Financial Repor	rt to the Associa			
Association: Entrada Property Owners Report Month:	Jul-2023	Manager:	Kathy	Date: 8/2/2023
				Finance Manager
Bank reconciliation in balance				Yes
Income comments				No
income comments				NO
Expenses match check register				#1
Last month ending balance matches current month begin	ning balance			Yes
Balance sheet in balance				Yes
Reserve transfer made				No
ixeserve transfer made				140
Suspense account at a zero balance				Yes
·				<u> </u>
Comments				
Confinence				
#1: The difference of \$40 is due to rebill/processing fees				
Approval			S	ent To
Bookkeeper: Debbie				
Finance Manager: Lori B				
Manager: Kathy				

Entrada Property Owners Summary of Financial Report July 2023

Operating

Last Month Ending Balance	\$	119,957.16
Total Income-Current Month Income from rebill/collections fees	\$ \$ \$ \$ \$	3,845.50 15.00
Total Expenses-Current Month	\$	466.96
Expense from rebill/collection fees	\$	40.00
This Month Ending Balance	\$	123,310.70
Reserve		
Last Month Ending Balance	\$	20,020.64
Total Income-Current Month	\$	2.55
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	20,023.19
Account Balances		
Operating Balance - Alliance Bank	\$	123,310.70
Reserve Balance - Alliance Bank	\$	20,023.19
Delinquent Assessments	\$	55,013.94
Prepaid Assessments	\$	3,475.34

Entrada Property Owners Association Fund Balance Sheet Period Through: 7/31/2023

Assets Operating Assets 1001 - Alliance Bank - Operating Operating Assets Total	\$123,310.70 \$123,310.70	
Reserve Assets 1002 - Alliance Bank - Reserves Reserve Assets Total	\$20,023.19 \$20,023.19	
Assets Total		\$143,333.89
Liabilities and Equity Operating Liability 1396 - CCM Rebill Fee Operating Liability Total	\$15.00 \$15.00	
Operating Retained Earnings Reserve Retained Earnings	\$57,679.46 \$10,006.74	
Operating Net Income Reserve Net Income	\$65,616.24 \$10,016.45	
Liabilities & Equity Total		\$143,333.89

Entrada Property Owners Association Budget Comparison Report 7/1/2023 - 7/31/2023

