

Stone Canyon Condominium Association, Inc

Balance Sheet For 10/31/2024

Assets

Mutual of Omaha Bank Operating	\$604,180.59
Mutual of Omaha - Reserve Acct	\$385,457.06
MOB CD 2% Matures 4/10/20	(\$0.01)
RBC Wealth Management	(\$259,708.81)
Fortis Bank MM 1.8%	\$1,257.47
Adjust Investments to Cost	(\$3,336.51)
First Citizen Bank Special Assessment	\$35,240.61
Accounts Receivable	\$246,018.85
Allowance for Doubtful Account	(\$10,500.00)
Accrued Interest Receivable	\$208.82
Prepaid Insurance	\$50,190.47
Prepaid Income Tax	\$2,300.00
Deposits	\$1,110.00
Due From Operating	\$360,619.00

Total Assets

	<u>\$1,413,037.54</u>
Total Assets	<u>\$1,413,037.54</u>

Liabilities

Accounts Payable	\$2,406.13
Due to Reserves	\$360,619.00
Prepaid Assessments	\$37,176.20
Colo Payback Due 2020	\$23.62
Colorado Payback Due 2022	\$216.00
Deferred Revenue	\$27,260.00
Suspense	\$19,545.01

Total Liabilities

\$447,245.96

Equity

Retained Earnings Operating	\$54,577.76
Net Income	\$962,366.85
Working Capital Retained Earni	(\$341,063.67)
Retained Earnings - Reserve	\$289,910.64

Total Equity

\$965,791.58

Total Liabilities / Equity

\$1,413,037.54

Stone Canyon Condominium Association, Inc

Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	85,722.00	90,439.42	(4,717.42)	857,220.00	904,394.20	(47,174.20)	1,085,273.00
4020 - Violation Income	-	41.67	(41.67)	-	416.70	(416.70)	500.00
4100 - Late Fee Income	640.00	166.67	473.33	5,860.00	1,666.70	4,193.30	2,000.00
4110 - Late Fee Interest Income	1,518.09	-	1,518.09	12,336.14	-	12,336.14	-
4300 - Special Assessment Income	-	-	-	2,829,201.74	-	2,829,201.74	-
4400 - Miscellaneous Income	148.50	-	148.50	6,364.77	-	6,364.77	-
4450 - Interest Income - Operating	30.58	4.17	26.41	223.18	41.70	181.48	50.00
4500 - Reserve Contributions	(9,166.67)	-	(9,166.67)	(91,666.70)	-	(91,666.70)	-
4850 - Bank Charges	10.00	-	10.00	80.00	-	80.00	-
4900 - Insurance Proceeds	-	-	-	784,893.74	-	784,893.74	-
4901 - Special Assessment Interest	322.11	-	322.11	3,563.75	-	3,563.75	-
Total Income	79,224.61	90,651.93	(11,427.32)	4,408,076.62	906,519.30	3,501,557.32	1,087,823.00
Total Income	79,224.61	90,651.93	(11,427.32)	4,408,076.62	906,519.30	3,501,557.32	1,087,823.00

