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Sonora Homeowners Association  
Balance Sheet  
Period Through: 12/31/2024

Assets

Operating		
102 - First Citizens Bank-Operating	\$20,910.74	
109 - Due To/From Reserve	(\$10,000.00)	
Operating Total	\$10,910.74	
Reserve		
103 - USB-Reserve	\$30,968.57	
105 - Edward Jones- Money Market	\$938.55	
106 - First Citizens Bank-Reserve	\$102,490.56	
110 - Due To/From Operating	\$10,000.00	
119 - BMO-New CD-4.402%-12/19/2028	\$75,000.00	
122 - Edward Jones CD- 5.05% 07/18/25	\$52,342.68	
123 - BMO CD- 1420 4.65% 09/22/25	\$82,778.21	
Reserve Total	\$354,518.57	
Other Asset		
181 - Prepaid Insurance - (December)	\$2,872.90	
Other Asset Total	\$2,872.90	
Assets Total		<u><u>\$368,302.21</u></u>

Liabilities and Equity

Operating Equity		
301 - Homeowners Equity	\$16,064.17	
Operating Current Year Surplus/Deficit	(\$2,280.53)	
Operating Equity Total	\$13,783.64	
Reserve Equity		
320 - Reserve-Painting	\$198,000.20	
321 - Reserve-Rock Replacement	\$24,534.43	
322 - Reserve-Sprinklers	\$87,797.64	
325 - Reserve-Major Maintenance	\$36,714.01	
360 - Reserve-Interest	\$7,472.29	
Reserve Equity Total	\$354,518.57	
Liabilities & Equity Total		<u><u>\$368,302.21</u></u>

