

**Southdown Community Association, Inc.**  
**Balance Sheet**  
**3/31/2023**

**Assets**Cash-Operating

1100 - SCA 1100 New First CK249	\$246,511.03
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Cash-Operating Total

	\$246,511.03
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Cash-Reserve

1102 - SCA 1102 New First Bus.Prem.MM3257	\$241,769.58
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1102.8 - SCA 1102.8 Acct#1026640942 52Wk Signature Bank #2.75%	\$124,523.51
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1103.16 - SCA 1103.16 Acct. # 1026644212 13Wk.1.8% CD	\$123,196.51
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1104.11 - SCA 1104.11 Acct.# 1026642597_26Wk BOA_2.05%	\$123,502.81
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1111 - SCA 1111 Mutual Of Omaha CD	\$93,056.45
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Cash-Reserve Total

	\$706,048.86
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Other

1500 - SCA 1500 Accounts Receivable	\$124,939.74
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1510 - SCA 1510 Allowance for Bad Debt	(\$20,400.00)
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1610 - SCA 1610 Prepaid Insurance	\$12,163.42
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Other Total

	\$116,703.16
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Intercompany

1825 - SCA 1825 Interfund Assest (Liabilities) Replacement Fund	(\$218,579.65)
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1826 - Interfund Assest (Liabilities) Capital Fund	\$218,579.65
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Intercompany Total

	\$0.00
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*Assets Total*

	\$1,069,263.05
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**Liabilities and Equity**Other

2550 - SCA 2550 Prepaid Assessments	\$3,844.91
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2600 - SCA 2600 Deferred Assessments	\$226,181.86
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Other Total

	\$230,026.77
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Equity

3102 - SCA 3102 Prior Years Surplus Replacement Fund (Deficit)	\$186,148.97
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3103 - SCA 3103 Prior Years Surplus Capital Capital Fund (Deficit)	\$218,579.65
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Equity Total

	\$404,728.62
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Retained Earnings

	\$403,710.24
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Net Income

	\$30,797.42
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*Liabilities & Equity Total*

	\$1,069,263.05
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**Southdown Community Association, Inc.**  
**Budget Comparison Report**  
**3/1/2023 - 3/31/2023**

	3/1/2023 - 3/31/2023				12/1/2022 - 3/31/2023				
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	Annual Budget
Income									
Income									
4000 - SCA 4000 Assessments	\$25,116.67	\$25,116.67	\$0.00	0.00%	\$101,066.60	\$100,466.68	\$599.92	0.60%	\$301,400.00
4020 - SCA 4020 Interest	\$188.19	\$0.00	\$188.19	100.00%	\$357.92	\$0.00	\$357.92	100.00%	\$0.00
4400 - SCA 4400 Late Charges	\$558.00	\$0.00	\$558.00	100.00%	\$1,278.89	\$0.00	\$1,278.89	100.00%	\$0.00
4525 - SCA 4525 Collections Legal Fees	\$17.75	\$789.75	(\$772.00)	(97.75%)	\$14,215.88	\$3,159.00	\$11,056.88	350.01%	\$9,476.99
Total Income	\$25,880.61	\$25,906.42	(\$25.81)	(0.10%)	\$116,919.29	\$103,625.68	\$13,293.61	12.83%	\$310,876.99
Reserve - Income									
4905 - SCA 4905 Reserve Contribution Income	\$125.00	\$1,000.00	(\$875.00)	(87.50%)	\$1,375.00	\$4,000.00	(\$2,625.00)	(65.63%)	\$12,000.00
4910 - SCA 4910 Interest - Reserve	\$1,085.27	\$33.09	\$1,052.18	3,179.75%	\$3,451.43	\$132.36	\$3,319.07	2,507.61%	\$397.08
Total Reserve - Income	\$1,210.27	\$1,033.09	\$177.18	17.15%	\$4,826.43	\$4,132.36	\$694.07	16.80%	\$12,397.08
Total Income	\$27,090.88	\$26,939.51	\$151.37	0.56%	\$121,745.72	\$107,758.04	\$13,987.68	12.98%	\$323,274.07
Expense									
Common Grounds									
5020 - SCA 5020 Playground Maintenance	\$0.00	\$1,250.29	\$1,250.29	100.00%	\$0.00	\$5,001.16	\$5,001.16	100.00%	\$15,003.45
5030 - SCA 5030 Tennis Courts	\$0.00	\$500.00	\$500.00	100.00%	\$162.38	\$2,000.00	\$1,837.62	91.88%	\$6,000.00
5060 - SCA 5060 Repairs & Maintenance	\$7,125.00	\$2,500.00	(\$4,625.00)	(185.00%)	\$7,125.00	\$10,000.00	\$2,875.00	28.75%	\$30,000.00
Total Common Grounds	\$7,125.00	\$4,250.29	(\$2,874.71)	(67.64%)	\$7,287.38	\$17,001.16	\$9,713.78	57.14%	\$51,003.45
General Administrative Expenses									
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	\$152.40	\$152.40	100.00%	\$457.18
5527 - SCA 5527 Bad Debts	\$127.96	\$833.33	\$705.37	84.64%	\$8,415.05	\$3,333.32	(\$5,081.73)	(152.45%)	\$10,000.00
5530 - SCA 5530 Legal	\$99.00	\$83.33	(\$15.67)	(18.80%)	(\$2,653.70)	\$333.32	\$2,987.02	896.14%	\$1,000.00
5535 - SCA 5535 Collection Expense	\$35.50	\$779.05	\$743.55	95.44%	\$14,754.00	\$3,116.20	(\$11,637.80)	(373.46%)	\$9,348.58
5540 - SCA 5540 Management Fee	\$5,432.74	\$5,274.50	(\$158.24)	(3.00%)	\$21,572.72	\$21,098.00	(\$474.72)	(2.25%)	\$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	\$420.67	\$125.00	(\$295.67)	(236.54%)	\$420.67	\$500.00	\$79.33	15.87%	\$1,500.00
5560 - SCA 5560 Homeowner Communications	\$0.00	\$125.00	\$125.00	100.00%	\$900.00	\$500.00	(\$400.00)	(80.00%)	\$1,500.00
5565 - SCA 5565 Holiday Decorations	\$0.00	\$416.67	\$416.67	100.00%	\$819.20	\$1,666.68	\$847.48	50.85%	\$5,000.00
Total General Administrative Expenses	\$6,115.87	\$7,674.98	\$1,559.11	20.31%	\$46,984.73	\$30,699.92	(\$16,284.81)	(53.05%)	\$92,099.76

