

**Sudden Valley Community Association**  
**Balance Sheet**  
**February 29, 2024 and December 31, 2023**

	<b>Unaudited**</b>	<b>Unaudited**</b>	<b>Inc / (Dec)</b>
	<b>Feb 29, 2024</b>	<b>Dec 31, 2023</b>	
<b>OPERATIONS</b>			
<b>Current Assets</b>			
Operating Cash	\$ 482,856	\$ 685,747	\$ (202,891)
Building Completion Deposit Fund	481,920	511,445	(29,525)
Member Receivables - Operations*	-	43,985	(43,985)
Other Receivables	17,767	17,562	205
Prepaid Expenses	181,217	70,215	111,002
Operating Lease ROU Assets	3,927	5,023	(1,096)
Inventory	7,201	5,659	1,542
<b>Total Current Assets</b>	<b>1,174,888</b>	<b>1,339,636</b>	<b>(164,748)</b>
<b>Current Liabilities</b>			
Accounts Payable	(102,427)	(225,485)	123,058
Accrued Vacation Liability	(64,748)	(64,195)	(553)
Accrued Payroll	-	(64,114)	64,114
Prepaid Assessments	(368,832)	(230,966)	(137,866)
Building Completion Deposits	(481,920)	(511,445)	29,525
Other Refundable Deposits	(5,796)	(5,796)	-
Operating Lease Liability	(3,927)	(5,023)	1,096
Prepaid Golf Memberships	-	(112,089)	112,089
<b>Total Current Liabilities</b>	<b>(1,027,650)</b>	<b>(1,219,113)</b>	<b>191,463</b>
<b>Operating Reserve Funds</b>			
Emergency Operating Cash	362,520	362,252	268
Undesignated Reserves Cash	332,026	306,265	25,761
<b>Total Operating Reserve Funds</b>	<b>694,546</b>	<b>668,517</b>	<b>26,029</b>
<b>Net Operating Assets</b>	<b>\$ 841,784</b>	<b>\$ 789,040</b>	<b>\$ 52,744</b>
<b>CAPITAL</b>			
<b>Capital Current Assets</b>			
CRRRF (Capital Repair & Replacement) Cash Fund	3,803,593	3,624,027	179,566
Roads Reserve Cash Fund	2,328,270	2,039,620	288,650
Board Density Reduction Cash Fund	87,724	87,688	36
Mailbox Cash Fund	130,668	126,445	4,223
CRRRF Capital Reserve Holding Cash	220,783	222,019	(1,236)
Mitigation Assignment of Savings Cash	49,711	49,688	23
LWWSD Assignment of Savings Cash	14,916	101,840	(86,924)
Member Receivables - Capital**	-	16,112	(16,112)
<b>Total Capital Current Assets</b>	<b>6,635,665</b>	<b>6,267,439</b>	<b>368,226</b>
<b>Capital Fixed Assets</b>			
Fixed Assets	15,328,547	15,391,586	(63,039)
Finance ROU Assets	123,497	136,464	(12,967)
Lots Held for Sale	228,041	228,041	-
<b>Total Capital Assets</b>	<b>15,680,085</b>	<b>15,756,091</b>	<b>(76,006)</b>
<b>Long Term Liabilities</b>			
CRRRF Loan 2022	(1,756,456)	(1,799,425)	42,969
Finance Leases	(96,384)	(106,597)	10,213
<b>Total Long Term Liabilities</b>	<b>(1,852,840)</b>	<b>(1,906,021)</b>	<b>53,181</b>
<b>NET ASSETS</b>	<b>\$ 21,304,694</b>	<b>\$ 20,906,549</b>	<b>\$398,145</b>
<b>MEMBER EQUITY</b>			
<b>Member Equity</b>			
Current Year Net Income: Operations	153,745	434,153	(280,408)
Net Income: Rec Special Assmt	-	(180,468)	180,468
Transfers Out from Operations to Capital	(105,600)	-	(105,600)
Current Year Net Income: Capital**	245,800	1,516,019	(1,270,219)
Transfers Into Capital from Operations	105,600	-	105,600
Retained Earnings**	5,203,806	4,950,121	253,685
Capital**	15,701,343	14,186,724	1,514,619
<b>TOTAL MEMBER EQUITY</b>	<b>\$ 21,304,694</b>	<b>\$20,906,549</b>	<b>\$398,145</b>

\* The Association's internal policy is to write off any member receivables that are 30 days past due as bad debts for internal financial statement purposes. As per SVCA policy, Management continues to pursue collection of these receivables via all avenues allowed by Washington State laws. In addition, the Association records and bills finance charges on receivables that are thirty days past due at 1% per month. At February 29, 2024, and December 31, 2023, the balances of receivables written off were \$703,755 and \$623,674, respectively.

\*\* Beginning with the 2020 year end audited financial statements, Accounting Standards Codification (ASC) 606 requires issued audited financial statements to reclassify unspent capital dues revenue, including related capital transfer fee collections, as a contract liability balance (unearned revenue), which is then reversed out in future years when capital dues/capital transfer fee collections are actually expended on capital related expenditures. This particular accounting standard change is only incorporated into the issued audited financial statements and is not factored into SVCA's internal monthly statements as it would obscure the reality of monthly capital dues/capital transfer fee revenues collected for internal monthly presentation purposes. See SVCA's 2020, 2021, and 2022 audited financial statements (2022 represents the most recently issued audited statements), which fully incorporate ASC 606 and comply with Generally Accepted Accounting Principals (GAAP).

**Sudden Valley Community Association  
Income Statement Summary**

<b>UNAUDITED</b>	Current Month - February 2024			Year to Date - 2 Months Ending 2/29/2024			
	<b>Operations &amp; Operating Reserves</b>	<b>Operations Better / (Worse) Budget</b>	<b>Capital Reserves**</b>	<b>Operations &amp; Operating Reserves</b>	<b>Operations Better / (Worse) Budget</b>	<b>Coll %</b>	<b>Capital Reserves**</b>
<b>REVENUE</b>							
Current Year Dues & Assessments Income							
Dues & Assessments Income	222,650		230,827	445,171			461,506
Bad Debt Reserve	(8,190)		(6,597)	(22,161)			(18,541)
Net Current Year Assessment Income	214,460	3,177	224,230	423,010	443	95.0%	442,965
Bad Debt Recoveries - Prior Years			3,750				12,631
Golf Income	57,000	3,203	-	223,991	3,325		-
Marina Income	139	139	-	645	645		-
Rec Center & Pools Income	480	480	-	1,291	1,291		-
Legal & Collections Income	-	-	-	-	-		-
Other Income	17,783	10,869	-	31,298	17,500		-
Rental Income - Other	125	(647)	-	315	(615)		-
Area Z Rental Income	827	827	-	4,757	(1,003)		-
Lease Income	5,430	1,284	-	10,859	2,567		-
New Home Construction Fees	3,500	3,500	-	3,500	3,500		-
Capital Gain (Loss) on Sale of Assets	-	-	-	-	-		-
Investment Income	680	589	3,730	1,426	1,243		7,612
<b>Total Revenue</b>	<b>300,424</b>	<b>23,421</b>	<b>231,710</b>	<b>701,092</b>	<b>28,896</b>		<b>463,208</b>
<b>EXPENSES</b>							
Salaries & Benefits	159,828	19,967	-	244,681	34,895		-
Contracted & Professional Services	13,328	(5,024)	-	25,418	(7,054)		-
CC&Rs/ Mandates	36,667	535	-	77,381	(4,149)		-
Maintenance & Landscaping	20,678	11,019	-	37,417	38,435		-
Utilities	24,757	(4,574)	-	35,559	(3,853)		-
Administrative	10,541	(4,361)	-	25,659	(3,762)		-
Regulatory Compliance	21,684	(19,881)	-	50,806	(44,344)		-
Insurance Premiums	14,688	(457)	-	29,377	(913)		-
Other Expenses	-	84	-	-	167		-
Depreciation Expense	-	-	96,162	-	-		192,324
Interest expense	-	-	6,023	-	-		8,972
<b>Total Expenses</b>	<b>302,171</b>	<b>(2,692)</b>	<b>102,185</b>	<b>526,298</b>	<b>9,422</b>		<b>201,296</b>
<b>Net Income (Loss)</b>	<b>(1,747)</b>	<b>20,729</b>	<b>129,525</b>	<b>174,794</b>	<b>38,318</b>		<b>261,912</b>
<b>Other Activity</b>							
Net Other UDR Activity*	10,845			23,489			
AR Accrual - Prior Year Reversal	-		-	(43,985)			(16,112)
AR Accrual - Current Year	-		-	-			-
Vacation Liability Accrual	(1,948)			(553)			
<b>Total Other Activity</b>	<b>8,897</b>		<b>-</b>	<b>(21,049)</b>			<b>(16,112)</b>
<b>Grand Total Activity</b>	<b>7,150</b>	<b>20,729</b>	<b>129,525</b>	<b>153,745</b>	<b>38,318</b>		<b>245,800</b>

\*Prior year recoveries for operations are deposited into the Undesignated Reserve Account (UDR).

\*\*Refer to the last footnote on the Balance Sheet (prior page) for a discussion of Accounting Standards Codification (ASC) 606 and capital dues revenue collections.

**Sudden Valley Community Association**  
**Reserve Cash Balance & Activity**  
**2 Months Actual, 10 Months Projected**

UNAUDITED

	Capital Reserve Funds						Operating Reserve Funds			
	CRRRF	Roads	CRRRF Capital Reserve Holding Cash	Board Density Reduction	Mailbox	Mitigation Assignment of Savings*	Total Capital Reserve Funds	Emergency Ops	UDR	Total Operating Reserve Funds
<b>Net Available Cash 12/31/2023</b>	<b>3,624,027</b>	<b>2,039,620</b>	<b>222,019</b>	<b>87,688</b>	<b>126,445</b>	<b>151,528</b>	<b>\$ 6,251,327</b>	<b>362,252</b>	<b>306,265</b>	<b>\$ 668,517</b>
Dues Received	221,264	229,436		-	4,131		454,831	-	26,228	26,228
Storm Water Mitigation Plan Fee		-					-			-
Investment Income	4,568	2,729	164	36	92	22	7,612	268	230	498
Sale of Assets	-			-			-			-
Board Approved Transfers	105,600						105,600			-
Mitigation Release	-	86,923				(86,923)	-			-
2024 Expenditures	(151,866)	(30,438)	(1,400)	-	-		(183,705)		(697)	(697)
<b>Net Available Cash at 2/29/2024</b>	<b>3,803,593</b>	<b>2,328,270</b>	<b>220,783</b>	<b>87,724</b>	<b>130,668</b>	<b>64,627</b>	<b>\$ 6,635,665</b>	<b>362,520</b>	<b>332,026</b>	<b>\$ 694,546</b>
10 Month Outlook										
Outlook - 2024 Dues (95% collections)	1,070,347	1,100,886			19,865		2,191,098			\$ -
Outlook - Prior Year Collections	16,579	17,052			308		33,939		32,727	32,727
CRRRF Loan Payments for year 2024	(277,533)						(277,533)			-
Obligated Expenses/Holdings	(1,826,740)	(1,336,515)	(220,783)			(64,627)	(3,448,665)		(15,068)	(15,068)
<b>Net Usable Cash Balance 12/31/2024</b>	<b>2,786,247</b>	<b>2,109,693</b>	<b>-</b>	<b>87,724</b>	<b>150,841</b>	<b>-</b>	<b>\$ 5,134,505</b>	<b>362,520</b>	<b>349,685</b>	<b>\$ 712,205</b>
Board Recommended Carryover Balance	(600,000)	(500,000)					(1,100,000)			\$ -
<b>Net Usable Cash 12/31/2024, After Recommendation</b>	<b>\$ 2,186,247</b>	<b>\$ 1,609,693</b>	<b>\$ -</b>	<b>\$ 87,724</b>	<b>\$ 150,841</b>	<b>\$ -</b>	<b>\$ 4,034,505</b>	<b>\$ 362,520</b>	<b>\$ 349,685</b>	<b>\$ 712,205</b>
<b>Net Current Year Cash Increase (Decrease)</b>	<b>(837,780)</b>	<b>70,073</b>	<b>(222,019)</b>	<b>36</b>	<b>24,396</b>	<b>(151,528)</b>	<b>\$ (1,116,822)</b>	<b>268</b>	<b>43,420</b>	<b>\$ 43,688</b>

\*Note, when mitigation period has ended, unspent funds will be returned to the source account, Roads and CRRRF.