**Sonora Homeowners Association**  
**Budget Comparison Report**  
**12/1/2024 - 12/31/2024**

	12/1/2024 - 12/31/2024			1/1/2024 - 12/31/2024			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Income</u>							
401 - Homeowners Assessments	\$30,604.00	\$20,930.00	\$9,674.00	\$258,669.56	\$251,160.00	\$7,509.56	\$251,160.00
410 - Late Charges	\$180.00	\$0.00	\$180.00	\$465.00	\$0.00	\$465.00	\$0.00
420 - Transfer Fees	\$0.00	\$0.00	\$0.00	(\$100.00)	\$0.00	(\$100.00)	\$0.00
430 - Legal/Collection Charged to Owners	\$1,193.50	\$0.00	\$1,193.50	\$1,786.00	\$0.00	\$1,786.00	\$0.00
434 - Fines Charged	\$0.00	\$0.00	\$0.00	\$150.00	\$0.00	\$150.00	\$0.00
461 - Interest Operating Acct	\$6.83	\$114.00	(\$107.17)	\$99.40	\$1,368.00	(\$1,268.60)	\$1,368.00
<b>Total Income</b>	<b>\$31,984.33</b>	<b>\$21,044.00</b>	<b>\$10,940.33</b>	<b>\$261,069.96</b>	<b>\$252,528.00</b>	<b>\$8,541.96</b>	<b>\$252,528.00</b>
<b>Total Income</b>	<b>\$31,984.33</b>	<b>\$21,044.00</b>	<b>\$10,940.33</b>	<b>\$261,069.96</b>	<b>\$252,528.00</b>	<b>\$8,541.96</b>	<b>\$252,528.00</b>
<b>Expense</b>							
<u>Admin Expenses</u>							
503 - Accounting	\$722.99	\$708.00	(\$14.99)	\$8,539.92	\$8,496.00	(\$43.92)	\$8,496.00
504 - Legal/Collection	\$847.00	\$100.00	(\$747.00)	\$4,305.13	\$1,200.00	(\$3,105.13)	\$1,200.00
505 - Office Supplies	\$0.00	\$45.00	\$45.00	\$704.98	\$540.00	(\$164.98)	\$540.00
506 - Dues & Meetings	\$135.00	\$30.00	(\$105.00)	\$345.00	\$360.00	\$15.00	\$360.00
507 - Web Support	\$0.00	\$9.00	\$9.00	\$0.00	\$108.00	\$108.00	\$108.00
508 - Statements (Homeowner)	\$225.75	\$250.00	\$24.25	\$2,728.30	\$3,000.00	\$271.70	\$3,000.00
509 - Activities	\$51.00	\$15.00	(\$36.00)	\$51.00	\$180.00	\$129.00	\$180.00
581 - Insurance	\$1,809.17	\$210.00	(\$1,599.17)	\$4,587.55	\$2,520.00	(\$2,067.55)	\$2,520.00
592 - Postage	\$0.00	\$0.00	\$0.00	\$0.00	\$105.00	\$105.00	\$105.00
596 - Income Tax/Tax Prep	\$0.00	\$35.00	\$35.00	\$1,125.00	\$315.00	(\$810.00)	\$315.00
598 - Storage Unit Rental	\$90.51	\$83.00	(\$7.51)	\$1,058.04	\$996.00	(\$62.04)	\$996.00
599 - Misc Exp/Homeowner Statements	\$81.00	\$0.00	(\$81.00)	\$106.00	\$0.00	(\$106.00)	\$0.00
<b>Total Admin Expenses</b>	<b>\$3,962.42</b>	<b>\$1,485.00</b>	<b>(\$2,477.42)</b>	<b>\$23,550.92</b>	<b>\$17,820.00</b>	<b>(\$5,730.92)</b>	<b>\$17,820.00</b>
<u>Electric/Water/Other Utilities</u>							
512 - Water	\$1,083.41	\$795.00	(\$288.41)	\$11,994.25	\$9,540.00	(\$2,454.25)	\$9,540.00
514 - Electricity	\$216.90	\$190.00	(\$26.90)	\$2,456.60	\$2,280.00	(\$176.60)	\$2,280.00
515 - Trash Removal	\$2,880.00	\$2,880.00	\$0.00	\$34,560.00	\$34,560.00	\$0.00	\$34,560.00
<b>Total Electric/Water/Other Utilities</b>	<b>\$4,180.31</b>	<b>\$3,865.00</b>	<b>(\$315.31)</b>	<b>\$49,010.85</b>	<b>\$46,380.00</b>	<b>(\$2,630.85)</b>	<b>\$46,380.00</b>
<u>Landscaping</u>							
531 - Yard Maint (Gardener)	\$4,766.66	\$4,767.00	\$0.34	\$57,199.92	\$57,204.00	\$4.08	\$57,204.00
532 - Plant/Tree Replacement	\$0.00	\$5.00	\$5.00	\$560.00	\$60.00	(\$500.00)	\$60.00
535 - Sprinkler Repairs	\$650.00	\$100.00	(\$550.00)	\$3,163.00	\$1,200.00	(\$1,963.00)	\$1,200.00
536 - Tree Maintenance	\$0.00	\$1,530.00	\$1,530.00	\$18,360.00	\$18,360.00	\$0.00	\$18,360.00
538 - Pest Control	\$1,082.00	\$1,082.00	\$0.00	\$12,985.80	\$12,984.00	(\$1.80)	\$12,984.00
<b>Total Landscaping</b>	<b>\$6,498.66</b>	<b>\$7,484.00</b>	<b>\$985.34</b>	<b>\$92,268.72</b>	<b>\$89,808.00</b>	<b>(\$2,460.72)</b>	<b>\$89,808.00</b>
<u>Reserve Allocations</u>							
720 - Painting	\$5,500.00	\$5,500.00	\$0.00	\$66,000.00	\$66,000.00	\$0.00	\$66,000.00
721 - Rock Replacement	\$325.00	\$325.00	\$0.00	\$3,900.00	\$3,900.00	\$0.00	\$3,900.00
722 - Sprinkler System	\$1,000.00	\$1,000.00	\$0.00	\$12,000.00	\$12,000.00	\$0.00	\$12,000.00
725 - Major Maintenance	\$1,385.00	\$1,385.00	\$0.00	\$16,620.00	\$16,620.00	\$0.00	\$16,620.00
<b>Total Reserve Allocations</b>	<b>\$8,210.00</b>	<b>\$8,210.00</b>	<b>\$0.00</b>	<b>\$98,520.00</b>	<b>\$98,520.00</b>	<b>\$0.00</b>	<b>\$98,520.00</b>