**Southdown Community Association, Inc.**  
**Budget Comparison Report**  
**3/1/2023 - 3/31/2023**

	3/1/2023 - 3/31/2023				12/1/2022 - 3/31/2023				
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	Annual Budget
<u>Insurance</u>									
5400 - SCA 5400 Insurance Expense	\$1,491.25	\$0.00	(\$1,491.25)	(100.00%)	\$5,965.00	\$0.00	(\$5,965.00)	(100.00%)	\$0.00
5405 - SCA 5405 Directors & Administrative	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,000.00	\$1,000.00	100.00%	\$3,000.00
5410 - SCA 5410 Fidelity Bond	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,000.00	\$1,000.00	100.00%	\$3,000.00
5427 - SCA 5427 Property Casualty	\$0.00	\$958.33	\$958.33	100.00%	\$0.00	\$3,833.32	\$3,833.32	100.00%	\$11,500.00
5435 - SCA 5435 Umbrella	\$0.00	\$250.00	\$250.00	100.00%	\$0.00	\$1,000.00	\$1,000.00	100.00%	\$3,000.00
5440 - SCA 5440 Worker's Compensation	\$0.00	\$45.83	\$45.83	100.00%	\$0.00	\$183.32	\$183.32	100.00%	\$550.00
<u>Total Insurance</u>	\$1,491.25	\$1,754.16	\$262.91	14.99%	\$5,965.00	\$7,016.64	\$1,051.64	14.99%	\$21,050.00
<u>Landscaping</u>									
5100 - SCA 5100 Landscape Contract	\$4,492.38	\$4,500.00	\$7.62	0.17%	\$17,969.52	\$18,000.00	\$30.48	0.17%	\$54,000.00
5105 - SCA 5105 Irrigation Repairs	\$0.00	\$183.33	\$183.33	100.00%	\$0.00	\$733.32	\$733.32	100.00%	\$2,200.00
5115 - SCA 5115 Landscape Additional	\$0.00	\$342.35	\$342.35	100.00%	\$0.00	\$1,369.40	\$1,369.40	100.00%	\$4,108.15
5125 - SCA 5125 Trees	\$0.00	\$916.67	\$916.67	100.00%	\$0.00	\$3,666.68	\$3,666.68	100.00%	\$11,000.00
<u>Total Landscaping</u>	\$4,492.38	\$5,942.35	\$1,449.97	24.40%	\$17,969.52	\$23,769.40	\$5,799.88	24.40%	\$71,308.15
<u>Pool</u>									
5140 - SCA 5140 Plumbing	\$0.00	\$25.00	\$25.00	100.00%	(\$290.00)	\$100.00	\$390.00	390.00%	\$300.00
5145 - SCA 5145 Pool Furniture	\$0.00	\$125.00	\$125.00	100.00%	\$0.00	\$500.00	\$500.00	100.00%	\$1,500.00
5150 - SCA 5150 Pool Repairs & Supplies	\$0.00	\$458.33	\$458.33	100.00%	\$0.00	\$1,833.32	\$1,833.32	100.00%	\$5,500.00
5155 - SCA 5155 Pool Passes	\$0.00	\$50.00	\$50.00	100.00%	\$0.00	\$200.00	\$200.00	100.00%	\$600.00