Sudden Valley Community Association  
Operations - By Department  
February 1, 2024 to February 29, 2024  
CURRENT MONTH

Whole \$

**UNAUDITED**

Department	Actual Revenue	Revenue B / (W)	Actual Salary Benefits	Salary & Benefits B / (W)	Actual Other Expense *	Other Exp B / (W)*	Net Income / (Loss) *	Net B / (W)*
ACC / Security	16,060	15,894	-	7,622	47,834	(21,579)	(31,774)	1,937
Accounting	1,864	(1,595)	26,064	1,456	2,391	118	(26,591)	(21)
Administration	161	38	36,041	2,761	8,895	(1,485)	(44,775)	1,314
Common Costs	3,778	520	-	-	27,958	(2,749)	(24,180)	(2,229)
Facilities	6,256	2,110	3,508	1,004	18,911	(3,032)	(16,163)	82
Maintenance	-	-	34,344	(1,897)	4,375	3,651	(38,719)	1,754
Subtotal	<b>28,119</b>	<b>16,967</b>	<b>99,957</b>	<b>10,946</b>	<b>110,364</b>	<b>(25,076)</b>	<b>(182,202)</b>	<b>2,837</b>
Golf	57,000	3,203	50,054	3,620	25,255	711	(18,309)	7,534
Marina	239	239	-	-	832	541	(593)	780
Rec/ Pools/ Parks	605	(168)	9,817	5,401	5,891	1,168	(15,103)	6,401
Subtotal	<b>57,844</b>	<b>3,274</b>	<b>59,871</b>	<b>9,021</b>	<b>31,978</b>	<b>2,420</b>	<b>(34,005)</b>	<b>14,715</b>
Subtotal Operations before Ops Dues	<b>85,963</b>	<b>20,241</b>	<b>159,828</b>	<b>19,967</b>	<b>142,342</b>	<b>(22,656)</b>	<b>(216,207)</b>	<b>17,552</b>
Ops Dues Earned	222,650						222,650	
Curr Yr Bad Debts Activity	(8,190)						(8,190)	
Net Ops Dues	214,460	3,177					214,460	3,177
Net Operations	<b>300,423</b>	<b>23,418</b>	<b>159,828</b>	<b>19,967</b>	<b>142,342</b>	<b>(22,656)</b>	<b>(1,747)</b>	<b>20,729</b>
<b>Other Operating Activity</b>								
UDR Activity	11,081				236		10,845	
AR Accrual - Prior Year Reversal	-				-		-	
AR Accrual - Current Year	-				-		-	
Vacation Liability Accrual	-				1,948		(1,948)	
Total Other Operating Activity	11,081				2,184		8,897	
Grand Total Operations Activity	<b>311,504</b>	<b>23,418</b>	<b>159,828</b>	<b>19,967</b>	<b>144,526</b>	<b>(22,656)</b>	<b>7,150</b>	<b>20,729</b>

\* Excludes Depreciation

B / (W) = Better / (Worse) Than Budget

**Sudden Valley Community Association**  
**Operations - By Department**  
**January 1, 2024 to February 29, 2024**  
**YEAR TO DATE**

Whole \$

**UNAUDITED**

<u>Department</u>	<u>Actual Revenue</u>	<u>Revenue B / (W)</u>	<u>Actual Salary Benefits</u>	<u>Salary &amp; Benefits B / (W)</u>	<u>Actual Other Expense *</u>	<u>Other Exp B / (W)*</u>	<u>Net Income / (Loss) *</u>	<u>Net B / (W)*</u>
ACC / Security	21,660	21,327	-	11,575	108,954	(52,389)	(87,294)	(19,487)
Accounting	3,480	(3,437)	40,687	2,225	3,063	1,952	(40,270)	740
Administration	268	52	54,793	4,406	14,456	4,450	(68,981)	8,908
Common Costs	10,717	4,200	-	-	58,733	(8,313)	(48,016)	(4,113)
Facilities	15,616	1,564	5,393	1,637	28,876	3,495	(18,653)	6,696
Maintenance	-	-	53,106	(1,662)	7,196	13,410	(60,302)	11,748
Subtotal	<b>51,741</b>	<b>23,706</b>	<b>153,979</b>	<b>18,181</b>	<b>221,278</b>	<b>(37,395)</b>	<b>(323,516)</b>	<b>4,492</b>
Golf	223,991	3,325	75,877	7,852	49,913	8,368	98,201	19,545
Marina	745	745	-	-	1,436	1,025	(691)	1,770
Rec/ Pools/ Parks	1,606	676	14,825	8,862	8,991	2,530	(22,210)	12,068
Subtotal	<b>226,342</b>	<b>4,746</b>	<b>90,702</b>	<b>16,714</b>	<b>60,340</b>	<b>11,923</b>	<b>75,300</b>	<b>33,383</b>
Subtotal Operations before Ops Dues	<b>278,083</b>	<b>28,452</b>	<b>244,681</b>	<b>34,895</b>	<b>281,618</b>	<b>(25,472)</b>	<b>(248,216)</b>	<b>37,875</b>
Ops Dues Earned	445,171						445,171	
Curr Yr Bad Debts Activity	(22,161)						(22,161)	
Net Ops Dues	<b>423,010</b>	<b>443</b>					<b>423,010</b>	<b>443</b>
<b>Net Operations</b>	<b>701,093</b>	<b>28,895</b>	<b>244,681</b>	<b>34,895</b>	<b>281,618</b>	<b>(25,472)</b>	<b>174,794</b>	<b>38,318</b>
<b>Other Operating Activity</b>								
UDR Activity	24,112				623		23,489	
AR Accrual - Prior Year Reversal	(43,985)				-		(43,985)	
AR Accrual - Current Year	-				-		-	
Vacation Liability Accrual	-				553		(553)	
<b>Total Other Operating Activity</b>	<b>(19,873)</b>				<b>1,176</b>		<b>(21,049)</b>	
<b>Grand Total Operations Activity</b>	<b>681,220</b>	<b>28,895</b>	<b>244,681</b>	<b>34,895</b>	<b>282,794</b>	<b>(25,472)</b>	<b>153,745</b>	<b>38,318</b>

\* Excludes Depreciation

B / (W) = Better / (Worse) Than Budget

**Sudden Valley Community Association**  
**Operations Income Statement**  
**February 1, 2024 to February 29, 2024**

**UNAUDITED**

	<b>2024 February</b>	<b>2024 MTD</b>	<b>2024 YTD</b>	<b>2024 YTD</b>
	<b>Actuals</b>	<b>B / (W) Budget</b>	<b>(2 Months) Actuals</b>	<b>B / (W) Budget</b>
<b>REVENUE</b>				
Dues and Assessment Income- Ops	214,460	3,177	423,009	443
Golf Income	57,000	3,203	223,991	3,325
Marina Income	139	139	645	645
Area Z Rental Income	827	827	4,757	(1,003)
Lease Income	5,430	1,284	10,859	2,567
Non-Lease Facility Rentals	125	(647)	315	(615)
Rec Center and Pools Income	480	480	1,291	1,291
New Home Construction Fees	3,500	3,500	3,500	3,500
Other AR Income	17,484	10,693	30,028	16,445
Other Income	299	176	1,271	1,055
Investment Income	680	589	1,426	1,243
<b>Total Revenue</b>	<b>300,424</b>	<b>23,421</b>	<b>701,092</b>	<b>28,896</b>
<b>EXPENSES</b>				
<b>Salaries &amp; Benefits</b>				
ACC / Security	-	7,622	-	11,575
Accounting	26,064	1,456	40,687	2,225
Administration	36,041	2,761	54,793	4,406
Facilities	3,508	1,004	5,393	1,637
Maintenance	34,344	(1,897)	53,106	(1,662)
Golf	50,054	3,620	75,877	7,852
Rec/ Pools/ Parks	9,817	5,401	14,825	8,862
Marina	-	-	-	-
<b>Total Salaries &amp; Benefits</b>	<b>159,828</b>	<b>19,967</b>	<b>244,681</b>	<b>34,895</b>
<b>Other Expenses</b>				
<b>Administrative</b>				
General Administrative	-	-	-	-
Other Administrative Services	-	-	-	-
Bank Charges & Fees	2,013	(410)	3,543	(534)
Dues & Subscriptions	1,117	(430)	10,232	(2,932)
Office Supplies	1,023	225	1,420	4,432
GM Discretionary Funds	-	-	-	265
Advertising Costs	1,234	(905)	1,613	(1,008)
Cash Over/Short	14	(14)	14	(14)
Currency Gain/Loss	-	-	2	(2)
Events Charges	-	-	97	46
Printing & Copying	1,837	(1,577)	3,079	(2,544)
Training & Conferences	1,531	(1,406)	1,531	(1,281)
Recruiting Expense	292	(42)	442	58
Operating Performance Commissions	-	-	-	-
Payroll Service Fees	1,159	(118)	2,925	(842)
Insurance Claims	-	-	-	-
Uniforms	321	316	761	594
Cashiering Clearing Account	-	-	-	-
<b>Total Administrative</b>	<b>10,541</b>	<b>(4,361)</b>	<b>25,659</b>	<b>(3,762)</b>
<b>Regulatory Compliance</b>				
Hazardous Tree Removal/ Pruning	20,634	(19,561)	48,653	(43,653)
Permits & Licenses	192	(1)	397	(14)
Audit & Tax Services	-	-	-	-
Regulatory Compliance	251	99	478	224
Federal Income Tax	-	-	-	-
State B&O Tax	607	(418)	1,170	(793)
Property/Real Estate Tax	-	-	108	(108)
<b>Total Regulator Compliance</b>	<b>21,684</b>	<b>(19,881)</b>	<b>50,806</b>	<b>(44,344)</b>
<b>CC&amp;Rs/ Mandates</b>				
Annual General Meeting	-	1,170	-	1,170
Special General Meeting	-	-	-	-
Board Support	-	-	-	-
Collection Charges	-	-	-	-
Transfer Fees	-	-	-	-
Lien Charges	-	-	-	-
Web Site Maintenance	-	271	652	(114)
Postage	684	(438)	842	(350)
Postage- Views	1,069	(69)	2,121	(121)
Newsletter Services	4,570	363	9,348	518
Legal Services	7,932	(2,516)	18,380	(7,547)
Professional Security Services	22,412	1,754	46,038	2,295
<b>Total CC&amp;Rs/ Mandates</b>	<b>36,667</b>	<b>535</b>	<b>77,381</b>	<b>(4,149)</b>

**Sudden Valley Community Association**  
**Operations Income Statement**  
**February 1, 2024 to February 29, 2024**

**UNAUDITED**

	<u>2024 February</u> <u>Actuals</u>	<u>2024 MTD</u> <u>B / (W) Budget</u>	<u>2024 YTD</u> <u>(2 Months) Actuals</u>	<u>2024 YTD</u> <u>B / (W) Budget</u>
<b>Insurance Premiums</b>	14,688	(457)	29,377	(913)
<b>Utilities</b>				
Utilities	3,117	(3,117)	10	(10)
Utilities- Natural Gas	2,199	(882)	4,443	(1,559)
Utilities- Water & Sewer	6,960	1,119	6,960	1,119
Utilities- Electricity	5,659	(1,317)	11,012	(2,891)
Utilities- Trash & Recycling Service	1,539	1,290	2,938	2,453
Utilities- Communications Service	5,283	(1,667)	10,196	(2,965)
<b>Total Utilities</b>	<u>24,757</u>	<u>(4,574)</u>	<u>35,559</u>	<u>(3,853)</u>
<b>Maintenance &amp; Landscaping</b>				
Landscape R&M	3,730	(125)	3,730	3,188
Building R&M- Materials	2,237	1,319	3,114	3,767
Building R&M- Contract Services	1,653	(794)	4,006	1,304
Raw Materials	627	(627)	1,064	1,808
Raw Materials: Sand & Gravel	2,362	5,478	2,845	13,247
Janitorial Supplies	1,257	(452)	1,645	(36)
Equipment R&M	2,960	2,712	7,751	5,373
Small Tools & Equipment	1,233	(543)	2,048	(997)
Vehicle R&M	92	5,537	157	8,294
Vehicle Fuel	1,690	(1,690)	5,515	(3,570)
Other Supplies	607	1,373	3,312	(707)
Other R&M	779	(103)	779	130
Weather Response	1,451	(1,066)	1,451	6,634
Weather Response	-	-	-	-
<b>Total Maintenance &amp; Landscaping</b>	<u>20,678</u>	<u>11,019</u>	<u>37,417</u>	<u>38,435</u>
<b>Contracted &amp; Professional Services</b>				
Equipment Lease & Rental	3,993	(2,325)	4,170	(836)
Operating Lease Exp - ROU	-	-	-	-
IT Support and Services	4,270	(2,158)	5,155	(365)
Pool Management	-	489	-	489
Safety & Security Services	3,865	(1,080)	8,886	(1,680)
Snow Removal Services	-	-	-	-
Other Snow Removal Services	-	-	-	-
Storm Response Tree Removal	-	-	-	-
ACC Consultant	-	-	3,448	(3,403)
Other Professional Services	1,200	50	3,759	(1,259)
<b>Total Contracted &amp; Professional Services</b>	<u>13,328</u>	<u>(5,024)</u>	<u>25,418</u>	<u>(7,054)</u>
<b>Other Expenses</b>				
Vandalism	-	84	-	167
Other Charges	-	-	-	-
<b>Total Other Expenses</b>	<u>-</u>	<u>84</u>	<u>-</u>	<u>167</u>
<b>Total Other Expenses</b>	<u>142,343</u>	<u>(22,659)</u>	<u>281,617</u>	<u>(25,473)</u>
<b>Total Operations Expenses</b>	<u>302,171</u>	<u>(2,692)</u>	<u>526,298</u>	<u>9,422</u>
<b>Net Operations Income (Loss)</b>	<u>(1,747)</u>	<u>20,729</u>	<u>174,794</u>	<u>38,318</u>
<b>Other Operating Activity- Income/(Expense)</b>				
UDR Activity	10,845		23,489	
AR Accrual - Prior Year Reversal	-		(43,985)	
AR Accrual - Current Year	-		-	
Vacation Liability Accrual	(1,948)		(553)	
<b>Total Other Operating Activity</b>	<u>8,897</u>		<u>(21,049)</u>	
<b>Grand Total Operations Activity</b>	<u>7,150</u>	<u>20,729</u>	<u>153,745</u>	<u>38,318</u>
<b>* Excludes Depreciation</b>				

