

Southdown Community Association, Inc.
Balance Sheet
6/30/2023

AssetsCash-Reserve

103.17 - SCA 1103.17 Acct. # 1027002702 13Wk.2.45% CD	\$123,940.26
1102 - SCA 1102 New First Bus.Prem.MM3257	\$143,218.92
1102.8 - SCA 1102.8 Acct#1026640942 52Wk Signature Bank #2.75%	\$125,380.15
1104.11 - SCA 1104.11 Acct.# 1026642597_26Wk BOA_2.05%	\$124,135.62
1111 - SCA 1111 Mutual Of Omaha CD	\$93,449.25
1115 - 1115 SCA CIT MM 886	\$200,130.44
<u>Cash-Reserve Total</u>	<u>\$810,254.64</u>

Cash-Operating

1100 - SCA 1100 New First CK249	\$63,728.61
<u>Cash-Operating Total</u>	<u>\$63,728.61</u>

Other

1500 - SCA 1500 Accounts Receivable	\$109,505.76
1510 - SCA 1510 Allowance for Bad Debt	(\$20,400.00)
1610 - SCA 1610 Prepaid Insurance	\$7,689.67
<u>Other Total</u>	<u>\$96,795.43</u>

Intercompany

1825 - SCA 1825 Interfund Assesst (Liabilities) Replacement Fund	(\$218,579.65)
1826 - Interfund Assesst (Liabilities) Capital Fund	\$218,579.65
<u>Intercompany Total</u>	<u>\$0.00</u>

Assets Total

\$970,778.68

Liabilities and EquityOther

2550 - SCA 2550 Prepaid Assessments	\$4,470.37
2600 - SCA 2600 Deferred Assessments	\$150,980.90
<u>Other Total</u>	<u>\$155,451.27</u>

Equity

3102 - SCA 3102 Prior Years Surplus Replacement Fund (Deficit)	\$186,148.97
3103 - SCA 3103 Prior Years Surplus Capital Capital Fund (Deficit)	\$218,579.65
<u>Equity Total</u>	<u>\$404,728.62</u>

Retained Earnings

\$403,686.24

Net Income

\$6,912.55

Liabilities & Equity Total

\$970,778.68

Southdown Community Association, Inc.
Budget Comparison Report
6/1/2023 - 6/30/2023

	6/1/2023 - 6/30/2023				12/1/2022 - 6/30/2023				Annual Budget
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	
Income									
<u>Income</u>									
4000 - SCA 4000 Assessments	\$25,116.67	\$25,116.67	\$0.00	0.00%	\$176,416.61	\$175,816.69	\$599.92	0.34%	\$301,400.00
4020 - SCA 4020 Interest	\$0.00	\$0.00	\$0.00	0.00%	\$388.30	\$0.00	\$388.30	100.00%	\$0.00
4400 - SCA 4400 Late Charges	\$784.00	\$0.00	\$784.00	100.00%	\$2,540.89	\$0.00	\$2,540.89	100.00%	\$0.00
4525 - SCA 4525 Collections Legal Fees	\$8,417.71	\$789.75	\$7,627.96	965.87%	\$32,264.20	\$5,528.25	\$26,735.95	483.62%	\$9,476.99
<u>Total Income</u>	\$34,318.38	\$25,906.42	\$8,411.96	32.47%	\$211,610.00	\$181,344.94	\$30,265.06	16.69%	\$310,876.99
<u>Reserve - Income</u>									
4905 - SCA 4905 Reserve Contribution Income	\$125.00	\$1,000.00	(\$875.00)	(87.50%)	\$1,750.00	\$7,000.00	(\$5,250.00)	(75.00%)	\$12,000.00
4910 - SCA 4910 Interest - Reserve	\$1,320.00	\$33.09	\$1,286.91	3,889.12%	\$7,251.83	\$231.63	\$7,020.20	3,030.78%	\$397.08
<u>Total Reserve - Income</u>	\$1,445.00	\$1,033.09	\$411.91	39.87%	\$9,001.83	\$7,231.63	\$1,770.20	24.48%	\$12,397.08
Total Income	\$35,763.38	\$26,939.51	\$8,823.87	32.75%	\$220,611.83	\$188,576.57	\$32,035.26	16.99%	\$323,274.07
Expense									
<u>Common Grounds</u>									
5020 - SCA 5020 Playground Maintenance	\$28,066.00	\$1,250.29	(\$26,815.71)	(2,144.76%)	\$28,066.00	\$8,752.03	(\$19,313.97)	(220.68%)	\$15,003.45
5030 - SCA 5030 Tennis Courts	\$0.00	\$500.00	\$500.00	100.00%	\$3,929.48	\$3,500.00	(\$429.48)	(12.27%)	\$6,000.00
5060 - SCA 5060 Repairs & Maintenance	\$0.00	\$2,500.00	\$2,500.00	100.00%	\$7,125.00	\$17,500.00	\$10,375.00	59.29%	\$30,000.00
<u>Total Common Grounds</u>	\$28,066.00	\$4,250.29	(\$23,815.71)	(560.33%)	\$39,120.48	\$29,752.03	(\$9,368.45)	(31.49%)	\$51,003.45
<u>General Administrative Expenses</u>									
5505 - SCA 5505 Accounting / Audits	\$0.00	\$0.00	\$0.00	0.00%	\$2,475.00	\$0.00	(\$2,475.00)	(100.00%)	\$0.00
5515 - SCA 5515 Bank Charges	\$0.00	\$38.10	\$38.10	100.00%	\$0.00	\$266.70	\$266.70	100.00%	\$457.18
5527 - SCA 5527 Bad Debts	\$336.26	\$833.33	\$497.07	59.65%	\$10,753.87	\$5,833.31	(\$4,920.56)	(84.35%)	\$10,000.00
5530 - SCA 5530 Legal	(\$405.00)	\$83.33	\$488.33	586.02%	(\$2,723.70)	\$583.31	\$3,307.01	566.94%	\$1,000.00
5535 - SCA 5535 Collection Expense	\$8,372.71	\$779.05	(\$7,593.66)	(974.73%)	\$32,633.78	\$5,453.35	(\$27,180.43)	(498.42%)	\$9,348.58
5540 - SCA 5540 Management Fee	\$5,432.74	\$5,274.50	(\$158.24)	(3.00%)	\$37,870.94	\$36,921.50	(\$949.44)	(2.57%)	\$63,294.00
5550 - SCA 5550 Meeting Expense	\$0.00	\$0.00	\$0.00	0.00%	\$281.79	\$0.00	(\$281.79)	(100.00%)	\$0.00
5555 - SCA 5555 Homeowner Activities	\$0.00	\$125.00	\$125.00	100.00%	\$875.42	\$875.00	(\$0.42)	(0.05%)	\$1,500.00
5560 - SCA 5560									