5175 - SCA 5175 Signs	\$0.00	\$62.50	\$62.50	100.00%	\$0.00	\$250.00	\$250.00	100.00%	\$750.00
5180 - SCA 5180 Pool Telephone Monitoring	\$0.00	\$44.58	\$44.58	100.00%	\$535.84	\$178.32	(\$357.52)	(200.49%)	\$535.00
5195 - SCA 5195 Pool Contract	\$1,250.00	\$5,291.67	\$4,041.67	76.38%	\$5,376.00	\$21,166.68	\$15,790.68	74.60%	\$63,500.00
<u>Total Pool</u>	\$1,250.00	\$6,057.08	\$4,807.08	79.36%	\$5,621.84	\$24,228.32	\$18,606.48	76.80%	\$72,685.00
<u>Taxes</u>									
5630 - SCA 5630 Tax - Property	\$0.00	\$43.98	\$43.98	100.00%	\$0.00	\$175.92	\$175.92	100.00%	\$527.71
<u>Total Taxes</u>	\$0.00	\$43.98	\$43.98	(100.00%)	\$0.00	\$175.92	\$175.92	(100.00%)	\$527.71
<u>Utilities</u>									
5605 - SCA 5605 Electricity	\$547.72	\$566.67	\$18.95	3.34%	\$2,361.06	\$2,266.68	(\$94.38)	(4.16%)	\$6,800.00
5615 - SCA 5615 Water & Sewer	\$536.21	\$650.00	\$113.79	17.51%	\$3,383.77	\$2,600.00	(\$783.77)	(30.15%)	\$7,800.00
<u>Total Utilities</u>	\$1,083.93	\$1,216.67	\$132.74	10.91%	\$5,744.83	\$4,866.68	(\$878.15)	(18.04%)	\$14,600.00
<b>Total Expense</b>	\$21,558.43	\$26,939.51	\$5,381.08	19.97%	\$89,573.30	\$107,758.04	\$18,184.74	16.88%	\$323,274.07

**Southdown Community Association, Inc.**  
**Budget Comparison Report**  
**3/1/2023 - 3/31/2023**

	3/1/2023 - 3/31/2023				12/1/2022 - 3/31/2023				
	Actual	Budget	Variance	Percent	Actual	Budget	Variance	Percent	Annual Budget
Operating Net Income	\$5,532.45	\$0.00	\$5,532.45	100.00%	\$32,172.42	\$0.00	\$32,172.42	100.00%	\$0.00
<b>Reserve Expense</b>									
<u>Reserve Contribution</u>									
9105 - SCA 9105 Access Allocation Reserve Transfer	\$125.00	\$0.00	(\$125.00)	(100.00%)	\$1,375.00	\$0.00	(\$1,375.00)	(100.00%)	\$0.00
<u>Total Reserve Contribution</u>	\$125.00	\$0.00	(\$125.00)	100.00%	\$1,375.00	\$0.00	(\$1,375.00)	100.00%	\$0.00
<b>Total Reserve Expense</b>	\$125.00	\$0.00	(\$125.00)	100.00%	\$1,375.00	\$0.00	(\$1,375.00)	100.00%	\$0.00
Reserve Net Income	(\$125.00)	\$0.00	(\$125.00)	100.00%	(\$1,375.00)	\$0.00	(\$1,375.00)	100.00%	\$0.00
Net Income	\$5,407.45	\$0.00	\$5,407.45	100.00%	\$30,797.42	\$0.00	\$30,797.42	100.00%	\$0.00