# Income Statement Report

## Sudden Valley Community Association

### Common Costs

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Dues and Assessment Income- Ops</b>								
4003 - BD Expense- 2024 Ops	(8,190.16)	(11,120.17)	2,930.01	(22,161.31)	(22,240.34)	79.03	(133,442.00)	(111,280.69)
4005.24 - Member Assessments 2024	222,650.21	222,403.00	247.21	445,170.80	444,807.00	363.80	2,668,844.00	2,223,673.20
<b>Total Dues and Assessment Income- Ops</b>	<b>214,460.05</b>	<b>211,282.83</b>	<b>3,177.22</b>	<b>423,009.49</b>	<b>422,566.66</b>	<b>442.83</b>	<b>2,535,402.00</b>	<b>2,112,392.51</b>
<b>Other AR Income</b>								
4830 - Advertising Income	2,609.00	3,166.67	(557.67)	5,630.50	6,333.34	(702.84)	38,000.00	32,369.50
4831 - BD Expense- Views Ads	461.00	0.00	461.00	2,767.50	0.00	2,767.50	0.00	(2,767.50)
<b>Total Other AR Income</b>	<b>3,070.00</b>	<b>3,166.67</b>	<b>(96.67)</b>	<b>8,398.00</b>	<b>6,333.34</b>	<b>2,064.66</b>	<b>38,000.00</b>	<b>29,602.00</b>
<b>Other Income</b>								
4870 - Member Donation Income	27.62	0.00	27.62	893.05	0.00	893.05	0.00	(893.05)
<b>Total Other Income</b>	<b>27.62</b>	<b>0.00</b>	<b>27.62</b>	<b>893.05</b>	<b>0.00</b>	<b>893.05</b>	<b>0.00</b>	<b>(893.05)</b>
<b>Investment Income</b>								
4900 - Interest Earned - Operating Accounts	680.37	91.67	588.70	1,425.99	183.34	1,242.65	1,100.00	(325.99)
<b>Total Investment Income</b>	<b>680.37</b>	<b>91.67</b>	<b>588.70</b>	<b>1,425.99</b>	<b>183.34</b>	<b>1,242.65</b>	<b>1,100.00</b>	<b>(325.99)</b>
<b>Total Common Costs Income</b>	<b>218,238.04</b>	<b>214,541.17</b>	<b>3,696.87</b>	<b>433,726.53</b>	<b>429,083.34</b>	<b>4,643.19</b>	<b>2,574,502.00</b>	<b>2,140,775.47</b>
<b><u>Expense</u></b>								
<b>Regulatory Compliance</b>								
7110 - Regulatory Compliance	0.00	41.67	(41.67)	0.00	83.34	(83.34)	500.00	500.00
9005 - State B&O Tax	23.78	17.08	6.70	49.58	34.16	15.42	205.00	155.42
9015 - Property/Real Estate Tax	0.00	0.00	0.00	108.16	0.00	108.16	63,000.00	62,891.84
<b>Total Regulatory Compliance</b>	<b>23.78</b>	<b>58.75</b>	<b>(34.97)</b>	<b>157.74</b>	<b>117.50</b>	<b>40.24</b>	<b>63,705.00</b>	<b>63,547.26</b>
<b>CC&amp;Rs/ Mandates</b>								
5216 - Postage- Views	1,069.39	1,000.00	69.39	2,120.58	2,000.00	120.58	12,000.00	9,879.42
5225 - Newsletter Services	4,570.00	4,833.33	(263.33)	9,348.25	9,666.66	(318.41)	58,000.00	48,651.75
7020 - Legal Services	7,932.19	5,416.67	2,515.52	18,380.34	10,833.34	7,547.00	65,000.00	46,619.66
<b>Total CC&amp;Rs/ Mandates</b>	<b>13,571.58</b>	<b>11,250.00</b>	<b>2,321.58</b>	<b>29,849.17</b>	<b>22,500.00</b>	<b>7,349.17</b>	<b>135,000.00</b>	<b>105,150.83</b>



# Income Statement Report

## Sudden Valley Community Association

### Common Costs

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Insurance</b>								
5400 - Insurance Premiums	14,362.84	13,900.83	462.01	28,725.68	27,801.66	924.02	166,810.00	138,084.32
<b>Total Insurance</b>	<b>14,362.84</b>	<b>13,900.83</b>	<b>462.01</b>	<b>28,725.68</b>	<b>27,801.66</b>	<b>924.02</b>	<b>166,810.00</b>	<b>138,084.32</b>
<b>Total Common Costs Expense</b>	<b>27,958.20</b>	<b>25,209.58</b>	<b>2,748.62</b>	<b>58,732.59</b>	<b>50,419.16</b>	<b>8,313.43</b>	<b>365,515.00</b>	<b>306,782.41</b>
<b>Total Common Costs Income / (Loss)</b>	<b>190,279.84</b>	<b>189,331.59</b>	<b>948.25</b>	<b>374,993.94</b>	<b>378,664.18</b>	<b>(3,670.24)</b>	<b>2,208,987.00</b>	<b>1,833,993.06</b>

# Income Statement Report

## Sudden Valley Community Association

### ACC / Security

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>New Home Construction Fees</b>								
4350 - New Home Construction	3,500.00	0.00	3,500.00	3,500.00	0.00	3,500.00	75,000.00	71,500.00
<b>Total New Home Construction Fees</b>	<b>3,500.00</b>	<b>0.00</b>	<b>3,500.00</b>	<b>3,500.00</b>	<b>0.00</b>	<b>3,500.00</b>	<b>75,000.00</b>	<b>71,500.00</b>
<b>Other AR Income</b>								
4805 - Compliance Fees & Fines - ACC	12,950.00	166.00	12,784.00	17,650.00	333.00	17,317.00	2,000.00	(15,650.00)
4806 - BD Expense- ACC Fines	(400.00)	0.00	(400.00)	500.00	0.00	500.00	0.00	(500.00)
<b>Total Other AR Income</b>	<b>12,550.00</b>	<b>166.00</b>	<b>12,384.00</b>	<b>18,150.00</b>	<b>333.00</b>	<b>17,817.00</b>	<b>2,000.00</b>	<b>(16,150.00)</b>
<b>Other Income</b>								
4295 - Security House Checks	10.00	0.00	10.00	10.00	0.00	10.00	750.00	740.00
<b>Total Other Income</b>	<b>10.00</b>	<b>0.00</b>	<b>10.00</b>	<b>10.00</b>	<b>0.00</b>	<b>10.00</b>	<b>750.00</b>	<b>740.00</b>
<b>Total ACC / Security Income</b>	<b>16,060.00</b>	<b>166.00</b>	<b>15,894.00</b>	<b>21,660.00</b>	<b>333.00</b>	<b>21,327.00</b>	<b>77,750.00</b>	<b>56,090.00</b>
<b><u>Expense</u></b>								
<b>Regulatory Compliance</b>								
6165 - Hazardous Tree Removal/ Pruning	20,634.00	1,073.00	19,561.00	48,652.80	5,000.00	43,652.80	55,000.00	6,347.20
6300 - Permits & Licenses	0.00	16.00	(16.00)	0.00	33.00	(33.00)	200.00	200.00
9005 - State B&O Tax	138.06	4.00	134.06	208.56	8.00	200.56	50.00	(158.56)
<b>Total Regulatory Compliance</b>	<b>20,772.06</b>	<b>1,093.00</b>	<b>19,679.06</b>	<b>48,861.36</b>	<b>5,041.00</b>	<b>43,820.36</b>	<b>55,250.00</b>	<b>6,388.64</b>
<b>CC&amp;Rs/ Mandates</b>								
5215 - Postage	49.15	4.00	45.15	49.15	8.00	41.15	50.00	0.85
7097 - Professional Security Services	22,411.75	24,166.00	(1,754.25)	46,038.41	48,333.00	(2,294.59)	290,000.00	243,961.59
<b>Total CC&amp;Rs/ Mandates</b>	<b>22,460.90</b>	<b>24,170.00</b>	<b>(1,709.10)</b>	<b>46,087.56</b>	<b>48,341.00</b>	<b>(2,253.44)</b>	<b>290,050.00</b>	<b>243,962.44</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	0.00	6,248.00	(6,248.00)	0.00	9,132.00	(9,132.00)	74,998.00	74,998.00
5335 - Payroll Taxes- Employer	0.00	567.00	(567.00)	0.00	829.00	(829.00)	6,810.00	6,810.00
5385 - Payroll Benefits - Medical	0.00	807.00	(807.00)	0.00	1,614.00	(1,614.00)	9,684.00	9,684.00
<b>Total Payroll &amp; Benefits</b>	<b>0.00</b>	<b>7,622.00</b>	<b>(7,622.00)</b>	<b>0.00</b>	<b>11,575.00</b>	<b>(11,575.00)</b>	<b>91,492.00</b>	<b>91,492.00</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**ACC / Security**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Utilities</b>								
6050 - Utilities- Communications Service	76.01	60.00	16.01	152.19	120.00	32.19	720.00	567.81
<b>Total Utilities</b>	<b>76.01</b>	<b>60.00</b>	<b>16.01</b>	<b>152.19</b>	<b>120.00</b>	<b>32.19</b>	<b>720.00</b>	<b>567.81</b>
<b>Maintenance &amp; Landscaping</b>								
6785 - Vehicle Fuel	660.49	0.00	660.49	1,519.00	462.00	1,057.00	7,900.00	6,381.00
6795 - Other Supplies	0.00	28.00	(28.00)	0.00	28.00	(28.00)	500.00	500.00
<b>Total Maintenance &amp; Landscaping</b>	<b>660.49</b>	<b>28.00</b>	<b>632.49</b>	<b>1,519.00</b>	<b>490.00</b>	<b>1,029.00</b>	<b>8,400.00</b>	<b>6,881.00</b>
<b>Contracted &amp; Professional Services</b>								
6440 - Safety & Security Services	3,864.53	820.00	3,044.53	8,886.17	2,361.00	6,525.17	15,000.00	6,113.83
6460 - ACC Consultant	0.00	0.00	0.00	3,447.50	45.00	3,402.50	10,000.00	6,552.50
<b>Total Contracted &amp; Professional Services</b>	<b>3,864.53</b>	<b>820.00</b>	<b>3,044.53</b>	<b>12,333.67</b>	<b>2,406.00</b>	<b>9,927.67</b>	<b>25,000.00</b>	<b>12,666.33</b>
<b>Other Expenses</b>								
9120 - Vandalism & Towing	0.00	84.00	(84.00)	0.00	167.00	(167.00)	1,000.00	1,000.00
<b>Total Other Expenses</b>	<b>0.00</b>	<b>84.00</b>	<b>(84.00)</b>	<b>0.00</b>	<b>167.00</b>	<b>(167.00)</b>	<b>1,000.00</b>	<b>1,000.00</b>
<b>Total ACC / Security Expense</b>	<b>47,833.99</b>	<b>33,877.00</b>	<b>13,956.99</b>	<b>108,953.78</b>	<b>68,140.00</b>	<b>40,813.78</b>	<b>471,912.00</b>	<b>362,958.22</b>
<b>Total ACC / Security Income / (Loss)</b>	<b>(31,773.99)</b>	<b>(33,711.00)</b>	<b>1,937.01</b>	<b>(87,293.78)</b>	<b>(67,807.00)</b>	<b>(19,486.78)</b>	<b>(394,162.00)</b>	<b>(306,868.22)</b>