Southdown Community Association, Inc.
Budget Comparison Report
6/1/2023 - 6/30/2023

	6/1/2023 - 6/30/2023				12/1/2022 - 6/30/2023				Annual Budget
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	
Homeowner Communications	\$0.00	\$125.00	\$125.00	100.00%	\$900.00	\$875.00	(\$25.00)	(2.86%)	\$1,500.00
5565 - SCA 5565 Holiday Decorations	\$0.00	\$416.67	\$416.67	100.00%	\$819.20	\$2,916.69	\$2,097.49	71.91%	\$5,000.00
Total General Administrative Expenses	\$13,736.71	\$7,674.98	(\$6,061.73)	(78.98%)	\$83,886.30	\$53,724.86	(\$30,161.44)	(56.14%)	\$92,099.76
Insurance									
5400 - SCA 5400 Insurance Expense	\$1,491.25	\$0.00	(\$1,491.25)	(100.00%)	\$10,438.75	\$0.00	(\$10,438.75)	(100.00%)	\$0.00
5405 - SCA 5405 Directors & Administrative	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,750.00	\$1,750.00	100.00%	\$3,000.00
5410 - SCA 5410 Fidelity Bond	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,750.00	\$1,750.00	100.00%	\$3,000.00
5427 - SCA 5427 Property Casualty	\$0.00	\$958.33	\$958.33	100.00%	\$0.00	\$6,708.31	\$6,708.31	100.00%	\$11,500.00
5435 - SCA 5435 Umbrella	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,750.00	\$1,750.00	100.00%	\$3,000.00
5440 - SCA 5440 Worker's Compensation	\$0.00	\$45.83	\$45.83	100.00%	\$0.00	\$320.81	\$320.81	100.00%	\$550.00
Total Insurance	\$1,491.25	\$1,754.16	\$262.91	14.99%	\$10,438.75	\$12,279.12	\$1,840.37	14.99%	\$21,050.00
Landscaping									
5100 - SCA 5100 Landscape Contract	\$4,492.38	\$4,500.00	\$7.62	0.17%	\$31,446.66	\$31,500.00	\$53.34	0.17%	\$54,000.00
5105 - SCA 5105 Irrigation Repairs	\$0.00	\$183.33	\$183.33	100.00%	\$0.00	\$1,283.31	\$1,283.31	100.00%	\$2,200.00
5115 - SCA 5115 Landscape Additional	\$0.00	\$342.35	\$342.35	100.00%	\$4,156.80	\$2,396.45	(\$1,760.35)	(73.46%)	\$4,108.15
5125 - SCA 5125 Trees	\$0.00	\$916.67	\$916.67	100.00%	\$0.00	\$6,416.69	\$6,416.69	100.00%	\$11,000.00
Total Landscaping	\$4,492.38	\$5,942.35	\$1,449.97	24.40%	\$35,603.46	\$41,596.45	\$5,992.99	14.41%	\$71,308.15
Pool									
5140 - SCA 5140 Plumbing	\$0.00	\$25.00	\$25.00	100.00%	(\$290.00)	\$175.00	\$465.00	265.71%	\$300.00
5145 - SCA 5145 Pool Furniture	\$0.00	\$125.00	\$125.00	100.00%	\$0.00	\$875.00	\$875.00	100.00%	\$1,500.00
5150 - SCA 5150 Pool Repari & Supplies	\$0.00	\$458.33	\$458.33	100.00%	\$1,029.79	\$3,208.31	\$2,178.52	67.90%	\$5,500.00
5155 - SCA 5155 Pool Passes	(\$115.00)	\$50.00	\$165.00	330.00%	(\$200.00)	\$350.00	\$550.00	157.14%	\$600.00
5175 - SCA 5175 Signs	\$464.39	\$62.50	(\$401.89)	(643.02%)	\$464.39	\$437.50	(\$26.89)	(6.15%)	\$750.00
5180 - SCA 5180 Pool Telephone Monitoring	\$0.00	\$44.58	\$44.58	100.00%	\$535.84	\$312.06	(\$223.78)	(71.71%)	\$535.00
5195 - SCA 5195 Pool Contract	\$20,298.39	\$5,291.67	(\$15,006.72)	(283.59%)	\$32,565.19	\$37,041.69	\$4,476.50	12.09%	\$63,500.00
Total Pool	\$20,647.78	\$6,057.08	(\$14,590.70)	(240.89%)	\$34,105.21	\$42,399.56	\$8,294.35	19.56%	\$72,685.00

