CANYON LAKE VILLAGE WEST POA FINANCIAL - YEAR 2025 "Unaudited"

Row #	INCOME	JAN	FEB	MAR	APR	MAY	JUN	JUL	TOTAL YTD 2025	VS	PRIOR YTD 2024	TOTAL YEAR BUDGET 2025	YTD vs BUDGET
1	Prior Years Mandatory Dues (past due)	$ 793	$ 274	$ 143	$ 72	$ 192	$ 192	$ 167	$ 1,833		$ 768		
2	Currently Year Mandatory Dues	$ 3,264	$ 2,808	$ 1,848	$ 528	$ 984	$ 288	$ 216	$ 9,936		$ 9,264	$ 12,840	92%
2A	Late Fee				$ 30	$ 352	$ 96	$ 50	$ 528		$ -		
3	Current Year Voluntary Assessment	$ 3,499	$ 3,453	$ 1,191	$ 385				$ 8,528		$ 7,426	$ 7,500	114%
4	Donations	$ 2,082	$ 1,829	$ 686	$ 464	$ 51	$ 170	$ 182	$ 5,464		$ 3,861	$ 3,000	182%
5	Other Specific Donations (deed restrictions)								$ -		$ 200		
6	Amenity Key Fee ($145/$100 replacement)	$ 6,506	$ 5,945	$ 4,490	$ 2,465	$ 3,190	$ 725	$ 1,115	$ 24,436		$ 23,420	$ 25,000	98%
7	Transfer Fee ($300)		$ 300		$ 600	$ 1,500	$ 300	$ 300	$ 3,000		$ 4,800	$ 7,200	42%
8	Resale Packet ($275)		$ 550		$ 275	$ 550	$ 275		$ 1,650		$ 4,125	$ 5,550	30%
9	Architectural Fees		$ 100		$ 100		$ 100	$ 200	$ 500		$ 825	$ 1,500	33%
10	Clubhouse Rentals		$ 100		$ 100	$ 50	$ 100		$ 350		$ 275	$ 400	88%
11													
12	Income from Residents	$ 16,144	$ 15,359	$ 8,358	$ 5,019	$ 6,869	$ 2,246	$ 2,230	$ 56,225		$ 54,964	$ 62,990	89%
13													
14	Associate Membership					$ 750		$ 250	$ 1,000		$ 750	$ 750	133%
16	Exercise Group/Water Aerobics/Yoga	$ 180		$ 160	$ 170	$ 170		$ 216	$ 896		$ 1,026	$ 2,000	45%
17	Web Advertising								$ -		$ -		
18	Pay Pal & Bank Interest Income	$ 27	$ 10	$ 36		$ 8		$ 8	$ 89		$ 116	$ 150	59%
19	GVTC Capital Distribution								$ -		$ -	$ 55	0%
20	Misc (int on Savings Acct/Zoom refund)	$ 159				$ 126			$ 285		$ -		
21	Income from Non Residents	$ 366	$ 10	$ 196	$ 170	$ 1,054	$ -	$ 474	$ 2,270		$ 1,892	$ 2,955	77%
22	**Total Income**	**$ 16,510**	**$ 15,369**	**$ 8,554**	**$ 5,189**	**$ 7,923**	**$ 2,246**	**$ 2,704**	**$ 58,495**		**$ 56,856**	**$ 65,945**	89%
23	EXPENSES												
24	Administrative Expense												
25	Bank Fees/Checks/PayPal	$ 5	$ 2	$ 7	$ 9	$ 2	$ 5		$ 30		$ 51	$ 250	
26	Office Supplies/Stamps/Printing/Recording	$ 146							$ 146		$ 287	$ 1,000	15%
27	PO Box Rental	$ 170							$ 170		$ 166	$ 200	85%
28	QuickBooks on Line	$ 106	$ 105	$ 106	$ 106	$ 106	$ 106	$ 123	$ 757		$ 672	$ 1,200	63%
29	Accounting Fees								$ -		$ -	$ 500	