# Income Statement Report

## Sudden Valley Community Association

### Accounting

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Other AR Income</b>								
4240 - Title & Recording Fees	1,500.00	3,334.00	(1,834.00)	3,000.00	6,667.00	(3,667.00)	40,000.00	37,000.00
4241 - BD Expense- Title Fees	250.00	0.00	250.00	201.61	0.00	201.61	0.00	(201.61)
4705 - NSF Service Fees	189.00	125.00	64.00	407.50	250.00	157.50	1,500.00	1,092.50
4706 - BD Expense- NSF Fees	(74.81)	0.00	(74.81)	(128.81)	0.00	(128.81)	0.00	128.81
<b>Total Other AR Income</b>	<b>1,864.19</b>	<b>3,459.00</b>	<b>(1,594.81)</b>	<b>3,480.30</b>	<b>6,917.00</b>	<b>(3,436.70)</b>	<b>41,500.00</b>	<b>38,019.70</b>
<b>Total Accounting Income</b>	<b>1,864.19</b>	<b>3,459.00</b>	<b>(1,594.81)</b>	<b>3,480.30</b>	<b>6,917.00</b>	<b>(3,436.70)</b>	<b>41,500.00</b>	<b>38,019.70</b>
<b><u>Expense</u></b>								
<b>Administrative</b>								
5015 - Bank Charges & Fees	90.30	125.00	(34.70)	230.44	250.00	(19.56)	1,500.00	1,269.56
5121 - Currency Gain/Loss	0.00	0.00	0.00	1.74	0.00	1.74	0.00	(1.74)
5210 - Printing & Copying	802.70	70.00	732.70	823.60	140.00	683.60	5,000.00	4,176.40
5399 - Payroll Service Fees	1,159.30	1,041.00	118.30	2,925.09	2,083.00	842.09	12,500.00	9,574.91
<b>Total Administrative</b>	<b>2,052.30</b>	<b>1,236.00</b>	<b>816.30</b>	<b>3,980.87</b>	<b>2,473.00</b>	<b>1,507.87</b>	<b>19,000.00</b>	<b>15,019.13</b>
<b>Regulatory Compliance</b>								
7000 - Audit & Tax Services	0.00	0.00	0.00	0.00	0.00	0.00	40,000.00	40,000.00
9005 - State B&O Tax	26.65	84.00	(57.35)	52.44	167.00	(114.56)	1,000.00	947.56
<b>Total Regulatory Compliance</b>	<b>26.65</b>	<b>84.00</b>	<b>(57.35)</b>	<b>52.44</b>	<b>167.00</b>	<b>(114.56)</b>	<b>41,000.00</b>	<b>40,947.56</b>
<b>CC&amp;Rs/ Mandates</b>								
5215 - Postage	146.93	180.00	(33.07)	299.21	359.00	(59.79)	4,000.00	3,700.79
<b>Total CC&amp;Rs/ Mandates</b>	<b>146.93</b>	<b>180.00</b>	<b>(33.07)</b>	<b>299.21</b>	<b>359.00</b>	<b>(59.79)</b>	<b>4,000.00</b>	<b>3,700.79</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	21,106.46	22,282.00	(1,175.54)	31,754.17	33,438.00	(1,683.83)	297,495.00	265,740.83
5335 - Payroll Taxes- Employer	2,037.92	2,008.00	29.92	3,092.49	3,013.00	79.49	26,810.00	23,717.51
5385 - Payroll Benefits - Medical	2,919.92	3,230.00	(310.08)	5,839.84	6,460.00	(620.16)	38,760.00	32,920.16
<b>Total Payroll &amp; Benefits</b>	<b>26,064.30</b>	<b>27,520.00</b>	<b>(1,455.70)</b>	<b>40,686.50</b>	<b>42,911.00</b>	<b>(2,224.50)</b>	<b>363,065.00</b>	<b>322,378.50</b>

# Income Statement Report

## Sudden Valley Community Association

### Accounting

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Utilities</b>								
6050 - Utilities- Communications Service	165.84	175.00	(9.16)	331.77	350.00	(18.23)	2,100.00	1,768.23
<b>Total Utilities</b>	<b>165.84</b>	<b>175.00</b>	<b>(9.16)</b>	<b>331.77</b>	<b>350.00</b>	<b>(18.23)</b>	<b>2,100.00</b>	<b>1,768.23</b>
<b>Contracted &amp; Professional Services</b>								
5125 - IT Support and Services	0.00	834.00	(834.00)	(1,600.00)	1,667.00	(3,267.00)	10,000.00	11,600.00
<b>Total Contracted &amp; Professional Services</b>	<b>0.00</b>	<b>834.00</b>	<b>(834.00)</b>	<b>(1,600.00)</b>	<b>1,667.00</b>	<b>(3,267.00)</b>	<b>10,000.00</b>	<b>11,600.00</b>
<b>Total Accounting Expense</b>	<b>28,456.02</b>	<b>30,029.00</b>	<b>(1,572.98)</b>	<b>43,750.79</b>	<b>47,927.00</b>	<b>(4,176.21)</b>	<b>439,165.00</b>	<b>395,414.21</b>
<b>Total Accounting Income / (Loss)</b>	<b>(26,591.83)</b>	<b>(26,570.00)</b>	<b>(21.83)</b>	<b>(40,270.49)</b>	<b>(41,010.00)</b>	<b>739.51</b>	<b>(397,665.00)</b>	<b>(357,394.51)</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**SVCA Operations- Admin**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Other Income</b>								
4245 - Photocopy Income	14.00	16.00	(2.00)	49.00	33.00	16.00	200.00	151.00
4255 - Maps and Signs	147.32	107.00	40.32	147.32	183.00	(35.68)	2,000.00	1,852.68
4844 - Concessions Income (Taxable)	0.00	0.00	0.00	71.80	0.00	71.80	0.00	(71.80)
<b>Total Other Income</b>	<b>161.32</b>	<b>123.00</b>	<b>38.32</b>	<b>268.12</b>	<b>216.00</b>	<b>52.12</b>	<b>2,200.00</b>	<b>1,931.88</b>
<b>Total SVCA Operations- Admin Income</b>	<b>161.32</b>	<b>123.00</b>	<b>38.32</b>	<b>268.12</b>	<b>216.00</b>	<b>52.12</b>	<b>2,200.00</b>	<b>1,931.88</b>
<b><u>Expense</u></b>								
<b>Administrative</b>								
5015 - Bank Charges & Fees	113.50	416.00	(302.50)	232.95	833.00	(600.05)	5,000.00	4,767.05
5045 - Dues & Subscriptions	244.00	84.00	160.00	394.00	167.00	227.00	1,000.00	606.00
5090 - Office Supplies	870.95	959.00	(88.05)	1,267.94	5,276.00	(4,008.06)	21,131.00	19,863.06
5100 - GM Discretionary Funds	0.00	0.00	0.00	0.00	265.00	(265.00)	5,000.00	5,000.00
5120 - Cash Over/Short	14.00	0.00	14.00	14.00	0.00	14.00	0.00	(14.00)
5205 - Events Charges	0.00	0.00	0.00	96.56	143.00	(46.44)	5,000.00	4,903.44
5210 - Printing & Copying	1,034.67	165.00	869.67	2,255.09	345.00	1,910.09	6,500.00	4,244.91
5227 - Training & Conferences	0.00	125.00	(125.00)	0.00	250.00	(250.00)	1,500.00	1,500.00
5325 - Recruiting Expense	292.45	250.00	42.45	442.45	500.00	(57.55)	3,000.00	2,557.55
<b>Total Administrative</b>	<b>2,569.57</b>	<b>1,999.00</b>	<b>570.57</b>	<b>4,702.99</b>	<b>7,779.00</b>	<b>(3,076.01)</b>	<b>48,131.00</b>	<b>43,428.01</b>
<b>Regulatory Compliance</b>								
6300 - Permits & Licenses	10.00	0.00	10.00	10.00	0.00	10.00	0.00	(10.00)
9005 - State B&O Tax	0.65	0.00	0.65	1.29	0.00	1.29	0.00	(1.29)
<b>Total Regulatory Compliance</b>	<b>10.65</b>	<b>0.00</b>	<b>10.65</b>	<b>11.29</b>	<b>0.00</b>	<b>11.29</b>	<b>0.00</b>	<b>(11.29)</b>
<b>CC&amp;Rs/ Mandates</b>								
5003 - Annual General Meeting	0.00	1,170.00	(1,170.00)	0.00	1,170.00	(1,170.00)	18,000.00	18,000.00
5115 - Web Site Maintenance	0.00	271.00	(271.00)	652.20	538.00	114.20	5,000.00	4,347.80
5215 - Postage	289.75	41.00	248.75	296.01	83.00	213.01	500.00	203.99

**Income Statement Report**  
**Sudden Valley Community Association**  
**SVCA Operations- Admin**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>CC&amp;Rs/ Mandates</b>								
5225 - Newsletter Services	0.00	100.00	(100.00)	0.00	200.00	(200.00)	1,200.00	1,200.00
<b>Total CC&amp;Rs/ Mandates</b>	<b>289.75</b>	<b>1,582.00</b>	<b>(1,292.25)</b>	<b>948.21</b>	<b>1,991.00</b>	<b>(1,042.79)</b>	<b>24,700.00</b>	<b>23,751.79</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	29,855.48	31,900.00	(2,044.52)	43,940.85	46,912.00	(2,971.15)	382,959.00	339,018.15
5335 - Payroll Taxes- Employer	2,895.38	2,865.00	30.38	4,272.61	4,213.00	59.61	34,388.00	30,115.39
5385 - Payroll Benefits - Medical	3,289.76	4,037.00	(747.24)	6,579.52	8,074.00	(1,494.48)	48,444.00	41,864.48
<b>Total Payroll &amp; Benefits</b>	<b>36,040.62</b>	<b>38,802.00</b>	<b>(2,761.38)</b>	<b>54,792.98</b>	<b>59,199.00</b>	<b>(4,406.02)</b>	<b>465,791.00</b>	<b>410,998.02</b>
<b>Utilities</b>								
6050 - Utilities- Communications Service	60.00	250.00	(190.00)	120.00	500.00	(380.00)	3,000.00	2,880.00
<b>Total Utilities</b>	<b>60.00</b>	<b>250.00</b>	<b>(190.00)</b>	<b>120.00</b>	<b>500.00</b>	<b>(380.00)</b>	<b>3,000.00</b>	<b>2,880.00</b>
<b>Maintenance &amp; Landscaping</b>								
6785 - Vehicle Fuel	34.15	0.00	34.15	80.50	0.00	80.50	275.00	194.50
<b>Total Maintenance &amp; Landscaping</b>	<b>34.15</b>	<b>0.00</b>	<b>34.15</b>	<b>80.50</b>	<b>0.00</b>	<b>80.50</b>	<b>275.00</b>	<b>194.50</b>
<b>Contracted &amp; Professional Services</b>								
5085 - Equipment Lease & Rental	461.14	459.00	2.14	638.49	917.00	(278.51)	5,500.00	4,861.51
5125 - IT Support and Services	4,269.66	1,278.00	2,991.66	6,754.92	3,123.00	3,631.92	30,000.00	23,245.08
6440 - Safety & Security Services	0.00	1,842.00	(1,842.00)	0.00	4,596.00	(4,596.00)	5,000.00	5,000.00
7095 - Other Professional Services	1,200.00	0.00	1,200.00	1,200.00	0.00	1,200.00	0.00	(1,200.00)
<b>Total Contracted &amp; Professional Services</b>	<b>5,930.80</b>	<b>3,579.00</b>	<b>2,351.80</b>	<b>8,593.41</b>	<b>8,636.00</b>	<b>(42.59)</b>	<b>40,500.00</b>	<b>31,906.59</b>
<b>Total SVCA Operations- Admin Expense</b>	<b>44,935.54</b>	<b>46,212.00</b>	<b>(1,276.46)</b>	<b>69,249.38</b>	<b>78,105.00</b>	<b>(8,855.62)</b>	<b>582,397.00</b>	<b>513,147.62</b>
<b>Total SVCA Operations- Admin Income / (Loss)</b>	<b>(44,774.22)</b>	<b>(46,089.00)</b>	<b>1,314.78</b>	<b>(68,981.26)</b>	<b>(77,889.00)</b>	<b>8,907.74</b>	<b>(580,197.00)</b>	<b>(511,215.74)</b>