Operating Expense

Expense							
5000 - Electric	801.79	945.83	144.04	8,335.09	9,458.30	1,123.21	11,350.00
5050 - Gas	218.74	302.08	83.34	2,877.28	3,020.80	143.52	3,625.00
5100 - Water/Sewer	-	16,250.00	16,250.00	148,690.26	162,500.00	13,809.74	195,000.00
5400 - Trash Removal	7,121.70	6,391.08	(730.62)	76,760.68	63,910.80	(12,849.88)	76,693.00
5401 - Large item hauling	116.00	250.00	134.00	1,414.00	2,500.00	1,086.00	3,000.00
6000 - Building Maintenance Exterior	2,410.00	5,000.00	2,590.00	47,257.18	50,000.00	2,742.82	60,000.00
6050 - Building Maintenance Interior	-	1,250.00	1,250.00	5,631.00	12,500.00	6,869.00	15,000.00
6200 - Roof and Gutter Repairs	-	-	-	330.00	-	(330.00)	-
6300 - Plumbing Repair	445.00	250.00	(195.00)	9,755.00	2,500.00	(7,255.00)	3,000.00
6500 - Landscape Contract	-	4,323.00	4,323.00	41,151.00	43,230.00	2,079.00	51,876.00
6525 - Irrigation Repairs	358.14	1,041.67	683.53	11,178.67	10,416.70	(761.97)	12,500.00
6530 - Landscape Improvements	-	250.00	250.00	-	2,500.00	2,500.00	3,000.00
6535 - BackFlow Preventors	-	-	-	780.00	-	(780.00)	-
6550 - Plants/Trees	-	416.67	416.67	-	4,166.70	4,166.70	5,000.00
6600 - Parking Lot Maintenance	-	125.00	125.00	3,600.00	1,250.00	(2,350.00)	1,500.00
6610 - Storm Drain Servicing	-	-	-	3,854.28	-	(3,854.28)	-
6650 - Janitorial	-	83.33	83.33	-	83.30	83.30	100.00
6665 - Pool & Spa Maintenance	-	650.00	650.00	10,750.02	6,500.00	(4,250.02)	7,800.00
6670 - Pool Chemicals	-	600.00	600.00	5,599.66	6,000.00	400.34	7,200.00
6680 - Pool Repairs	-	458.33	458.33	1,105.69	4,583.30	3,477.61	5,500.00
6700 - Snow Removal	-	4,583.33	4,583.33	49,237.30	45,833.30	(3,404.00)	55,000.00
6750 - Miscellaneous Grounds	-	208.33	208.33	4,915.00	2,083.30	(2,831.70)	2,500.00
6800 - Dog Lawn Maint	-	833.33	833.33	15,291.66	8,333.30	(6,958.36)	10,000.00
6850 - Common Area Lighting	-	333.33	333.33	1,746.50	3,333.30	1,586.80	4,000.00
6995 - Fire restoration	-	-	-	2,418.00	-	(2,418.00)	-

Stone Canyon Condominium Association, Inc

Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
6999 - Hailstorm Damage Repairs	(1,359,779.29)	-	1,359,779.29	3,658,924.93	-	(3,658,924.93)	-
7000 - Management	4,139.34	4,139.33	(.01)	37,254.06	41,393.30	4,139.24	49,672.00
7100 - Administration	408.38	500.00	91.62	10,768.62	5,000.00	(5,768.62)	6,000.00
7200 - Insurance	-	30,635.33	30,635.33	352.00	306,353.30	306,001.30	367,624.00
7300 - Audit/Tax Return	-	375.00	375.00	-	3,750.00	3,750.00	4,500.00
7310 - Income Tax Expense	-	333.33	333.33	168.87	3,333.30	3,164.43	4,000.00
7500 - Legal - General	-	833.33	833.33	451.00	8,333.30	7,882.30	10,000.00
7510 - Legal - Collection	-	166.67	166.67	-	1,666.70	1,666.70	2,000.00
7600 - Miscellaneous	-	15.25	15.25	106.95	152.50	45.55	183.00
7900 - Bank Charges	-	16.67	16.67	100.00	166.70	66.70	200.00
8000 - Reserve Income	-	9,166.67	9,166.67	-	91,666.70	91,666.70	110,000.00
Total Expense	(1,343,760.20)	90,651.89	1,434,412.09	4,160,804.70	906,518.90	(3,254,285.80)	1,087,823.00
Total Expense	(1,343,760.20)	90,651.89	1,434,412.09	4,160,804.70	906,518.90	(3,254,285.80)	1,087,823.00
Operating Net Total	1,422,984.81	.04	1,422,984.77	247,271.92	.40	247,271.52	-

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Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4900 - Insurance Proceeds	-	-	-	622,210.96	-	622,210.96	-
Total Income	-	-	-	622,210.96	-	622,210.96	-
Total Income	-	-	-	622,210.96	-	622,210.96	-
Reserve Expense							
Expense							
8000 - Reserve Income	(9,166.67)	-	9,166.67	(91,666.70)	-	91,666.70	-
8030 - Reserve Interest Income	(118.32)	-	118.32	(1,217.27)	-	1,217.27	-
Total Expense	(9,284.99)	-	9,284.99	(92,883.97)	-	92,883.97	-
Total Expense	(9,284.99)	-	9,284.99	(92,883.97)	-	92,883.97	-
Reserve Net Total	9,284.99	-	9,284.99	715,094.93	-	715,094.93	-
Net Total	1,432,269.80	.04	1,432,269.76	962,366.85	.40	962,366.45	-