Taxes

Southdown Community Association, Inc.
Budget Comparison Report
6/1/2023 - 6/30/2023

	6/1/2023 - 6/30/2023				12/1/2022 - 6/30/2023				Annual Budget
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	
5630 - SCA 5630 Tax - Property	\$0.00	\$43.98	\$43.98	100.00%	\$0.00	\$307.86	\$307.86	100.00%	\$527.71
<u>Total Taxes</u>	\$0.00	\$43.98	\$43.98	(100.00%)	\$0.00	\$307.86	\$307.86	(100.00%)	\$527.71
<u>Utilities</u>									
5605 - SCA 5605 Electricity	\$188.24	\$566.67	\$378.43	66.78%	\$3,386.70	\$3,966.69	\$579.99	14.62%	\$6,800.00
5615 - SCA 5615 Water & Sewer	\$855.65	\$650.00	(\$205.65)	(31.64%)	\$5,408.38	\$4,550.00	(\$858.38)	(18.87%)	\$7,800.00
<u>Total Utilities</u>	\$1,043.89	\$1,216.67	\$172.78	14.20%	\$8,795.08	\$8,516.69	(\$278.39)	(3.27%)	\$14,600.00
Total Expense	\$69,478.01	\$26,939.51	(\$42,538.50)	(157.90%)	\$211,949.28	\$188,576.57	(\$23,372.71)	(12.39%)	\$323,274.07
Operating Net Income	(\$33,714.63)	\$0.00	(\$33,714.63)	100.00%	\$8,662.55	\$0.00	\$8,662.55	100.00%	\$0.00
Reserve Expense									
<u>Reserve Contribution</u>									
9105 - SCA 9105 Access Allocation Reserve Transfer	\$125.00	\$0.00	(\$125.00)	(100.00%)	\$1,750.00	\$0.00	(\$1,750.00)	(100.00%)	\$0.00
<u>Total Reserve Contribution</u>	\$125.00	\$0.00	(\$125.00)	100.00%	\$1,750.00	\$0.00	(\$1,750.00)	100.00%	\$0.00
Total Reserve Expense	\$125.00	\$0.00	(\$125.00)	100.00%	\$1,750.00	\$0.00	(\$1,750.00)	100.00%	\$0.00
Reserve Net Income	(\$125.00)	\$0.00	(\$125.00)	100.00%	(\$1,750.00)	\$0.00	(\$1,750.00)	100.00%	\$0.00
Net Income	(\$33,839.63)	\$0.00	(\$33,839.63)	100.00%	\$6,912.55	\$0.00	\$6,912.55	100.00%	\$0.00