# Income Statement Report

## Sudden Valley Community Association

### Facilities

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Area Z Rental Income</b>								
4410 - Area Z Storage Rental Income	63.00	0.00	63.00	5,515.50	5,760.00	(244.50)	24,000.00	18,484.50
4412 - BD Expense- Area Z	763.50	0.00	763.50	(758.50)	0.00	(758.50)	0.00	758.50
<b>Total Area Z Rental Income</b>	<b>826.50</b>	<b>0.00</b>	<b>826.50</b>	<b>4,757.00</b>	<b>5,760.00</b>	<b>(1,003.00)</b>	<b>24,000.00</b>	<b>19,243.00</b>
<b>Lease Income</b>								
4430 - Lease Income - Restaurant	3,931.50	2,621.00	1,310.50	7,863.00	5,242.00	2,621.00	31,452.00	23,589.00
4435 - Lease Income - Barn 8	1,200.00	1,200.00	0.00	2,400.00	2,400.00	0.00	14,400.00	12,000.00
4439 - Lease Income- Library	298.20	325.00	(26.80)	596.40	650.00	(53.60)	3,900.00	3,303.60
<b>Total Lease Income</b>	<b>5,429.70</b>	<b>4,146.00</b>	<b>1,283.70</b>	<b>10,859.40</b>	<b>8,292.00</b>	<b>2,567.40</b>	<b>49,752.00</b>	<b>38,892.60</b>
<b>Total Facilities Income</b>	<b>6,256.20</b>	<b>4,146.00</b>	<b>2,110.20</b>	<b>15,616.40</b>	<b>14,052.00</b>	<b>1,564.40</b>	<b>73,752.00</b>	<b>58,135.60</b>
<b><u>Expense</u></b>								
<b>Regulatory Compliance</b>								
6300 - Permits & Licenses	0.00	9.00	(9.00)	0.00	17.00	(17.00)	100.00	100.00
7110 - Regulatory Compliance	73.42	129.00	(55.58)	146.84	258.00	(111.16)	1,550.00	1,403.16
9005 - State B&O Tax	109.25	84.00	25.25	254.48	167.00	87.48	1,000.00	745.52
<b>Total Regulatory Compliance</b>	<b>182.67</b>	<b>222.00</b>	<b>(39.33)</b>	<b>401.32</b>	<b>442.00</b>	<b>(40.68)</b>	<b>2,650.00</b>	<b>2,248.68</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	3,021.81	3,302.00	(280.19)	4,585.58	4,826.00	(240.42)	39,634.00	35,048.42
5335 - Payroll Taxes- Employer	342.98	403.00	(60.02)	519.92	589.00	(69.08)	4,835.00	4,315.08
5385 - Payroll Benefits - Medical	143.50	807.00	(663.50)	287.00	1,614.00	(1,327.00)	9,684.00	9,397.00
<b>Total Payroll &amp; Benefits</b>	<b>3,508.29</b>	<b>4,512.00</b>	<b>(1,003.71)</b>	<b>5,392.50</b>	<b>7,029.00</b>	<b>(1,636.50)</b>	<b>54,153.00</b>	<b>48,760.50</b>
<b>Insurance</b>								
5400 - Insurance Premiums	41.67	0.00	41.67	83.34	0.00	83.34	0.00	(83.34)
<b>Total Insurance</b>	<b>41.67</b>	<b>0.00</b>	<b>41.67</b>	<b>83.34</b>	<b>0.00</b>	<b>83.34</b>	<b>0.00</b>	<b>(83.34)</b>
<b>Utilities</b>								
6000 - Utilities	3,117.41	0.00	3,117.41	9.93	0.00	9.93	0.00	(9.93)



# Income Statement Report

## Sudden Valley Community Association Facilities

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Utilities</b>								
6005 - Utilities- Natural Gas	717.09	418.00	299.09	1,508.16	992.00	516.16	5,328.00	3,819.84
6023 - Utilities- Water & Sewer	2,876.02	2,896.00	(19.98)	2,876.02	2,896.00	(19.98)	17,374.00	14,497.98
6033 - Utilities- Electricity	2,677.01	1,919.00	758.01	5,456.62	3,837.00	1,619.62	23,020.00	17,563.38
6035 - Utilities- Trash & Recycling Service	913.16	2,125.00	(1,211.84)	1,688.94	4,250.00	(2,561.06)	25,497.00	23,808.06
6050 - Utilities- Communications Service	2,886.03	1,670.00	1,216.03	5,174.59	3,339.00	1,835.59	20,031.00	14,856.41
<b>Total Utilities</b>	<b>13,186.72</b>	<b>9,028.00</b>	<b>4,158.72</b>	<b>16,714.26</b>	<b>15,314.00</b>	<b>1,400.26</b>	<b>91,250.00</b>	<b>74,535.74</b>
<b>Maintenance &amp; Landscaping</b>								
6515 - Building R&M- Materials	2,236.77	3,472.00	(1,235.23)	3,113.96	6,714.00	(3,600.04)	35,000.00	31,886.04
6520 - Building R&M- Contract Vendor	1,652.76	859.00	793.76	4,006.36	5,310.00	(1,303.64)	45,000.00	40,993.64
6635 - Janitorial Supplies	1,257.02	709.00	548.02	1,645.46	1,417.00	228.46	8,500.00	6,854.54
6675 - Equipment R&M	0.00	84.00	(84.00)	0.00	167.00	(167.00)	1,000.00	1,000.00
6795 - Other Supplies	0.00	129.00	(129.00)	0.00	258.00	(258.00)	1,550.00	1,550.00
6796 - Other R&M	352.91	84.00	268.91	352.91	167.00	185.91	1,000.00	647.09
<b>Total Maintenance &amp; Landscaping</b>	<b>5,499.46</b>	<b>5,337.00</b>	<b>162.46</b>	<b>9,118.69</b>	<b>14,033.00</b>	<b>(4,914.31)</b>	<b>92,050.00</b>	<b>82,931.31</b>
<b>Contracted &amp; Professional Services</b>								
6440 - Safety & Security Services	0.00	41.00	(41.00)	0.00	83.00	(83.00)	500.00	500.00
7095 - Other Professional Services	0.00	1,250.00	(1,250.00)	2,558.91	2,500.00	58.91	15,000.00	12,441.09
<b>Total Contracted &amp; Professional Services</b>	<b>0.00</b>	<b>1,291.00</b>	<b>(1,291.00)</b>	<b>2,558.91</b>	<b>2,583.00</b>	<b>(24.09)</b>	<b>15,500.00</b>	<b>12,941.09</b>
<b>Total Facilities Expense</b>	<b>22,418.81</b>	<b>20,390.00</b>	<b>2,028.81</b>	<b>34,269.02</b>	<b>39,401.00</b>	<b>(5,131.98)</b>	<b>255,603.00</b>	<b>221,333.98</b>
<b>Total Facilities Income / (Loss)</b>	<b>(16,162.61)</b>	<b>(16,244.00)</b>	<b>81.39</b>	<b>(18,652.62)</b>	<b>(25,349.00)</b>	<b>6,696.38</b>	<b>(181,851.00)</b>	<b>(163,198.38)</b>

# Income Statement Report

## Sudden Valley Community Association

### Maintenance

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Administrative</b>								
5090 - Office Supplies	0.00	12.00	(12.00)	0.00	25.00	(25.00)	150.00	150.00
5210 - Printing & Copying	0.00	9.00	(9.00)	0.00	17.00	(17.00)	100.00	100.00
6408 - Uniforms	0.00	209.00	(209.00)	250.00	417.00	(167.00)	2,500.00	2,250.00
<b>Total Administrative</b>	<b>0.00</b>	<b>230.00</b>	<b>(230.00)</b>	<b>250.00</b>	<b>459.00</b>	<b>(209.00)</b>	<b>2,750.00</b>	<b>2,500.00</b>
<b>Regulatory Compliance</b>								
6300 - Permits & Licenses	135.00	166.00	(31.00)	339.25	333.00	6.25	2,000.00	1,660.75
9005 - State B&O Tax	0.00	0.00	0.00	0.00	0.00	0.00	100.00	100.00
<b>Total Regulatory Compliance</b>	<b>135.00</b>	<b>166.00</b>	<b>(31.00)</b>	<b>339.25</b>	<b>333.00</b>	<b>6.25</b>	<b>2,100.00</b>	<b>1,760.75</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	19,667.85	23,250.00	(3,582.15)	33,015.99	34,364.00	(1,348.01)	319,366.00	286,350.01
5335 - Payroll Taxes- Employer	2,021.35	2,515.00	(493.65)	3,392.71	3,717.00	(324.29)	34,544.00	31,151.29
5385 - Payroll Benefits - Medical	3,755.88	3,932.00	(176.12)	7,798.76	7,863.00	(64.24)	47,175.00	39,376.24
6447.1 - Weather Response Payroll	8,020.23	2,500.00	5,520.23	8,020.23	5,000.00	3,020.23	10,000.00	1,979.77
6447.2 - Weather Response Payroll Taxes	878.50	250.00	628.50	878.50	500.00	378.50	1,000.00	121.50
<b>Total Payroll &amp; Benefits</b>	<b>34,343.81</b>	<b>32,447.00</b>	<b>1,896.81</b>	<b>53,106.19</b>	<b>51,444.00</b>	<b>1,662.19</b>	<b>412,085.00</b>	<b>358,978.81</b>
<b>Utilities</b>								
6050 - Utilities- Communications Service	198.05	222.00	(23.95)	535.96	443.00	92.96	2,655.00	2,119.04
<b>Total Utilities</b>	<b>198.05</b>	<b>222.00</b>	<b>(23.95)</b>	<b>535.96</b>	<b>443.00</b>	<b>92.96</b>	<b>2,655.00</b>	<b>2,119.04</b>
<b>Maintenance &amp; Landscaping</b>								
6110 - Landscape R&M	425.20	0.00	425.20	425.20	0.00	425.20	1,982.00	1,556.80
6447 - Weather Response	1,450.52	385.00	1,065.52	1,450.52	8,085.00	(6,634.48)	35,000.00	33,549.48
6610 - Raw Materials	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00	2,500.00
6621 - Raw Materials: Sand & Gravel	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00
6675 - Equipment R&M	629.11	922.00	(292.89)	739.33	993.00	(253.67)	15,000.00	14,260.67
6765 - Small Tools & Equipment	527.93	0.00	527.93	527.93	361.00	166.93	7,500.00	6,972.07
6775 - Vehicle R&M	92.48	5,435.00	(5,342.52)	156.87	8,174.00	(8,017.13)	17,500.00	17,343.13

# Income Statement Report

## Sudden Valley Community Association

### Maintenance

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Maintenance &amp; Landscaping</b>								
6785 - Vehicle Fuel	669.10	0.00	669.10	2,522.66	425.00	2,097.66	11,250.00	8,727.34
6795 - Other Supplies	248.00	0.00	248.00	248.00	0.00	248.00	5,000.00	4,752.00
<b>Total Maintenance &amp; Landscaping</b>	<b>4,042.34</b>	<b>6,742.00</b>	<b>(2,699.66)</b>	<b>6,070.51</b>	<b>18,038.00</b>	<b>(11,967.49)</b>	<b>100,732.00</b>	<b>94,661.49</b>
<b>Contracted &amp; Professional Services</b>								
5085 - Equipment Lease & Rental	0.00	625.00	(625.00)	0.00	1,250.00	(1,250.00)	7,500.00	7,500.00
6440 - Safety & Security Services	0.00	41.00	(41.00)	0.00	83.00	(83.00)	500.00	500.00
7095 - Other Professional Services	0.00	0.00	0.00	0.00	0.00	0.00	25,000.00	25,000.00
<b>Total Contracted &amp; Professional Services</b>	<b>0.00</b>	<b>666.00</b>	<b>(666.00)</b>	<b>0.00</b>	<b>1,333.00</b>	<b>(1,333.00)</b>	<b>33,000.00</b>	<b>33,000.00</b>
<b>Total Maintenance Expense</b>	<b>38,719.20</b>	<b>40,473.00</b>	<b>(1,753.80)</b>	<b>60,301.91</b>	<b>72,050.00</b>	<b>(11,748.09)</b>	<b>553,322.00</b>	<b>493,020.09</b>
<b>Total Maintenance Income / (Loss)</b>	<b>(38,719.20)</b>	<b>(40,473.00)</b>	<b>1,753.80</b>	<b>(60,301.91)</b>	<b>(72,050.00)</b>	<b>11,748.09</b>	<b>(553,322.00)</b>	<b>(493,020.09)</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**Golf Enterprise**

