

**EAGLE RANCH COMMERCIAL CENTER ASSOC.
BALANCE SHEET
JULY 31, 2024**

ASSETS	Operating Fund	Reserve Fund	Total
Cash - Alpine Bank	\$ 4,577		\$ 4,577
Cash - Reserve Alpine Bank	-	\$ 700	700
Money Market - Edward Jones		57,396	57,396
Total cash	4,577	58,096	62,673
Accounts Receivable (Prepaid)	17,024		17,024
Trash Receivable	1,696		1,696
Prepaid Insurance	5,348		5,348
Deposits	250		250
Due (To) From Other Funds	(27,311)	27,311	-
TOTAL ASSETS	\$ 1,585	\$ 85,407	\$ 86,992
 LIABILITIES & EQUITY			
Prepaid Dues			-
Deferred Revenue			-
Working Capital Deposits	10,150		\$ 10,150
	10,150	-	10,150
 EQUITY			
Maintenance Reserve Capital		85,407	85,407
Beginning Surplus (Deficit)	(3,388)		(3,388)
Net Surplus (Deficit)	(5,177)		(5,177)
	(8,565)	85,407	76,842
TOTAL LIABILITIES & EQUITY	\$ 1,585	\$ 85,407	\$ 86,992

EAGLE RANCH COMMERCIAL CENTER ASSOCIATION
NET SURPLUS DEFICIT FOR THE SEVEN MONTHS ENDED, 2024

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	Ytd Operating	Ytd Budget	Increase (Decrease)	2024 Approved Budget	Increase (Decrease)
REVENUE					
Common Assessments	\$ 118,656	\$ 118,560	\$ 96	\$ 118,560	\$ -
Reserve Assessments	25,040	25,000	40	25,000	-
Cost of Sharing Assessments	2,340	2,342	(2)	2,342	-
ERCCA Master Subsidy			-		(45,000)
Interest Reserve	947	20	927	300	280
	<u>146,983</u>	<u>145,922</u>	<u>1,061</u>	<u>146,202</u>	<u>(44,720)</u>
EXPENSES					
Cleaning & Groundskeeping	9,360	10,000	(640)	10,000	-
Power Washing & Sweeping	320	1,000	(680)		(1,000)
Repair & Maintenance	419	1,000	(581)	500	(500)
Snow Removal	39,478	33,000	6,478	33,000	-
Landscape Maintenance	30,604	30,000	604	30,000	-
Irrigation Maintenance	1,461	1,000	461	1,000	-
Common Electric Lights	1,428	2,100	(672)	1,300	(800)
Common Water Irrigation	6,501	6,000	501	6,300	300
Recycling Expense	7,830	4,080	3,750	7,727	3,647
Audit & Tax Prep	500	500	-	500	-
Management & Accounting	22,548	22,544	4	22,544	-
Legal Fees		500	(500)	250	(250)
Bank Fees	24	20	4	20	-
Insurance Expense	5,253	5,500	(247)	5,600	100
Web Site		200		200	-
Other Administrative Expense	447	500	(53)	438	(62)
	<u>126,173</u>	<u>117,944</u>	<u>8,429</u>	<u>119,379</u>	<u>1,435</u>
Transfer To Reserve	<u>25,987</u>	<u>25,020</u>	<u>967</u>	<u>25,300</u>	<u>(44,720)</u>
Net Surplus (Deficit)	(5,177)	2,958	(8,335)	1,523	(1,435)
Beginning Surplus (Deficit)	<u>(3,388)</u>	<u>(1,523)</u>	<u>(1,865)</u>	<u>(1,523)</u>	<u>(1,406)</u>
Ending Surplus (Deficit)	<u>\$ (8,565)</u>	<u>\$ 1,436</u>	<u>\$ (10,200)</u>	<u>\$ -</u>	

**EAGLE RANCH COMMERCIAL CENTER ASSOCIATION
MAINTENANCE RESERVE CAPITAL
JULY 31, 2024**

Beginning Maintenance Reserve Capital	\$ 64,849
Current Year Funding	25,040
Current Year Interest Income	947
Expenses:	
Pad Lock	581
LED Lights	4,848
	<hr/> 5,429
Ending Balance Maintenance Reserve	<hr/> \$ 85,407 <hr/>