30	Misc. Expenses	$ 20				$ 155			$ 175	$ -	$ 200	
31	Website , Internet, Zoom, Go Daddy , Nest	$ 83	$ 83	$ 169	$ 246	$ 166			$ 747	$ 578	$ 1,600	*47%*
32	Committee Annual Expenses								$ -	$ -		
33	**Total Administrative Expense**	**$ 530**	**$ 190**	**$ 282**	**$ 361**	**$ 429**	**$ 110**	**$ 123**	**$ 2,025**	**$ 1,754**	**$ 4,950**	***41%***
34	Insurance											
35	Officers & Directors Liability						$ 1,603		$ 1,603	$ 1,603	$ 1,700	*94%*
36	Commercial Package Policy								$ -	$ -	$ 8,200	*0%*
37	**Total Insurance**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 1,603**	**$ -**	**$ 1,603**	**$ 1,603**	**$ 9,900**	***16%***
38	Maintenance											
39	Trash Haul Off								$ -	$ -	$ 400	
40	Lawn Service					$ 106	$ 265	$ 445	$ 816	$ 410	$ 1,200	*68%*
41	Amenity Maint./Repairs (Cameras & Furniture)			$ 1,248	$ 865	$ 850		$ 650	$ 3,613	$ 1,489	$ 2,500	*145%*
42	Pool Service, Equipment, & Inspection	$ 1,632	$ 222		$ 1,544	$ 1,222	$ 1,583	$ 1,456	$ 7,661	$ 6,798	$ 12,500	*61%*
43	Clubhouse & Park (cleaning, repairs, nightly lock up, winterize clubhouse)	$ 250	$ 250	$ 85		$ 335	$ 1,054	$ 660	$ 2,634	$ 4,158	$ 6,500	*41%*
44	Misc Maintenance expense (post on Irene, pest control)		$ 520			$ 108		$ 217	$ 844	$ 2,400	$ 1,000	*84%*
45	Shrubbery & Beds Maint / Replace								$ -	$ -	$ 1,500	
46	VW Sign Maintenance								$ -	$ -	$ 200	
47	Amenities locks & keys (incl. repairs)				$ 1,369	$ 144	$ 627		$ 2,140	$ 921	$ 1,000	*214%*
48	**Total Maintenance Expense**	**$ 1,882**	**$ 992**	**$ 1,333**	**$ 3,778**	**$ 2,765**	**$ 3,529**	**$ 3,428**	**$ 17,708**	**$ 16,176**	**$ 26,800**	***66%***
49												
51	Utilities											
52	Water	$ 47	$ 47	$ 47	$ 57	$ 51	$ 103	$ 95	$ 448	$ 487	$ 900	*50%*
53	Electric	$ 262	$ 144	$ 207	$ 157	$ 163	$ 382	$ 386	$ 1,701	$ 1,971	$ 4,000	*43%*
54	**Total Utilities Expense**	**$ 309**	**$ 191**	**$ 254**	**$ 214**	**$ 214**	**$ 486**	**$ 481**	**$ 2,149**	**$ 2,458**	**$ 4,900**	***44%***
55												
56	Real Estate Taxes								$ -	$ -	$ 300	
57	**Total Taxes Expense**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 300**	
58	Legal					$ -						
59	POA Counsel								$ -	$ 1,553	$ 2,000	*0%*
60	Legal for Deed Enforcement	$ 170	$ 510						$ 680	$ -	$ 5,000	
61	Meetings									$ -		
62	**Total Legal Expense**	**$ 170**	**$ 510**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 680**	**$ 1,553**	**$ 7,000**	*10%*

63	**Events**											
64	**Special Events - Dumpster Days**								$ -	$ -	$ 2,000	
65	**Pool Social & National Night Out**					$ 97			$ 97	$ 38	$ 1,000	
66	**Total Events Expense**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 97**	**$ -**	**$ -**	**$ 97**	**$ 38**	**$ 3,000**	
67												
68	**Total Operating Expenses**	**$ 2,891**	**$ 1,883**	**$ 1,869**	**$ 4,353**	**$ 3,505**	**$ 5,728**	**$ 4,032**	**$ 24,262**	**$ 23,581**	**$ 56,850**	***43%***
69	**Projects (Board Approved)**											
70	**Chairs, Survey**								$ -	$ -	$ 7,500	*0%*
71									$ -	$ -		
72	**Total Projects Expense**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 7,500**	***0%***
73												
74	**Grand Total Monthly Expenses**	**$ 2,891**	**$ 1,883**	**$ 1,869**	**$ 4,353**	**$ 3,505**	**$ 5,728**	**$ 4,032**	**$ 24,262**	**$ 23,581**	**$ 64,350**	***38%***
75												
76	**PROFIT/(LOSS) - Unaudited**	**$ 13,619**	**$ 13,485**	**$ 6,685**	**$ 836**	**$ 4,418**	**$ (3,482)**	**$ (1,328)**	**$ 34,233**	**$ 33,275**	**$ 1,595**	
	Less: Current year spend for prior year projects approved										**$ 10,000**	
	Ending Profit/(Loss) with Prior Year Projects Paid in Current Year										**$ (8,405)**	