February 1, 2024 to February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Income</b>								
<b>Golf Income</b>								
4150 - Golf Course Annual Greens Fees	\$ 38,092	\$ 35,998	\$ 2,094	\$ 189,887	\$ 186,148	\$ 3,739	\$ 385,000	\$ 195,113
4151 - BD Expense- Golf	(2,819)	-	(2,819)	(4,590)	-	(4,590)	-	4,590
4154 - Golf Course Daily Greens Fees	13,791	12,502	1,289	17,168	16,621	547	658,000	640,832
4170 - Driving Range Fees	1,258	462	796	1,477	1,029	448	35,000	33,523
4174 - Golf Cart Rental	5,068	3,997	1,071	12,558	11,310	1,248	195,000	182,442
4176 - Golf Club Storage	216	-	216	1,312	-	1,312	2,400	1,088
4178 - Trail Fees	1,394	838	556	6,180	5,558	622	14,750	8,570
<b>Total Golf Income</b>	<b>57,000</b>	<b>53,797</b>	<b>3,203</b>	<b>223,991</b>	<b>220,666</b>	<b>3,325</b>	<b>1,290,150</b>	<b>1,066,158</b>
<b>Other AR Income</b>								
4830 - Advertising Income	-	-	-	-	-	-	-	-
<b>Total Other AR Income</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Golf Pro Income</b>	<b>57,000</b>	<b>53,797</b>	<b>3,203</b>	<b>223,991</b>	<b>220,666</b>	<b>3,325</b>	<b>1,290,150</b>	<b>1,066,158</b>
<b>Expense</b>								
<b>Administrative</b>								
5107 - Advertising Costs	1,234	329	905	1,613	605	1,008	14,000	12,387
5015 - Bank Charges & Fees	1,809	1,062	747	3,080	1,926	1,154	30,000	26,920
5120 - Cash Over/Short	-	-	-	-	-	-	-	-
5045 - Dues & Subscriptions	873	603	270	9,838	7,133	2,705	27,300	17,462
5000 - General Administrative	-	-	-	-	-	-	-	-
5090 - Office Supplies	-	50	(50)	-	100	(100)	700	700
5205 - Events Charges	-	-	-	-	-	-	-	-
5210 - Printing & Copying	-	-	-	-	-	-	1,800	1,800
5227 - Training & Conferences	1,155	-	1,155	1,155	-	1,155	4,000	2,845
5326 - Operating Performance Commissions	-	-	-	-	-	-	1,500	1,500
5326.1 - Operating Perf Comm Payroll Taxes	-	-	-	-	-	-	-	-
6408 - Uniforms	321	428	(107)	511	938	(427)	8,700	8,189
<b>Total Administrative</b>	<b>5,391</b>	<b>2,472</b>	<b>2,919</b>	<b>16,198</b>	<b>10,702</b>	<b>5,496</b>	<b>88,000</b>	<b>71,803</b>
<b>Regulatory Compliance</b>								
6165 - Hazardous Tree Removal/ Pruning	-	-	-	-	-	-	-	-
7110 - Regulatory Compliance	-	-	-	-	-	-	-	-
6300 - Permits & Licenses	47	-	47	47	-	47	750	703
9005 - State B&O Tax	283	-	283	552	-	552	7,500	6,948
<b>Total Regulatory Compliance</b>	<b>330</b>	<b>-</b>	<b>330</b>	<b>599</b>	<b>-</b>	<b>599</b>	<b>8,250</b>	<b>7,651</b>
<b>CC&amp;Rs/ Mandates</b>								
5215 - Postage	-	21	(21)	-	42	(42)	250	250
5115 - Web Site Maintenance	-	-	-	-	-	-	2,700	2,700
<b>CC&amp;Rs/ Mandates Total</b>	<b>-</b>	<b>21</b>	<b>(21)</b>	<b>-</b>	<b>42</b>	<b>(42)</b>	<b>2,950</b>	<b>2,950</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	40,730	41,458	(728)	59,573	61,443	(1,870)	684,013	624,440
5335 - Payroll Taxes- Employer	4,290	4,142	148	6,236	6,138	98	68,364	62,128
5385 - Payroll Benefits - Medical	5,034	8,074	(3,040)	10,068	16,148	(6,080)	96,888	86,820
<b>Total Payroll &amp; Benefits</b>	<b>50,054</b>	<b>53,674</b>	<b>(3,620)</b>	<b>75,877</b>	<b>83,729</b>	<b>(7,852)</b>	<b>849,265</b>	<b>773,388</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**Golf Enterprise**

February 1, 2024 to February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Insurance</b>								
5400 - Insurance Premiums	284	331	(47)	568	662	(94)	3,969	3,401
<b>Total Insurance</b>	<b>284</b>	<b>331</b>	<b>(47)</b>	<b>568</b>	<b>662</b>	<b>(94)</b>	<b>3,969</b>	<b>3,401</b>
<b>Utilities</b>								
6050 - Utilities- Communications Service	774	612	162	1,549	1,224	325	7,346	5,797
6033 - Utilities- Electricity	1,559	1,234	325	2,897	1,930	967	15,769	12,872
6005 - Utilities- Natural Gas	600	301	299	1,192	426	766	2,800	1,608
6023 - Utilities- Water & Sewer	1,939	1,702	237	1,939	1,702	237	12,119	10,180
6035 - Utilities- Trash & Recycling Service	404	457	(53)	808	647	161	4,255	3,447
<b>Total Utilities</b>	<b>5,277</b>	<b>4,306</b>	<b>971</b>	<b>8,385</b>	<b>5,929</b>	<b>2,456</b>	<b>42,289</b>	<b>33,904</b>
<b>Maintenance &amp; Landscaping</b>								
6675 - Equipment R&M	2,331	4,562	(2,231)	7,012	10,206	(3,194)	47,000	39,988
6635 - Janitorial Supplies	-	12	(12)	-	25	(25)	150	150
6110 - Landscape R&M	3,305	3,480	(175)	3,305	6,668	(3,363)	37,500	34,195
6796 - Other R&M	426	442	(16)	426	442	(16)	2,600	2,174
6795 - Other Supplies	359	1,032	(673)	3,068	1,449	1,619	19,500	16,432
6610 - Raw Materials	627	-	627	1,064	2,872	(1,808)	35,500	34,436
6621 - Raw Materials: Sand & Gravel	2,362	7,840	(5,478)	2,845	16,092	(13,247)	40,000	37,155
6765 - Small Tools & Equipment	705	690	15	1,520	690	830	4,400	2,880
6785 - Vehicle Fuel	326	-	326	1,393	1,058	335	31,820	30,427
6775 - Vehicle R&M	-	194	(194)	-	277	(277)	2,200	2,200
6448 - COVID 19 Response	-	-	-	-	-	-	-	-
<b>Total Maintenance &amp; Landscaping</b>	<b>10,441</b>	<b>18,252</b>	<b>(7,811)</b>	<b>20,633</b>	<b>39,779</b>	<b>(19,146)</b>	<b>220,670</b>	<b>200,037</b>
<b>Contracted &amp; Professional Services</b>								
5085 - Equipment Lease & Rental	3,532	584	2,948	3,532	1,167	2,365	9,000	5,468
6440 - Safety & Security Services	-	-	-	-	-	-	550	550
7095 - Other Professional Services	-	-	-	-	-	-	750	750
<b>Total Contracted &amp; Professional Services</b>	<b>3,532</b>	<b>584</b>	<b>2,948</b>	<b>3,532</b>	<b>1,167</b>	<b>2,365</b>	<b>10,300</b>	<b>6,768</b>
<b>Total Golf Expense</b>	<b>75,309</b>	<b>79,640</b>	<b>(4,331)</b>	<b>125,790</b>	<b>142,010</b>	<b>(16,220)</b>	<b>1,225,693</b>	<b>1,099,902</b>
<b>Total Golf Income / (Loss)</b>	<b>\$ (18,309)</b>	<b>\$ (25,843)</b>	<b>\$ 7,534</b>	<b>\$ 98,201</b>	<b>\$ 78,656</b>	<b>\$ 19,545</b>	<b>\$ 64,457</b>	<b>\$ (33,744)</b>

# Income Statement Report

## Sudden Valley Community Association

### Marina

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Marina Income</b>								
4415 - Marina Wet Slip Income	0.00	0.00	0.00	0.00	0.00	0.00	12,320.00	12,320.00
4420 - Marina Dry Slip Income	0.00	0.00	0.00	0.00	0.00	0.00	84,409.00	84,409.00
4425 - Marina Wet/Dry Combo Income	0.00	0.00	0.00	0.00	0.00	0.00	96,991.00	96,991.00
4426 - BD Expense- Marina	139.00	0.00	139.00	645.00	0.00	645.00	0.00	(645.00)
<b>Total Marina Income</b>	<b>139.00</b>	<b>0.00</b>	<b>139.00</b>	<b>645.00</b>	<b>0.00</b>	<b>645.00</b>	<b>193,720.00</b>	<b>193,075.00</b>
<b>Other Income</b>								
4220 - Marina Gate & Access Cards	100.00	0.00	100.00	100.00	0.00	100.00	4,000.00	3,900.00
<b>Total Other Income</b>	<b>100.00</b>	<b>0.00</b>	<b>100.00</b>	<b>100.00</b>	<b>0.00</b>	<b>100.00</b>	<b>4,000.00</b>	<b>3,900.00</b>
<b>Total Marina Income</b>	<b>239.00</b>	<b>0.00</b>	<b>239.00</b>	<b>745.00</b>	<b>0.00</b>	<b>745.00</b>	<b>197,720.00</b>	<b>196,975.00</b>
<b><u>Expense</u></b>								
<b>Administrative</b>								
5090 - Office Supplies	0.00	84.00	(84.00)	0.00	167.00	(167.00)	1,000.00	1,000.00
5210 - Printing & Copying	0.00	16.00	(16.00)	0.00	33.00	(33.00)	200.00	200.00
<b>Total Administrative</b>	<b>0.00</b>	<b>100.00</b>	<b>(100.00)</b>	<b>0.00</b>	<b>200.00</b>	<b>(200.00)</b>	<b>1,200.00</b>	<b>1,200.00</b>
<b>Regulatory Compliance</b>								
7110 - Regulatory Compliance	177.82	180.00	(2.18)	330.68	360.00	(29.32)	2,160.00	1,829.32
9005 - State B&O Tax	0.13	0.00	0.13	0.17	0.00	0.17	3,000.00	2,999.83
<b>Total Regulatory Compliance</b>	<b>177.95</b>	<b>180.00</b>	<b>(2.05)</b>	<b>330.85</b>	<b>360.00</b>	<b>(29.15)</b>	<b>5,160.00</b>	<b>4,829.15</b>
<b>Utilities</b>								
6023 - Utilities- Water & Sewer	267.84	285.00	(17.16)	267.84	285.00	(17.16)	1,710.00	1,442.16
6033 - Utilities- Electricity	187.27	147.00	40.27	371.22	294.00	77.22	1,766.00	1,394.78
6050 - Utilities- Communications Service	199.21	157.00	42.21	466.15	314.00	152.15	1,884.00	1,417.85
<b>Total Utilities</b>	<b>654.32</b>	<b>589.00</b>	<b>65.32</b>	<b>1,105.21</b>	<b>893.00</b>	<b>212.21</b>	<b>5,360.00</b>	<b>4,254.79</b>
<b>Maintenance &amp; Landscaping</b>								
6110 - Landscape R&M	0.00	125.00	(125.00)	0.00	250.00	(250.00)	1,500.00	1,500.00

