

Stone Canyon Condominium Association, Inc

Balance Sheet For 8/31/2025

Assets

Mutual of Omaha Bank Operating	\$123,880.19
Mutual of Omaha - Reserve Acct	\$366,301.23
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	\$9,036.74
Accounts Receivable	\$204,875.05
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

Total Assets \$846,233.64
Total Assets **\$846,233.64**

Liabilities

Accounts Payable	\$7,051.90
Due to Reserves	\$360,619.00
Prepaid Assessments	\$31,242.31
Colo Payback Due 2020	\$23.62
Colorado Payback Due 2022	\$216.00
Deferred Revenue	\$27,260.00
Suspense	\$19,105.01

Total Liabilities

Total Liabilities \$445,517.84

Equity

Retained Earnings Operating	\$54,577.76
Net Income	(\$428,294.78)
Working Capital Retained Earni	\$484,522.18
Retained Earnings - Reserve	\$289,910.64

Total Equity

Total Equity \$400,715.80
Total Liabilities / Equity **\$846,233.64**

Stone Canyon Condominium Association, Inc

Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	87,458.00	92,248.17	(4,790.17)	699,664.00	737,985.36	(38,321.36)	1,106,978.00
4020 - Violation Income	-	41.67	(41.67)	-	333.36	(333.36)	500.00
4100 - Late Fee Income	600.00	250.00	350.00	4,940.00	2,000.00	2,940.00	3,000.00
4110 - Late Fee Interest Income	-	-	-	4,784.05	-	4,784.05	-
4400 - Miscellaneous Income	50.00	-	50.00	3,732.00	-	3,732.00	-
4450 - Interest Income - Operating	8.41	4.17	4.24	171.41	33.36	138.05	50.00
4500 - Reserve Contributions	(9,250.00)	-	(9,250.00)	(74,000.00)	-	(74,000.00)	-
4800 - Homeowner Reimb HOA	-	-	-	460.00	-	460.00	-
4850 - Bank Charges	10.00	-	10.00	80.00	-	80.00	-
4900 - Insurance Proceeds	78,004.14	-	78,004.14	399,132.16	-	399,132.16	-
4901 - Special Assessment Interest	-	-	-	285.46	-	285.46	-
Total Income	156,880.55	92,544.01	64,336.54	1,039,249.08	740,352.08	298,897.00	1,110,528.00
Total Income	156,880.55	92,544.01	64,336.54	1,039,249.08	740,352.08	298,897.00	1,110,528.00

Operating Expense

Expense							
5000 - Electric	1,115.98	870.83	(245.15)	6,452.61	6,966.64	514.03	10,450.00
5050 - Gas	278.46	317.50	39.04	2,068.79	2,540.00	471.21	3,810.00
5100 - Water/Sewer	.04	14,583.33	14,583.29	115,925.10	116,666.64	741.54	175,000.00
5400 - Trash Removal	8,716.90	8,008.50	(708.40)	69,483.43	64,068.00	(5,415.43)	96,102.00
5401 - Large item hauling	-	166.67	166.67	268.00	1,333.36	1,065.36	2,000.00
6000 - Building Maintenance Exterior	150.00	5,333.33	5,183.33	50,224.00	42,666.64	(7,557.36)	64,000.00
6050 - Building Maintenance Interior	-	666.67	666.67	5,951.00	5,333.36	(617.64)	8,000.00
6300 - Plumbing Repair	-	583.33	583.33	2,615.00	4,666.64	2,051.64	7,000.00
6500 - Landscape Contract	5,157.00	5,258.17	101.17	44,573.00	42,065.36	(2,507.64)	63,098.00
6525 - Irrigation Repairs	1,483.23	1,125.00	(358.23)	5,575.54	9,000.00	3,424.46	13,500.00
6530 - Landscape Improvements	-	291.67	291.67	-	2,333.36	2,333.36	3,500.00
6535 - BackFlow Preventors	810.00	-	(810.00)	1,210.00	-	(1,210.00)	-
6550 - Plants/Trees	-	833.33	833.33	-	6,666.64	6,666.64	10,000.00
6600 - Parking Lot Maintenance	2,625.00	125.00	(2,500.00)	2,625.00	1,000.00	(1,625.00)	1,500.00
6610 - Storm Drain Servicing	-	358.33	358.33	-	2,866.64	2,866.64	4,300.00
6665 - Pool & Spa Maintenance	-	941.67	941.67	9,408.72	7,533.36	(1,875.36)	11,300.00
6670 - Pool Chemicals	-	625.00	625.00	5,817.15	5,000.00	(817.15)	7,500.00
6680 - Pool Repairs	-	166.67	166.67	623.00	1,333.36	710.36	2,000.00
6700 - Snow Removal	-	5,416.67	5,416.67	30,094.56	43,333.36	13,238.80	65,000.00
6750 - Miscellaneous Grounds	100.00	291.67	191.67	35,580.00	2,333.36	(33,246.64)	3,500.00
6800 - Dog Lawn Maint	-	1,083.33	1,083.33	9,507.91	8,666.64	(841.27)	13,000.00
6850 - Common Area Lighting	-	250.00	250.00	962.50	2,000.00	1,037.50	3,000.00
6875 - Signage	-	125.00	125.00	-	1,000.00	1,000.00	1,500.00
6995 - Fire restoration	-	-	-	202,479.69	-	(202,479.69)	-
6999 - Hailstorm Damage Repairs	-	-	-	67,017.33	-	(67,017.33)	-