Schedule 1 - Canyon Lake Village West Banking Stats

		Jan	Feb	Mar	Apr	May	Jun	Jul
77	Balance - Operating Account	$ 66,628	$ 80,192	$ 86,804	$ 87,640	$ 92,057	$ 88,575	$ 87,692
78	Balance - Money Market Account	$ 54,822	$ 54,822	$ 54,823	$ 54,823	$ 54,823	$ 54,824	$ 54,824
79	**Bank Balance Total**	**$ 121,450**	**$ 135,014**	**$ 141,627**	**$ 142,463**	**$ 146,880**	**$ 143,399**	**$ 142,516**
80	Less: Uncleared Checks		$ (83)					$ (445)
81	**Checkbook Balance - Bank Register**	**$ 121,450**	**$ 134,931**	**$ 141,627**	**$ 142,463**	**$ 146,880**	**$ 143,399**	**$ 142,071**

Schedule 2 - P&L through Cash Flow Reconciliation

82									
83	Prior Month Cash Balance - Book	$ 108,216	$ 121,450	$ 134,931	$ 141,627	$ 142,463	$ 146,880	$ 143,399	
84	Current Month Profit/(Loss)	$ 13,619	$ 13,485	$ 6,685	$ 836	$ 4,418	$ (3,482)	$ (1,328)	***$ 34,233***
85	Checkbook Balance - Book	$ 121,450	$ 134,931	$ 141,627	$ 142,463	$ 146,880	$ 143,399	$ 142,071	
86	*zero check - "In Balance"*	-	-	-	-	-	-	-	

Schedule 3 - Months of Cash Reserve

		Jan	Feb	Mar	Apr	May	Jun	Jul
87	Book Balance - Operating Account	$ 66,628	$ 80,109	$ 86,804	$ 87,640	$ 92,057	$ 88,575	$ 87,692
88	Book Balance - Money Mkt Account	$ 54,822	$ 54,822	$ 54,823	$ 54,823	$ 54,823	$ 54,824	$ 54,824
89	**Total Checkbook Accounts**	**$ 121,450**	**$ 134,931**	**$ 141,627**	**$ 142,463**	**$ 146,880**	**$ 143,399**	**$ 142,516**
90	**Less: Specific Donations**							
91	2019 Resurface Tennis Count	$ (500)	$ (500)	$ (500)	$ (500)	$ (500)	$ (500)	$ (500)
92	Remaining Bank Balance	$ 120,950	$ 134,431	$ 141,127	$ 141,963	$ 146,380	$ 142,899	$ 142,016
93	2024 Budget Avg Monthly Exp	$ 4,738	$ 4,738	$ 4,529	$ 4,529	$ 4,529	$ 4,529	$ 4,529
94	**Months of Cash Reserve**	**25.5**	**28.4**	**31.2**	**31.3**	**32.3**	**31.6**	**31.4**

Schedule 4 - Voluntary Special Assessment

Year 2025 VSA of $140 is Based on 53 Member Participation

87	Approved at Annual Meeting			Amount Spent this Year					
88	Irene Property - includes Basketball Court Resurface	$ 9,000							
89	Clubhouse improvements on Amanda								
90									
91									
92	Total Costs for 2025	$ 9,000		$ -					
93	Collected Year To Date Cell "P3"	$ 8,528							
	Over/(Under) Projected	$ (472)		$ -	**Remaining of VSA**				

2025 Year to Date we have collected $8,528 compared to the projected $7,500 in budget

We have $8,528 remaining of Voluntary Special Assessment money to spend on approved projects