**Income Statement Report**  
**Sudden Valley Community Association**  
**Marina**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Maintenance &amp; Landscaping</b>								
6515 - Building R&M- Materials	0.00	84.00	(84.00)	0.00	167.00	(167.00)	1,000.00	1,000.00
6675 - Equipment R&M	0.00	104.00	(104.00)	0.00	208.00	(208.00)	1,250.00	1,250.00
6795 - Other Supplies	0.00	41.00	(41.00)	0.00	83.00	(83.00)	500.00	500.00
6796 - Other R&M	0.00	150.00	(150.00)	0.00	300.00	(300.00)	1,800.00	1,800.00
<b>Total Maintenance &amp; Landscaping</b>	<b>0.00</b>	<b>504.00</b>	<b>(504.00)</b>	<b>0.00</b>	<b>1,008.00</b>	<b>(1,008.00)</b>	<b>6,050.00</b>	<b>6,050.00</b>
<b>Total Marina Expense</b>	<b>832.27</b>	<b>1,373.00</b>	<b>(540.73)</b>	<b>1,436.06</b>	<b>2,461.00</b>	<b>(1,024.94)</b>	<b>17,770.00</b>	<b>16,333.94</b>
<b>Total Marina Income / (Loss)</b>	<b>(593.27)</b>	<b>(1,373.00)</b>	<b>779.73</b>	<b>(691.06)</b>	<b>(2,461.00)</b>	<b>1,769.94</b>	<b>179,950.00</b>	<b>180,641.06</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**Recreation - Health Club/ Pools/ Parks**  
February 1, 2024 to February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Income</b>								
<b>Non-Lease Facility Rentals</b>								
4400 - Facility Rentals	125	772	(647)	315	930	(615)	8,000	7,685
4411 - Picnic Shelter Rentals	-	-	-	-	-	-	-	-
	<b>125</b>	<b>772</b>	<b>(647)</b>	<b>315</b>	<b>930</b>	<b>(615)</b>	<b>8,000</b>	<b>7,685</b>
<b>Rec Center and Pools Income</b>								
4510 - Health Club Membership	130	-	130	170	-	170	1,000	830
4223 - Gym and Pool Access Cards	143	-	143	340	-	340	3,000	2,660
4502 - Instructor & Trainer Fees	207	-	207	639	-	639	3,000	2,361
4513 - Main Pool Income	-	-	-	-	-	-	14,550	14,550
4515 - Locker Rental	-	-	-	-	-	-	50	50
4516 - Quiet Pool Income	-	-	-	-	-	-	300	300
4010 - Recreation Special Assmt 062018 to052023	-	-	-	142	-	142	-	(142)
4011 - BD Expense- Rec SA 062018 to 052023	-	-	-	-	-	-	-	-
4840 - Other Income	-	-	-	-	-	-	-	-
<b>Total Recreation Income</b>	<b>480</b>	<b>-</b>	<b>480</b>	<b>1,292</b>	<b>-</b>	<b>1,292</b>	<b>21,900</b>	<b>20,609</b>
<b>Total Recreation Income</b>	<b>605</b>	<b>772</b>	<b>(168)</b>	<b>1,607</b>	<b>930</b>	<b>677</b>	<b>29,900</b>	<b>28,294</b>
<b>Expense</b>								
<b>Administrative</b>								
5015 - Bank Charges & Fees	-	-	-	-	-	-	-	-
5090 - Office Supplies	152	143	9	152	284	(132)	1,700	1,548
5195 - Other Administrative Services	-	-	-	-	-	-	-	-
5205 - Events Charges	-	-	-	-	-	-	-	-
5210 - Printing and Copying	-	-	-	-	-	-	-	-
5227 - Training & Conferences	376	-	376	376	-	376	1,900	1,524
6408 - Uniforms	-	-	-	-	-	-	1,620	1,620
<b>Total Administrative</b>	<b>528</b>	<b>143</b>	<b>385</b>	<b>528</b>	<b>284</b>	<b>244</b>	<b>5,220</b>	<b>4,692</b>
<b>Regulatory Compliance</b>								
6300 - Permits & Licenses	-	-	-	-	-	-	1,000	1,000
9005 - State B&O Tax	25	-	25	51	-	51	300	249
<b>Total Regulatory Compliance</b>	<b>25</b>	<b>-</b>	<b>25</b>	<b>51</b>	<b>-</b>	<b>51</b>	<b>1,300</b>	<b>1,249</b>
<b>CC&amp;Rs/ Mandates</b>								
5215 - Postage	198	-	198	198	-	198	-	(198)
<b>CC&amp;Rs/ Mandates Total</b>	<b>198</b>	<b>-</b>	<b>198</b>	<b>198</b>	<b>-</b>	<b>198</b>	<b>-</b>	<b>(198)</b>
<b>Payroll &amp; Benefits</b>								
5300 - Salaries	8,157	12,384	(4,227)	12,004	18,624	(6,620)	213,645	201,641
5335 - Payroll Taxes- Employer	930	1,219	(289)	1,361	1,833	(472)	21,115	19,754
5385 - Payroll Benefits - Medical	730	1,615	(885)	1,460	3,230	(1,770)	19,380	17,920
<b>Total Payroll &amp; Benefits</b>	<b>9,817</b>	<b>15,218</b>	<b>(5,401)</b>	<b>14,825</b>	<b>23,687</b>	<b>(8,862)</b>	<b>254,140</b>	<b>239,315</b>



**Income Statement Report**  
**Sudden Valley Community Association**  
**Recreation - Health Club/ Pools/ Parks**  
February 1, 2024 to February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Utilities</b>								
6000 - Utilities	-	-	-	-	-	-	-	-
6050 - Utilities- Communications Service	924	470	454	1,866	941	925	5,647	3,781
6033 - Utilities- Electricity	1,235	1,041	194	2,288	2,060	228	14,284	11,996
6005 - Utilities- Natural Gas	882	598	284	1,742	1,466	276	8,470	6,728
6023 - Utilities- Water & Sewer	1,877	3,196	(1,319)	1,877	3,196	(1,319)	23,570	21,693
6035 - Utilities- Trash & Recycling Service	222	247	(25)	441	494	(53)	2,966	2,525
<b>Total Utilities</b>	<b>5,140</b>	<b>5,552</b>	<b>(412)</b>	<b>8,215</b>	<b>8,157</b>	<b>58</b>	<b>54,937</b>	<b>46,723</b>
<b>Maintenance &amp; Landscaping</b>								
6515 - Building R&M- Materials	-	-	-	-	-	-	-	-
6520 - Building R&M- Contract Services	-	-	-	-	-	-	-	-
6675 - Equipment R&M	-	-	-	-	1,550	(1,550)	6,000	6,000
6635 - Janitorial Supplies	-	84	(84)	-	167	(167)	1,000	1,000
6110 - Landscape R&M	-	-	-	-	-	-	-	-
6796 - Other R&M	-	-	-	-	-	-	-	-
6795 - Other Supplies	-	749	(749)	-	791	(791)	5,000	5,000
6621 - Raw Materials: Sand & Gravel	-	-	-	-	-	-	-	-
6765 - Small Tools & Equipment	-	-	-	-	-	-	-	-
6785 - Vehicle Fuel	-	-	-	-	-	-	-	-
6775 - Vehicle R&M	-	-	-	-	-	-	-	-
<b>Total Maintenance &amp; Landscaping</b>	<b>-</b>	<b>833</b>	<b>(833)</b>	<b>-</b>	<b>2,508</b>	<b>(2,508)</b>	<b>12,000</b>	<b>12,000</b>
<b>Contracted &amp; Professional Services</b>								
5085 - Equipment Lease and Rental	-	-	-	-	-	-	-	-
6438 - Pool Management	-	489	(489)	-	489	(489)	48,000	48,000
6440 - Safety & Security Services	-	41	(41)	-	83	(83)	500	500
7095 - Contracted and Professional Services	-	-	-	-	-	-	-	-
7110 - Regulatory Compliance	-	-	-	-	-	-	-	-
<b>Total Contracted &amp; Professional Services</b>	<b>-</b>	<b>530</b>	<b>(530)</b>	<b>-</b>	<b>572</b>	<b>(572)</b>	<b>48,500</b>	<b>48,500</b>
<b>Total Recreation Expense</b>	<b>15,707</b>	<b>22,276</b>	<b>(6,569)</b>	<b>23,817</b>	<b>35,208</b>	<b>(11,391)</b>	<b>376,097</b>	<b>352,281</b>
<b>Total Recreation Income / (Loss)</b>	<b>\$ (15,103)</b>	<b>\$ (21,504)</b>	<b>\$ 6,401</b>	<b>\$ (22,210)</b>	<b>\$ (34,278)</b>	<b>\$ 12,068</b>	<b>\$ (346,197)</b>	<b>\$ (323,987)</b>

# Income Statement Report

## Sudden Valley Community Association

### UDR Activity

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Dues and Assessment Income- Ops</b>								
4005.22 - Member Assessments 2022	0.00	0.00	0.00	629.88	0.00	629.88	0.00	(629.88)
4005.23 - Member Assessments 2023	0.00	0.00	0.00	686.59	0.00	686.59	0.00	(686.59)
<b>Total Dues and Assessment Income- Ops</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,316.47</b>	<b>0.00</b>	<b>1,316.47</b>	<b>0.00</b>	<b>(1,316.47)</b>
<b>Dues and Assessments Income- UDR</b>								
4001 - BD Expense- 2023 Ops & prior	4,919.82	0.00	4,919.82	15,317.52	0.00	15,317.52	0.00	(15,317.52)
4081 - BD Expense- Ops 2014 & Prior	1,437.99	0.00	1,437.99	1,437.99	0.00	1,437.99	0.00	(1,437.99)
4993 - BD Expense- 60day accrual OPS	0.00	0.00	0.00	(43,984.78)	0.00	(43,984.78)	0.00	43,984.78
<b>Total Dues and Assessments Income- UDR</b>	<b>6,357.81</b>	<b>0.00</b>	<b>6,357.81</b>	<b>(27,229.27)</b>	<b>0.00</b>	<b>(27,229.27)</b>	<b>0.00</b>	<b>27,229.27</b>
<b>Collections Income</b>								
4710 - Late Fees & Interest	6,218.42	0.00	6,218.42	12,682.47	0.00	12,682.47	0.00	(12,682.47)
4711 - BD Expense- Late Fee & Int	(2,916.45)	0.00	(2,916.45)	(7,573.02)	0.00	(7,573.02)	0.00	7,573.02
4720 - Legal Fees/ Reimbursements	65.00	0.00	65.00	202.60	0.00	202.60	0.00	(202.60)
4721 - BD Expense- Legal	1,116.89	0.00	1,116.89	230.50	0.00	230.50	0.00	(230.50)
<b>Total Collections Income</b>	<b>4,483.86</b>	<b>0.00</b>	<b>4,483.86</b>	<b>5,542.55</b>	<b>0.00</b>	<b>5,542.55</b>	<b>0.00</b>	<b>(5,542.55)</b>
<b>Investment Income</b>								
4910 - Interest Earned - Reserve Accounts	238.85	0.00	238.85	497.68	0.00	497.68	0.00	(497.68)
<b>Total Investment Income</b>	<b>238.85</b>	<b>0.00</b>	<b>238.85</b>	<b>497.68</b>	<b>0.00</b>	<b>497.68</b>	<b>0.00</b>	<b>(497.68)</b>
<b>Total UDR Activity Income</b>	<b>11,080.52</b>	<b>0.00</b>	<b>11,080.52</b>	<b>(19,872.57)</b>	<b>0.00</b>	<b>(19,872.57)</b>	<b>0.00</b>	<b>19,872.57</b>
<b><u>Expense</u></b>								
<b>Regulatory Compliance</b>								
9005 - State B&O Tax	99.15	0.00	99.15	196.11	0.00	196.11	0.00	(196.11)
<b>Total Regulatory Compliance</b>	<b>99.15</b>	<b>0.00</b>	<b>99.15</b>	<b>196.11</b>	<b>0.00</b>	<b>196.11</b>	<b>0.00</b>	<b>(196.11)</b>
<b>CC&amp;Rs/ Mandates</b>								
5025 - Collection Charges	137.14	0.00	137.14	427.28	0.00	427.28	0.00	(427.28)
<b>Total CC&amp;Rs/ Mandates</b>	<b>137.14</b>	<b>0.00</b>	<b>137.14</b>	<b>427.28</b>	<b>0.00</b>	<b>427.28</b>	<b>0.00</b>	<b>(427.28)</b>

**Income Statement Report**  
**Sudden Valley Community Association**  
**UDR Activity**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Payroll &amp; Benefits</b>								
5391 - Accrued Vacation Liability	1,947.55	0.00	1,947.55	553.09	0.00	553.09	0.00	(553.09)
<b>Total Payroll &amp; Benefits</b>	<b>1,947.55</b>	<b>0.00</b>	<b>1,947.55</b>	<b>553.09</b>	<b>0.00</b>	<b>553.09</b>	<b>0.00</b>	<b>(553.09)</b>
<b>Total UDR Activity Expense</b>	<b>2,183.84</b>	<b>0.00</b>	<b>2,183.84</b>	<b>1,176.48</b>	<b>0.00</b>	<b>1,176.48</b>	<b>0.00</b>	<b>(1,176.48)</b>
<b>Total UDR Activity Income / (Loss)</b>	<b>8,896.68</b>	<b>0.00</b>	<b>8,896.68</b>	<b>(21,049.05)</b>	<b>0.00</b>	<b>(21,049.05)</b>	<b>0.00</b>	<b>21,049.05</b>