Stone Canyon Condominium Association, Inc

Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
7000 - Management	4,263.50	4,263.50	-	34,108.00	34,108.00	-	51,162.00
7100 - Administration	492.72	583.33	90.61	3,704.46	4,666.64	962.18	7,000.00
7200 - Insurance	24,330.36	29,069.00	4,738.64	194,642.88	232,552.00	37,909.12	348,828.00
7300 - Audit/Tax Return	-	375.00	375.00	-	3,000.00	3,000.00	4,500.00
7310 - Income Tax Expense	-	41.67	41.67	-	333.36	333.36	500.00
7340 - Reserve Study	-	375.00	375.00	-	3,000.00	3,000.00	4,500.00
7350 - Bad Debt	127.05	-	(127.05)	127.05	-	(127.05)	-
7500 - Legal - General	-	833.33	833.33	480.00	6,666.64	6,186.64	10,000.00
7510 - Legal - Collection	-	166.67	166.67	-	1,333.36	1,333.36	2,000.00
7600 - Miscellaneous	-	23.17	23.17	1,563.76	185.36	(1,378.40)	278.00
7900 - Bank Charges	10.00	16.67	6.67	50.00	133.36	83.36	200.00
8000 - Reserve Income	-	9,250.00	9,250.00	-	74,000.00	74,000.00	111,000.00
8030 - Reserve Interest Income	-	125.00	125.00	-	1,000.00	1,000.00	1,500.00
8530 - Reserve - Concrete	-	-	-	98,598.63	-	(98,598.63)	-
Total Expense	49,660.24	92,544.01	42,883.77	1,001,737.11	740,352.08	(261,385.03)	1,110,528.00
Total Expense	49,660.24	92,544.01	42,883.77	1,001,737.11	740,352.08	(261,385.03)	1,110,528.00
Operating Net Total	107,220.31	-	107,220.31	37,511.97	-	37,511.97	-

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Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4900 - Insurance Proceeds	-	-	-	262,280.49	-	262,280.49	-
Total Income	-	-	-	262,280.49	-	262,280.49	-
Total Income	-	-	-	262,280.49	-	262,280.49	-
Reserve Expense							
Expense							
6000 - Building Maintenance Exterior	-	-	-	48,570.00	-	(48,570.00)	-
6999 - Hailstorm Damage Repairs	-	-	-	788,944.56	-	(788,944.56)	-
7900 - Bank Charges	-	-	-	10.00	-	(10.00)	-
8000 - Reserve Income	(9,250.00)	-	9,250.00	(74,000.00)	-	74,000.00	-
8030 - Reserve Interest Income	(90.69)	-	90.69	(833.69)	-	833.69	-
8500 - Reserve Expenses	-	-	-	(98,598.63)	-	98,598.63	-
8510 - Reserve - Buildings	-	-	-	63,995.00	-	(63,995.00)	-
Total Expense	(9,340.69)	-	9,340.69	728,087.24	-	(728,087.24)	-
Total Expense	(9,340.69)	-	9,340.69	728,087.24	-	(728,087.24)	-
Reserve Net Total	9,340.69	-	9,340.69	(465,806.75)	-	(465,806.75)	-
Net Total	116,561.00	-	116,561.00	(428,294.78)	-	(428,294.78)	-