

# Financial Reports.

Month Ending / July 2022



Community.  
Well Served.



We are proud of the CMA logo which represents servant leadership. The image depicts a stylized figure embodied as a doorknocker; hands extended to serve homeowners and help protect their property values.



Helping Communities Achieve their Goals  
Every Step of the Way





**Assets**

Operating Accounts

0100-01000200-00 NSB - Petty Cash	\$788.25
0100-01000711-00 North State Bank Comm. Enhancement	(1,054.64)
0100-01000711-01 NSB - Operating Sweep	461,284.97

Total Operating Accounts: \$461,018.58

Excess Operating Accounts

0200-02001211-00 Bank 34 - Operating	100,289.63
0200-02001211-01 Bank 34 Sweep	1,248,561.78
0200-02002511-00 Eagle Strategies/NYL - Excess	2,415,872.14

Total Excess Operating Accounts: \$3,764,723.55

Prepaid Expenses

0600-06000001-00 Insurance	1,782.20
0600-06000007-00 Special Events	3,385.00

Total Prepaid Expenses: \$5,167.20

**Total Assets:** \$4,230,909.33

**Liabilities & Equity**

Accounts Payable

2100-21000001-00 Vendor Payables	4.37
2100-21000002-00 Accruals	3,240.26

Total Accounts Payable: \$3,244.63

Prior Years Retained Earnings

3300-33000001-00 Prior Year's Adjustment	(15,000.00)
3300-33000005-00 Market Value Adjustment	(131,077.08)
3300-33001000-00 Prior Years Retained Earnings	3,338,091.58

