

Sonora Homeowners Association
Balance Sheet
Period Through: 3/31/2025

Assets

Operating		
102 - First Citizens Bank-Operating	\$18,761.61	
109 - Due To/From Reserve	(\$22,319.50)	
Operating Total	(\$3,557.89)	
Reserve		
103 - USB-Reserve	\$30,967.37	
105 - Edward Jones- Money Market	\$948.50	
106 - First Citizens Bank-Reserve	\$113,456.55	
110 - Due To/From Operating	\$22,319.50	
119 - BMO-New CD-4.402%-12/19/2028	\$75,000.00	
122 - Edward Jones CD- 5.05% 07/18/25	\$52,095.16	
123 - BMO CD- 1420 4.65% 09/22/25	\$82,778.21	
Reserve Total	\$377,565.29	
Other Asset		
181 - Prepaid Insurance - (December)	\$2,089.39	
Other Asset Total	\$2,089.39	
Assets Total		<u><u>\$376,096.79</u></u>

Liabilities and Equity

Operating Equity		
301 - Homeowners Equity	\$13,783.64	
Operating Current Year Surplus/Deficit	(\$15,252.14)	
Operating Equity Total	(\$1,468.50)	
Reserve Equity		
320 - Reserve-Painting	\$214,866.20	
321 - Reserve-Rock Replacement	\$27,184.43	
322 - Reserve-Sprinklers	\$91,472.64	
325 - Reserve-Major Maintenance	\$39,881.51	
326 - CC&R Review/Update	\$4,000.00	
360 - Reserve-Interest	\$160.51	
Reserve Equity Total	\$377,565.29	
Liabilities & Equity Total		<u><u>\$376,096.79</u></u>

**Sonora Homeowners Association
Budget Comparison Report
3/1/2025 - 3/31/2025**

	3/1/2025 - 3/31/2025			1/1/2025 - 3/31/2025			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Income</u>							
401 - Homeowners Assessments	\$23,324.00	\$22,750.00	\$574.00	\$69,425.00	\$68,250.00	\$1,175.00	\$273,000.00
410 - Late Charges	\$75.00	\$0.00	\$75.00	\$150.00	\$0.00	\$150.00	\$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	\$100.00	\$0.00	\$100.00	\$1,174.00	\$0.00	\$1,174.00	\$0.00
461 - Interest Operating Acct	\$0.32	\$0.00	\$0.32	\$9.97	\$0.00	\$9.97	\$0.00
<u>Total Income</u>	\$23,499.32	\$22,750.00	\$749.32	\$70,858.97	\$68,250.00	\$2,608.97	\$273,000.00
Total Income	\$23,499.32	\$22,750.00	\$749.32	\$70,858.97	\$68,250.00	\$2,608.97	\$273,000.00
Expense							
<u>Admin Expenses</u>							
503 - Accounting	\$720.99	\$775.00	\$54.01	\$2,162.97	\$2,325.00	\$162.03	\$9,300.00
504 - Legal/Collection	\$29.92	\$200.00	\$170.08	\$1,816.76	\$600.00	(\$1,216.76)	\$2,400.00
505 - Office Supplies	\$480.60	\$55.00	(\$425.60)	\$544.48	\$165.00	(\$379.48)	\$660.00
506 - Dues & Meetings	\$0.00	\$35.00	\$35.00	\$0.00	\$105.00	\$105.00	\$420.00
507 - Web Support	\$0.00	\$15.00	\$15.00	\$0.00	\$45.00	\$45.00	\$180.00
508 - Statements (Homeowner)	\$229.50	\$224.00	(\$5.50)	\$682.25	\$672.00	(\$10.25)	\$2,688.00
509 - Activities	\$0.00	\$15.00	\$15.00	\$0.00	\$45.00	\$45.00	\$180.00
581 - Insurance	\$261.17	\$343.00	\$81.83	\$2,974.51	\$1,029.00	(\$1,945.51)	\$4,116.00
596 - Income Tax/Tax Prep	\$0.00	\$275.00	\$275.00	\$120.00	\$825.00	\$705.00	\$3,300.00
598 - Storage Unit Rental	\$90.51	\$94.00	\$3.49	\$271.53	\$282.00	\$10.47	\$1,128.00
599 - Misc Exp/Homeowner Statements	\$125.00	\$0.00	(\$125.00)	\$284.50	\$0.00	(\$284.50)	\$0.00
<u>Total Admin Expenses</u>	\$1,937.69	\$2,031.00	\$93.31	\$8,857.00	\$6,093.00	(\$2,764.00)	\$24,372.00
<u>Electric/Water/Other Utilities</u>							
512 - Water	\$1,029.10	\$1,000.00	(\$29.10)	\$3,203.51	\$3,000.00	(\$203.51)	\$12,000.00
514 - Electricity	\$199.00	\$215.00	\$16.00	\$623.60	\$645.00	\$21.40	\$2,580.00
515 - Trash Removal	\$3,060.00	\$3,060.00	\$0.00	\$9,180.00	\$9,180.00	\$0.00	\$36,720.00
<u>Total Electric/Water/Other Utilities</u>	\$4,288.10	\$4,275.00	(\$13.10)	\$13,007.11	\$12,825.00	(\$182.11)	\$51,300.00
<u>Landscaping</u>							
531 - Yard Maint (Gardener)	\$5,005.00	\$5,005.00	\$0.00	\$15,015.00	\$15,015.00	\$0.00	\$60,060.00
532 - Plant/Tree Replacement	\$0.00	\$85.00	\$85.00	\$0.00	\$255.00	\$255.00	\$1,020.00
535 - Sprinkler Repairs	\$0.00	\$200.00	\$200.00	\$425.00	\$600.00	\$175.00	\$2,400.00
536 - Tree Maintenance	\$0.00	\$1,725.00	\$1,725.00	\$20,520.00	\$5,175.00	(\$15,345.00)	\$20,700.00
538 - Pest Control	\$1,082.00	\$1,082.00	\$0.00	\$3,246.00	\$3,246.00	\$0.00	\$12,984.00
<u>Total Landscaping</u>	\$6,087.00	\$8,097.00	\$2,010.00	\$39,206.00	\$24,291.00	(\$14,915.00)	\$97,164.00
<u>Reserve Allocations</u>							
720 - Painting	\$5,622.00	\$5,622.00	\$0.00	\$16,866.00	\$16,866.00	\$0.00	\$67,464.00
721 - Rock Replacement	\$100.00	\$100.00	\$0.00	\$300.00	\$300.00	\$0.00	\$1,200.00
722 - Sprinkler System	\$1,225.00	\$1,225.00	\$0.00	\$3,675.00	\$3,675.00	\$0.00	\$14,700.00
725 - Major Maintenance	\$1,400.00	\$1,400.00	\$0.00	\$4,200.00	\$4,200.00	\$0.00	\$16,800.00
<u>Total Reserve Allocations</u>	\$8,347.00	\$8,347.00	\$0.00	\$25,041.00	\$25,041.00	\$0.00	\$100,164.00
Total Expense	\$20,659.79	\$22,750.00	\$2,090.21	\$86,111.11	\$68,250.00	(\$17,861.11)	\$273,000.00