	7/1/2	2023 - 7/31/20	023	1/1/2023 - 7/31/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
Operating Income							
3010 - Owner Assessments	\$3,842.92	\$0.00	\$3,842.92	\$109,673.54	\$90,650.00	\$19,023.54	\$90,650.00
3180 - Interest Earned	\$2.58	\$0.00	\$2.58	\$16.50	\$0.00	\$16.50	\$0.00
3999 - Prepaid Income	\$0.00	\$0.00	\$0.00	(\$4,450.78)	\$0.00	(\$4,450.78)	\$0.00
Total Operating Income	\$3,845.50	\$0.00	\$3,845.50	\$105,239.26	\$90,650.00	\$14,589.26	\$90,650.00
Total Income	\$3,845.50	\$0.00	\$3,845.50	\$105,239.26	\$90,650.00	\$14,589.26	\$90,650.00
Expense							
Administrative Expenses							
4705 - Accounting/Tax Preparation	\$0.00	\$0.00	\$0.00	\$490.00	\$175.00	(\$315.00)	\$175.00
4710 - Management Fees	\$350.00	\$350.00	\$0.00	\$2,450.00	\$2,450.00	\$0.00	\$4,200.00
4715 - Postage	\$2.90	\$5.00	\$2.10	\$142.62	\$35.00	(\$107.62)	\$60.00
4720 - Copies	\$0.36	\$2.50	\$2.14	\$47.34	\$17.50	(\$29.84)	\$30.00
4722 - Scanning	\$0.00	\$0.00	\$0.00	\$67.14	\$0.00	(\$67.14)	\$0.00
4730 - Statements	\$0.00	\$0.00	\$0.00	\$766.00	\$800.00	\$34.00	\$800.00
4735 - Legal Expense	\$50.00	\$83.33	\$33.33	\$350.00	\$583.31	\$233.31	\$1,000.00
4745 - Office Supplies	\$26.70	\$10.50	(\$16.20)	\$245.42	\$73.50	(\$171.92)	\$126.00
4751 - Bank Fees	\$0.00	\$0.83	\$0.83	\$40.00	\$5.81	(\$34.19)	\$10.00
4755 - Meeting Expenses	\$37.00	\$41.67	\$4.67	\$273.50	\$291.69	\$18.19	\$500.00
4790 - Miscellaneous	\$0.00	\$25.00	\$25.00	\$0.00	\$175.00	\$175.00	\$300.00
4791 - Storage	\$0.00	\$25.00	\$25.00	\$0.00	\$175.00	\$175.00	\$300.00
Total Administrative Expenses	\$466.96	\$543.83	\$76.87	\$4,872.02	\$4,781.81	(\$90.21)	\$7,501.00
Fixed Expenses							
4011 - Reserve Transfers	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$10,000.00
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$10.00	\$10.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$0.00	\$0.00	\$50.00	\$170.00	\$120.00	\$170.00
4025 - Licenses & Permits	\$0.00	\$12.50	\$12.50	\$0.00	\$37.50	\$37.50	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,600.00
Total Fixed Expenses	\$0.00	\$12.50	\$12.50	\$10,060.00	\$10,217.50	\$157.50	\$11,830.00
Maintenance Expenses							
4315 - Sign Maintenance	\$0.00	\$83.33	\$83.33	\$0.00	\$583.31	\$583.31	\$1,000.00
4320 - Road Maintenance	\$0.00		\$5,000.00	\$24,691.00	\$35,000.00	\$10,309.00	\$60,000.00
Total Maintenance Expenses	\$0.00	\$5,083.33	\$5,083.33	\$24,691.00	\$35,583.31	\$10,892.31	\$61,000.00
Total Expense	\$466.96	\$5,639.66	\$5,172.70	\$39,623.02	\$50,582.62	\$10,959.60	\$80,331.00
Operating Net Income	\$3,378.54	(\$5,639.66)	\$9,018.20	\$65,616.24	\$40,067.38	\$25,548.86	\$10,319.00
Reserve Income							
Reserve Income							
5001 - Reserve Interest Earned	\$2.55	\$0.00	\$2.55	\$16.45	\$0.00	\$16.45	\$0.00
5005 - Reserve Contribution	\$0.00	\$0.00	\$0.00	\$10,000.00	\$0.00	\$10,000.00	\$0.00
Total Reserve Income	\$2.55	\$0.00	\$2.55	\$10,016.45	\$0.00	\$10,016.45	\$0.00
Total Reserve Income	\$2.55	\$0.00	\$2.55	\$10,016.45	\$0.00	\$10,016.45	\$0.00

Entrada Property Owners Association Budget Comparison Report 7/1/2023 - 7/31/2023

	7/1/2023 - 7/31/2023			1/1/2	23		
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Reserve Net Income	\$2.55	\$0.00	\$2.55	\$10,016.45	\$0.00	\$10,016.45	\$0.00
Net Income	\$3,381.09	(\$5,639.66)	\$9,020.75	\$75,632.69	\$40,067.38	\$35,565.31	\$10,319.00

Entrada Property Owners Association Cash Flow Statement

7/1/2023 - 7/31/2023

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
1001 - Alliance Bank - Operating	\$119,957.16	\$3,860.50	\$506.96	\$123,310.70	\$3,353.54
1002 - Alliance Bank - Reserves	\$20,020.64	\$2.55	\$0.00	\$20,023.19	\$2.55

Total Net Change 7/1/2023 - 7/31/2023: \$3,356.09

Total Cash on Hand 7/1/2023:

Total Cash on Hand 7/31/2023: \$143,333.89

\$139,977.80

Entrada Property Owners Association Income Statement 1/1/2023 - 7/31/2023

I	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	YTD
Income								
Operating Income								
3010 - Owner Assessments	\$52,637.96	\$15,748.34	\$8,575.84	\$18,519.03	\$7,662.92	\$2,686.53	\$3,842.92	\$109,673.54
3020 - Late Fees & Interest	\$0.00	\$0.00	\$30.00	(\$30.00)	\$0.00	\$0.00	\$0.00	\$0.00
3180 - Interest Earned	\$1.65	\$1.93	\$2.41	\$2.57	\$2.77	\$2.59	\$2.58	\$16.50
3999 - Prepaid Income	(\$6,926.12)	\$150.00	\$985.90	\$600.00	\$579.44	\$160.00	\$0.00	(\$4,450.78)
Total Operating Income	\$45,713.49	\$15,900.27	\$9,594.15	\$19,091.60	\$8,245.13	\$2,849.12	\$3,845.50	\$105,239.26
Total Income	\$45,713.49	\$15,900.27	\$9,594.15	\$19,091.60	\$8,245.13	\$2,849.12	\$3,845.50	\$105,239.26
Expense								
Administrative Expenses	<u> </u>							
4705 - Accounting/Tax Preparation	\$0.00	\$90.00	\$0.00	\$400.00	\$0.00	\$0.00	\$0.00	\$490.00
4710 - Management Fees	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$2,450.00
4715 - Postage	\$0.00	\$2.07	\$0.00	\$134.76	\$2.17	\$0.72	\$2.90	\$142.62
4720 - Copies	\$2.34	\$0.00	\$0.00	\$36.36	\$7.74	\$0.54	\$0.36	\$47.34
4722 - Scanning	\$4.86	\$0.00	\$14.58	\$1.08	\$15.12	\$31.50	\$0.00	\$67.14
4730 - Statements	\$764.00	\$2.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$766.00
4735 - Legal Expense	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00	\$350.00
4745 - Office Supplies	\$24.50	\$36.32	\$20.90	\$75.80	\$32.40	\$28.80	\$26.70	\$245.42
4751 - Bank Fees	\$10.00	\$0.00	\$0.00	\$10.00	\$10.00	\$10.00	\$0.00	\$40.00
4755 - Meeting Expenses	\$0.00	\$0.00	\$0.00	\$88.50	\$111.00	\$37.00	\$37.00	\$273.50
<u>Total Administrative</u> <u>Expenses</u>	\$1,205.70	\$530.39	\$435.48	\$1,146.50	\$578.43	\$508.56	\$466.96	\$4,872.02
Fixed Expenses								
4011 - Reserve Transfers	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$10.00	\$0.00	\$0.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$0.00	\$0.00	\$50.00
Total Fixed Expenses	\$10,000.00	\$0.00	\$0.00	\$60.00	\$0.00	\$0.00	\$0.00	\$10,060.00
Maintenance Expenses								
4320 - Road Maintenance	\$0.00	\$0.00	\$0.00	\$9,295.00	\$6,100.00	\$9,296.00	\$0.00	\$24,691.00
<u>Total Maintenance</u> <u>Expenses</u>	\$0.00	\$0.00	\$0.00	\$9,295.00	\$6,100.00	\$9,296.00	\$0.00	\$24,691.00
Total Expense	\$11,205.70	\$530.39	\$435.48	\$10,501.50	\$6,678.43	\$9,804.56	\$466.96	\$39,623.02
Operating Net Income	\$34,507.79	\$15,369.88	\$9,158.67	\$8,590.10	\$1,566.70	(\$6,955.44)	\$3,378.54	\$65,616.24
Reserve Income								

Entrada Property Owners Association Income Statement 1/1/2023 - 7/31/2023

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	YTD
Reserve Income								
5001 - Reserve Interest Earned	\$1.56	\$2.31	\$2.55	\$2.46	\$2.55	\$2.47	\$2.55	\$16.45
5005 - Reserve Contribution	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00
Total Reserve Income	\$10,001.56	\$2.31	\$2.55	\$2.46	\$2.55	\$2.47	\$2.55	\$10,016.45
Total Reserve Income	\$10,001.56	\$2.31	\$2.55	\$2.46	\$2.55	\$2.47	\$2.55	\$10,016.45
Reserve Expense								
Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$10,001.56	\$2.31	\$2.55	\$2.46	\$2.55	\$2.47	\$2.55	\$10,016.45
Net Income	\$44,509.35	\$15,372.19	\$9,161.22	\$8,592.56	\$1,569.25	(\$6,952.97)	\$3,381.09	\$75,632.69