	18,880.00
<b>Total Expense</b>	81,821.23	79,451.00
<b>Net Ordinary Income</b>	6,059.20	1.00
<b>Net Income</b>	<b>6,059.20</b>	<b>1.00</b>