

Country Club Ridge Condominium Association, Inc.

Balance Sheet For 5/31/2023

Assets

Mutual of Omaha Bank Operating	\$23,000.22
Mutual of Omaha - Reserve Acct	\$14,335.72
Colorado Bond Shares - Reserves	\$75,859.35
Asset Mark - Reserves	\$167,397.21
Accounts Receivable	\$1,251.21
Due to Reserves from Operating	(\$32,208.38)
Prepaid Income Tax	\$5,100.00

Total Assets

\$254,735.33

Income

Capital Gains - Reserves	\$21,563.86
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Total Income

\$21,563.86

Total Assets

\$276,299.19

Liabilities

Accounts Payable	\$4,776.85
Due to Reserves	\$736.72
Prepaid Assessments	\$8,973.86
Suspense	(\$300.00)

Total Liabilities

\$14,187.43

Equity

Retained Earning Operating	\$11,916.59
Net Income	(\$22,470.01)
Retained Earnings Reserve	\$267,665.18

Total Equity

\$257,111.76

Reserve Activity

Perm transfer Reserve Contributions	\$5,000.00
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Total Reserve Activity

\$5,000.00

Total Liabilities / Equity

\$276,299.19

Country Club Ridge Condominium Association, Inc.

Statement of Revenues and Expenses 5/1/2023 - 5/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	20,352.00	20,352.00	-	101,760.00	101,760.00	-	244,224.00
4020 - Violation Income	-	-	-	500.00	-	500.00	-
4100 - Late Fee Income	100.00	-	100.00	950.00	-	950.00	-
4450 - Interest Income - Operating	.29	-	.29	4.35	-	4.35	-
4500 - Reserve Income	-	(2,084.00)	2,084.00	(6,252.00)	(10,420.00)	4,168.00	(25,008.00)
4850 - Bank Charges	15.00	-	15.00	25.00	-	25.00	-
Total Income	20,467.29	18,268.00	2,199.29	96,987.35	91,340.00	5,647.35	219,216.00
Total Income	20,467.29	18,268.00	2,199.29	96,987.35	91,340.00	5,647.35	219,216.00

Operating Expense

Utilities Expense							
5050 - Electric	159.41	291.67	132.26	1,115.51	1,458.35	342.84	3,500.00
5100 - Water/Sewer	-	4,166.67	4,166.67	21,092.00	20,833.35	(258.65)	50,000.00
5400 - Trash Removal	-	979.17	979.17	3,806.73	4,895.85	1,089.12	11,750.00
Total Utilities Expense	159.41	5,437.51	5,278.10	26,014.24	27,187.55	1,173.31	65,250.00

Maintenance Expense							
6000 - Building Maintenance	4,000.19	333.33	(3,666.86)	34,475.16	1,666.65	(32,808.51)	4,000.00
6150 - Painting	-	166.67	166.67	-	833.35	833.35	2,000.00
6200 - Roof & Gutter Maint	-	166.67	166.67	-	833.35	833.35	2,000.00
6500 - Landscape Contract	2,551.50	1,491.67	(1,059.83)	5,103.00	7,458.35	2,355.35	17,900.00
6525 - Irrigation Repairs	-	400.00	400.00	-	2,000.00	2,000.00	4,800.00
6535 - BackFlow Preventors	-	116.67	116.67	-	583.35	583.35	1,400.00
6550 - Trees Replacement / Maintenanc	-	-	-	16,964.00	-	(16,964.00)	-
6610 - Asphalt & Concrete Maintenance	-	250.00	250.00	-	1,250.00	1,250.00	3,000.00
6700 - Snow Removal	-	3,250.00	3,250.00	9,517.50	16,250.00	6,732.50	39,000.00
6750 - Lighting Maintenance	-	83.33	83.33	-	416.65	416.65	1,000.00
6800 - Misc Grounds Maint	-	83.33	83.33	-	416.65	416.65	1,000.00
6825 - Fence Maintenance & Repair	-	83.33	83.33	-	416.65	416.65	1,000.00
Total Maintenance Expense	6,551.69	6,425.00	(126.69)	66,059.66	32,125.00	(33,934.66)	77,100.00

Administration Expense							
7000 - Management	1,417.00	1,417.50	.50	5,736.00	7,087.50	1,351.50	17,010.00
7025 - Professional Services	-	-	-	4,346.00	-	(4,346.00)	-
7100 - Administration	291.55	175.00	(116.55)	1,209.62	875.00	(334.62)	2,100.00
7200 - Insurance	4,376.74	4,375.00	(1.74)	21,883.70	21,875.00	(8.70)	52,500.00
7300 - Audit/Tax Return	-	35.42	35.42	-	177.10	177.10	425.00
7500 - Legal	-	390.92	390.92	442.00	1,954.60	1,512.60	4,691.00
7800 - Community Events	-	8.33	8.33	-	41.65	41.65	100.00
7900 - Bank Charges	15.00	3.33	(11.67)	25.00	16.65	(8.35)	40.00
Total Administration Expense	6,100.29	6,405.50	305.21	33,642.32	32,027.50	(1,614.82)	76,866.00

Country Club Ridge Condominium Association, Inc.

Statement of Revenues and Expenses 5/1/2023 - 5/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
Total Expense	12,811.39	18,268.01	5,456.62	125,716.22	91,340.05	(34,376.17)	219,216.00
Operating Net Total	7,655.90	(.01)	7,655.91	(28,728.87)	(.05)	(28,728.82)	-

Country Club Ridge Condominium Association, Inc.

Statement of Revenues and Expenses 5/1/2023 - 5/31/2023

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Reserve Activity							
8000 - Reserve Income	-	-	-	6,252.00	-	6,252.00	-
8100 - Reserve Interest Income	1.06	-	1.06	6.86	-	6.86	-
Total Reserve Activity	1.06	-	1.06	6,258.86	-	6,258.86	-
Total Income	1.06	-	1.06	6,258.86	-	6,258.86	-
Reserve Net Total	1.06	-	1.06	6,258.86	-	6,258.86	-
Net Total	7,656.96	(.01)	7,656.97	(22,470.01)	(.05)	(22,469.96)	-