Total Prior Years Retained Earnings: \$3,192,014.50

Net Income Gain / Loss 1,035,650.20

\$1,035,650.20

**Total Liabilities & Equity:** \$4,230,909.33



**Income Statement - Operating**  
Craig Ranch Community Association - Enhancement Fee  
07/31/2022

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>Assessment Revenues</b>							
50010108-00 Enhancement Fee	\$33,263.07	\$45,798.19	(\$12,535.12)	\$1,317,752.46	\$320,587.33	\$997,165.13	\$549,578.24
<b>Total Assessment Revenues</b>	<b>\$33,263.07</b>	<b>\$45,798.19</b>	<b>(\$12,535.12)</b>	<b>\$1,317,752.46</b>	<b>\$320,587.33</b>	<b>\$997,165.13</b>	<b>\$549,578.24</b>
<b>Other Income</b>							
50030001-00 Interest - Non-Restricted Investments	1,027.71	5,381.99	(4,354.28)	2,888.89	37,673.93	(34,785.04)	64,583.88
50030012-00 Realized Gain(Loss)	384.14	-	384.14	(52,014.16)	-	(52,014.16)	-
50039995-00 Dividend - Taxable	6,229.49	-	6,229.49	37,754.00	-	37,754.00	-
<b>Total Other Income</b>	<b>\$7,641.34</b>	<b>\$5,381.99</b>	<b>\$2,259.35</b>	<b>(\$11,371.27)</b>	<b>\$37,673.93</b>	<b>(\$49,045.20)</b>	<b>\$64,583.88</b>
<b>Amenity Revenues</b>							
50060002-00 Community Center Rental	-	600.00	(600.00)	-	3,300.00	(3,300.00)	6,600.00
<b>Total Amenity Revenues</b>	<b>\$-</b>	<b>\$600.00</b>	<b>(\$600.00)</b>	<b>\$-</b>	<b>\$3,300.00</b>	<b>(\$3,300.00)</b>	<b>\$6,600.00</b>
<b>Total OPERATING INCOME</b>	<b>\$40,904.41</b>	<b>\$51,780.18</b>	<b>(\$10,875.77)</b>	<b>\$1,306,381.19</b>	<b>\$361,561.26</b>	<b>\$944,819.93</b>	<b>\$620,762.12</b>
<b>OPERATING EXPENSE</b>							
<b>Salaries</b>							
70010022-00 Hourly Staff	543.38	302.50	(240.88)	4,689.76	2,117.50	(2,572.26)	3,630.00
<b>Total Salaries</b>	<b>\$543.38</b>	<b>\$302.50</b>	<b>(\$240.88)</b>	<b>\$4,689.76</b>	<b>\$2,117.50</b>	<b>(\$2,572.26)</b>	<b>\$3,630.00</b>
<b>Professional Fees</b>							
70080011-00 Other Professional Fees	-	-	-	7.00	-	(7.00)	-
<b>Total Professional Fees</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$7.00</b>	<b>\$-</b>	<b>(\$7.00)</b>	<b>\$-</b>
<b>Supplies</b>							
70100001-00 Postage	2.81	2.00	(0.81)	28.98	14.00	(14.98)	24.00
70100002-00 Admin/Office Supplies & Misc.	0.96	1.00	0.04	1,861.72	7.00	(1,854.72)	12.00
70100003-00 Community Mass Mailings	-	200.00	200.00	178.40	600.00	421.60	800.00
70100008-00 Copies	-	-	-	4.65	6.00	1.35	6.00
70100010-00 Scanned Documents	0.60	-	(0.60)	7.20	15.00	7.80	15.00
<b>Total Supplies</b>	<b>\$4.37</b>	<b>\$203.00</b>	<b>\$198.63</b>	<b>\$2,080.95</b>	<b>\$642.00</b>	<b>(\$1,438.95)</b>	<b>\$857.00</b>
<b>Insurance</b>							
70120009-00 Property	891.10	891.55	0.45	6,237.25	6,240.85	3.60	11,233.53
<b>Total Insurance</b>	<b>\$891.10</b>	<b>\$891.55</b>	<b>\$0.45</b>	<b>\$6,237.25</b>	<b>\$6,240.85</b>	<b>\$3.60</b>	<b>\$11,233.53</b>
<b>Taxes</b>							
70180003-00 Property	-	-	-	-	-	-	47.38
<b>Total Taxes</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$0.00</b>	<b>\$47.38</b>
<b>Other Miscellaneous</b>							
70220001-00 Bank Charges	1,173.97	-	(1,173.97)	8,772.73	-	(8,772.73)	-
70220006-00 Storage	373.00	326.00	(47.00)	2,329.00	2,282.00	(47.00)	3,912.00
70220007-00 Travel Reimbursement	-	100.00	100.00	-	700.00	700.00	1,200.00
<b>Total Other Miscellaneous</b>	<b>\$1,546.97</b>	<b>\$426.00</b>	<b>(\$1,120.97)</b>	<b>\$11,101.73</b>	<b>\$2,982.00</b>	<b>(\$8,119.73)</b>	<b>\$5,112.00</b>
<b>Community Activities</b>							
70240001-00 Community Activities	11,262.52	35,925.00	24,662.48	53,958.14	75,075.00	21,116.86	112,500.00
70240002-00 Meetings - Town Hall/Annual	-	-	-	2,577.94	-	(2,577.94)	-
70240006-00 Other Special Projects	3,585.24	-	(3,585.24)	4,964.68	11,000.00	6,035.32	11,000.00
<b>Total Community Activities</b>	<b>\$14,847.76</b>	<b>\$35,925.00</b>	<b>\$21,077.24</b>	<b>\$61,500.76</b>	<b>\$86,075.00</b>	<b>\$24,574.24</b>	<b>\$123,500.00</b>
<b>LS &amp; CA Utilities</b>							
70500001-00 Water	4,550.75	2,754.07	(1,796.68)	5,336.04	10,614.16	5,278.12	20,636.67
70500002-00 Electric	1,105.58	507.22	(598.36)	5,380.96	3,351.91	(2,029.05)	5,795.06
70500004-00 Telephone	187.46	161.29	(26.17)	1,192.49	1,129.03	(63.46)	1,935.48
70500006-00 Trash Removal	19.77	50.00	30.23	101.48	350.00	248.52	600.00
<b>Total LS &amp; CA Utilities</b>	<b>\$5,863.56</b>	<b>\$3,472.58</b>	<b>(\$2,390.98)</b>	<b>\$12,010.97</b>	<b>\$15,445.10</b>	<b>\$3,434.13</b>	<b>\$28,967.21</b>
<b>LS &amp; CA Maintenance</b>							
70520001-00 General Maintenance	1,000.00	1,000.00	-	7,000.00	7,000.00	-	12,000.00
70520003-00 Trees	-	-	-	-	3,040.00	3,040.00	3,040.00
70520005-00 Lighting	-	250.00	250.00	-	750.00	750.00	1,000.00
70520006-00 Site Signage	-	-	-	-	150,000.00	150,000.00	150,000.00



Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
70520008-00 Holiday Decorations	\$-	\$-	\$-	\$14,517.00	\$-	(\$14,517.00)	\$-
70520031-00 Landscape Improvements	-	-	-	145,431.31	250,000.00	104,568.69	250,000.00
<b>Total LS &amp; CA Maintenance</b>	<b>\$1,000.00</b>	<b>\$1,250.00</b>	<b>\$250.00</b>	<b>\$166,948.31</b>	<b>\$410,790.00</b>	<b>\$243,841.69</b>	<b>\$416,040.00</b>
<b>Irrigation</b>							
70600003-00 Irrigation Repairs	207.52	100.00	(107.52)	2,079.09	700.00	(1,379.09)	1,200.00
70600009-00 Back Flow Inspections	-	-	-	-	75.00	75.00	75.00
<b>Total Irrigation</b>	<b>\$207.52</b>	<b>\$100.00</b>	<b>(\$107.52)</b>	<b>\$2,079.09</b>	<b>\$775.00</b>	<b>(\$1,304.09)</b>	<b>\$1,275.00</b>
<b>Community Center</b>							
70620002-00 Pest Control	105.00	105.00	-	735.00	735.00	-	1,260.00
70620003-00 Supplies	-	150.00	150.00	190.44	1,050.00	859.56	1,800.00
70620004-00 Repairs	-	250.00	250.00	-	750.00	750.00	1,000.00
70620011-00 Window Cleaning	300.00	350.00	50.00	600.00	1,050.00	450.00	1,400.00
70620012-00 Security Monitoring	135.00	135.00	-	405.00	505.00	100.00	640.00
70620015-00 A/C Maintenance	-	125.00	125.00	1,240.00	375.00	(865.00)	500.00
70620016-00 Equipment & Repairs	-	-	-	642.50	500.00	(142.50)	2,500.00
70620017-00 Website & Internet Services	-	-	-	-	-	-	1,600.00
70620019-00 Comm Ctr Plumbing	-	-	-	-	500.00	500.00	500.00
70620024-00 Clubhouse Party Cleanings	-	1,200.00	1,200.00	-	8,400.00	8,400.00	14,400.00
70620027-00 Access System Repairs	-	-	-	105.00	-	(105.00)	-
70620032-00 Locks/Keys	-	250.00	250.00	-	500.00	500.00	500.00
70629998-00 Contingency	-	1,000.00	1,000.00	157.23	3,000.00	2,842.77	4,000.00
<b>Total Community Center</b>	<b>\$540.00</b>	<b>\$3,565.00</b>	<b>\$3,025.00</b>	<b>\$4,075.17</b>	<b>\$17,365.00</b>	<b>\$13,289.83</b>	<b>\$30,100.00</b>
<b>Total OPERATING EXPENSE</b>	<b>\$25,444.66</b>	<b>\$46,135.63</b>	<b>\$20,690.97</b>	<b>\$270,730.99</b>	<b>\$542,432.45</b>	<b>\$271,701.46</b>	<b>\$620,762.12</b>
<b>Net Income:</b>	<b>\$15,459.75</b>	<b>\$5,644.55</b>	<b>\$9,815.20</b>	<b>\$1,035,650.20</b>	<b>(\$180,871.19)</b>	<b>\$1,216,521.39</b>	<b>\$0.00</b>