# Income Statement Report

## Sudden Valley Community Association

### SVCA Reserves

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Dues and Assessments Income- Capital</b>								
4041 - BD Expense- MR&R	32.30	0.00	32.30	32.30	0.00	32.30	0.00	(32.30)
4043.22 - Capital Rep & Repl Assmt 2022	0.00	0.00	0.00	433.20	0.00	433.20	0.00	(433.20)
4043.23 - Capital Rep & Repl Assmt 2023	0.00	0.00	0.00	433.20	0.00	433.20	0.00	(433.20)
4043.24 - Capital Rep & Repl Assmt 2024	112,758.35	0.00	112,758.35	225,444.50	0.00	225,444.50	0.00	(225,444.50)
4046 - BD Expense- CRRRF 23 & Prior	1,772.00	0.00	1,772.00	5,957.07	0.00	5,957.07	0.00	(5,957.07)
4049 - BD Expense - CRRRF 2024	(3,235.30)	0.00	(3,235.30)	(8,825.91)	0.00	(8,825.91)	0.00	8,825.91
4051 - BD Expense- Roads 23 & Prior	1,948.33	0.00	1,948.33	6,564.06	0.00	6,564.06	0.00	(6,564.06)
4053 - BD Expense - Roads 2024	(3,300.03)	0.00	(3,300.03)	(9,546.31)	0.00	(9,546.31)	0.00	9,546.31
4055.22 - Roads Capital Assmt 2022	0.00	0.00	0.00	445.56	0.00	445.56	0.00	(445.56)
4055.23 - Roads Capital Assmt 2023	0.00	0.00	0.00	445.56	0.00	445.56	0.00	(445.56)
4055.24 - Roads Capital Assmt 2024	115,975.58	0.00	115,975.58	231,876.90	0.00	231,876.90	0.00	(231,876.90)
4060.22 - Mailbox Capital Assmt 2022	0.00	0.00	0.00	8.04	0.00	8.04	0.00	(8.04)
4060.23 - Mailbox Capital Assmt 2023	0.00	0.00	0.00	8.04	0.00	8.04	0.00	(8.04)
4060.24 - Mailbox Capital Assmt 2024	2,092.72	0.00	2,092.72	4,184.10	0.00	4,184.10	0.00	(4,184.10)
4061 - BD Expense- Mailbox 2024	(61.58)	0.00	(61.58)	(169.22)	0.00	(169.22)	0.00	169.22
4062 - BD Expense- Mailbox 23 & Prior	34.98	0.00	34.98	115.34	0.00	115.34	0.00	(115.34)
4071 - BD Expense- Mbr Density	0.29	0.00	0.29	0.29	0.00	0.29	0.00	(0.29)
4995 - BD Expense- 60day accrual CAP	0.00	0.00	0.00	(16,111.87)	0.00	(16,111.87)	0.00	16,111.87
<b>Total Dues and Assessments Income- Capi</b>	<b>228,017.64</b>	<b>0.00</b>	<b>228,017.64</b>	<b>441,294.85</b>	<b>0.00</b>	<b>441,294.85</b>	<b>0.00</b>	<b>(441,294.85)</b>
<b>Investment Income</b>								
4910 - Interest Earned - Reserve Accounts	3,730.07	0.00	3,730.07	7,611.97	0.00	7,611.97	0.00	(7,611.97)
<b>Total Investment Income</b>	<b>3,730.07</b>	<b>0.00</b>	<b>3,730.07</b>	<b>7,611.97</b>	<b>0.00</b>	<b>7,611.97</b>	<b>0.00</b>	<b>(7,611.97)</b>
<b>Total SVCA Reserves Income</b>	<b>231,747.71</b>	<b>0.00</b>	<b>231,747.71</b>	<b>448,906.82</b>	<b>0.00</b>	<b>448,906.82</b>	<b>0.00</b>	<b>(448,906.82)</b>
<b><u>Expense</u></b>								
<b>Depreciation Expense</b>								
6343 - Depr - Finance ROU Assets	6,483.53	0.00	6,483.53	12,967.06	0.00	12,967.06	0.00	(12,967.06)

# Income Statement Report

## Sudden Valley Community Association

### SVCA Reserves

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Depreciation Expense</b>								
6320 - Depr - Buildings	7,771.34	0.00	7,771.34	15,542.68	0.00	15,542.68	0.00	(15,542.68)
6325 - Depr - Land Improvement	11,275.62	0.00	11,275.62	22,551.24	0.00	22,551.24	0.00	(22,551.24)
6326 - Depr - Mailboxes	2,032.24	0.00	2,032.24	4,064.48	0.00	4,064.48	0.00	(4,064.48)
6327 - Depr - Roads and Bridges	40,077.41	0.00	40,077.41	80,154.82	0.00	80,154.82	0.00	(80,154.82)
6328 - Depr - Building Improvements	15,789.41	0.00	15,789.41	31,578.82	0.00	31,578.82	0.00	(31,578.82)
6330 - Depr - Furniture & Fixtures	528.95	0.00	528.95	1,057.90	0.00	1,057.90	0.00	(1,057.90)
6335 - Depr - Communication Equipment	160.14	0.00	160.14	320.28	0.00	320.28	0.00	(320.28)
6337 - Depr - Computers	1,314.77	0.00	1,314.77	2,629.54	0.00	2,629.54	0.00	(2,629.54)
6340 - Depr - Machinery & Equipment	7,278.02	0.00	7,278.02	14,556.04	0.00	14,556.04	0.00	(14,556.04)
6350 - Depr - Vehicles	2,839.75	0.00	2,839.75	5,679.50	0.00	5,679.50	0.00	(5,679.50)
6360 - Amortization	610.76	0.00	610.76	1,221.52	0.00	1,221.52	0.00	(1,221.52)
<b>Total Depreciation Expense</b>	<b>96,161.94</b>	<b>0.00</b>	<b>96,161.94</b>	<b>192,323.88</b>	<b>0.00</b>	<b>192,323.88</b>	<b>0.00</b>	<b>(192,323.88)</b>
<b>Reserve Expenses/Transfers</b>								
8002 - CRRRF Loan Interest Expense	6,022.72	0.00	6,022.72	8,972.01	0.00	8,972.01	0.00	(8,972.01)
<b>Total Reserve Expenses/Transfers</b>	<b>6,022.72</b>	<b>0.00</b>	<b>6,022.72</b>	<b>8,972.01</b>	<b>0.00</b>	<b>8,972.01</b>	<b>0.00</b>	<b>(8,972.01)</b>
<b>Reserve CRRRF Capital Projcts</b>								
9719.18 - Trim Mower- Turf	668.76	0.00	668.76	9,362.64	0.00	9,362.64	0.00	(9,362.64)
9719.19 - Utility Vehicles	1,740.21	0.00	1,740.21	24,362.94	0.00	24,362.94	0.00	(24,362.94)
9719.20 - Marina Dock Replacement	1,604.10	0.00	1,604.10	50,848.79	0.00	50,848.79	0.00	(50,848.79)
9721.01 - Golf Cart Fleet	3,065.00	0.00	3,065.00	42,910.00	0.00	42,910.00	0.00	(42,910.00)
9722.02 - 2022 John Deere 7500A Fairway M	0.00	0.00	0.00	84,702.58	0.00	84,702.58	0.00	(84,702.58)
9722.04 - Security System	0.00	0.00	0.00	70,115.76	0.00	70,115.76	0.00	(70,115.76)
9722.05 - Rekeying of Facilities	0.00	0.00	0.00	6,000.00	0.00	6,000.00	0.00	(6,000.00)
9722.08 - 2022 Area Z Facility Remodel	1,993.91	0.00	1,993.91	43,468.49	0.00	43,468.49	0.00	(43,468.49)
9722.09 - Barn 8 Refurbishment	337.50	0.00	337.50	62,900.95	0.00	62,900.95	0.00	(62,900.95)
9723.01 - Sno-Way Sander	0.00	0.00	0.00	9,052.46	0.00	9,052.46	0.00	(9,052.46)

# Income Statement Report

## Sudden Valley Community Association

### SVCA Reserves

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Reserve CRRRF Capital Proejcts</b>								
9723.02 - Gate 9 Bus Shelter Roof	0.00	0.00	0.00	1,661.58	0.00	1,661.58	0.00	(1,661.58)
9723.03 - 2023 Playground ADA Improvemer	0.00	0.00	0.00	101,812.66	0.00	101,812.66	0.00	(101,812.66)
9723.04 - Golf Austin Creek Repair	0.00	0.00	0.00	9,703.33	0.00	9,703.33	0.00	(9,703.33)
9723.05 - Core Area:Tennis court Resurfe & I	472.50	0.00	472.50	15,882.04	0.00	15,882.04	0.00	(15,882.04)
9723.06 - Marina Dock Replace-Prelim Dsgn	0.00	0.00	0.00	12,188.38	0.00	12,188.38	0.00	(12,188.38)
9723.07 - Website Improvements	54.00	0.00	54.00	4,296.52	0.00	4,296.52	0.00	(4,296.52)
9723.08 - Wecome Center HVAC	0.00	0.00	0.00	47,976.31	0.00	47,976.31	0.00	(47,976.31)
9723.10 - Snow Removal UTV	0.00	0.00	0.00	39,331.20	0.00	39,331.20	0.00	(39,331.20)
9723.11 - Irrigation Sys Pump Control Replac	0.00	0.00	0.00	19,548.00	0.00	19,548.00	0.00	(19,548.00)
9723.12 - Main Pool Furniture	0.00	0.00	0.00	7,532.93	0.00	7,532.93	0.00	(7,532.93)
9723.13 - Area Z Tall Barn Refurbishment	0.00	0.00	0.00	59,179.54	0.00	59,179.54	0.00	(59,179.54)
9723.14 - Turf Care Shed Roof Replacement	0.00	0.00	0.00	17,042.10	0.00	17,042.10	0.00	(17,042.10)
9723.15 - Backhoe 420E Repair	0.00	0.00	0.00	26,010.32	0.00	26,010.32	0.00	(26,010.32)
9723.17 - 10 Golf Cart Lease	1,325.99	0.00	1,325.99	1,325.99	0.00	1,325.99	0.00	(1,325.99)
9724.01 - Turf Building Remodel - HVAC	4,504.73	0.00	4,504.73	4,504.73	0.00	4,504.73	0.00	(4,504.73)
9724.03 - Fleet Replacement of Asst OP-1 &	51,189.55	0.00	51,189.55	51,189.55	0.00	51,189.55	0.00	(51,189.55)
<b>Total Reserve CRRRF Capital Proejcts</b>	<b>66,956.25</b>	<b>0.00</b>	<b>66,956.25</b>	<b>822,909.79</b>	<b>0.00</b>	<b>822,909.79</b>	<b>0.00</b>	<b>(822,909.79)</b>
<b>Reserve Roads Capital Projects</b>								
9921.03 - 2021 Southern Crt Stabilization & A	0.00	0.00	0.00	171,136.34	0.00	171,136.34	0.00	(171,136.34)
9921.05 - Culvert 315	168.75	0.00	168.75	443,438.30	0.00	443,438.30	0.00	(443,438.30)
9922 - Fast Response Unforseen Drainage Is	0.00	0.00	0.00	83,206.74	0.00	83,206.74	0.00	(83,206.74)
9922.1 - 2022 Roads Repair Project	0.00	0.00	0.00	29,599.19	0.00	29,599.19	0.00	(29,599.19)
9922.5 - 2022 Road & Drainage NOA Project	0.00	0.00	0.00	573,237.59	0.00	573,237.59	0.00	(573,237.59)
9922.6 - Cascade Lane	0.00	0.00	0.00	850,197.71	0.00	850,197.71	0.00	(850,197.71)
9922.7 - Marina Parking Lot Grading	0.00	0.00	0.00	29,941.55	0.00	29,941.55	0.00	(29,941.55)
9922.8 - 2022 Cold Spring Drainage Repair	0.00	0.00	0.00	18,647.50	0.00	18,647.50	0.00	(18,647.50)
9923.1 - Ten Year Capital Roads & Drainage	0.00	0.00	0.00	119,069.25	0.00	119,069.25	0.00	(119,069.25)

**Income Statement Report**  
**Sudden Valley Community Association**  
**SVCA Reserves**

February 01, 2024 thru February 29, 2024

	Current Period			Year to Date (2 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Reserve Roads Capital Projects</b>								
9923.2 - 2023 Pothole Repairs	0.00	0.00	0.00	34,998.14	0.00	34,998.14	0.00	(34,998.14)
9923.3 - 2023 Roads On-Call Engineering	877.50	0.00	877.50	39,994.75	0.00	39,994.75	0.00	(39,994.75)
9923.41 - 2023 Roads Project- Street Signs	109.34	0.00	109.34	29,989.94	0.00	29,989.94	0.00	(29,989.94)
9923.42 - 2023 Roads Project- Pavement Ma	0.00	0.00	0.00	26,259.16	0.00	26,259.16	0.00	(26,259.16)
9923.43 - 2023 Roads Project- Asphalt Repa	0.00	0.00	0.00	261,914.54	0.00	261,914.54	0.00	(261,914.54)
9923.5 - 2024 Road and Drainage Design & I	2,733.75	0.00	2,733.75	4,185.00	0.00	4,185.00	0.00	(4,185.00)
9923.6 - 2023 Culvert Replacements	0.00	0.00	0.00	109,710.56	0.00	109,710.56	0.00	(109,710.56)
9923.7 - 2023 Fast Rspnse Drainage Issues	0.00	0.00	0.00	84,998.49	0.00	84,998.49	0.00	(84,998.49)
9924.2 - 2024 Roads: On-Call Engineering	5,400.00	0.00	5,400.00	5,400.00	0.00	5,400.00	0.00	(5,400.00)
9924.6 - 2024 Roads:Area Z Accss Brdg Dsg	7,500.00	0.00	7,500.00	7,500.00	0.00	7,500.00	0.00	(7,500.00)
<b>Total Reserve Roads Capital Projects</b>	<b>16,789.34</b>	<b>0.00</b>	<b>16,789.34</b>	<b>2,923,424.75</b>	<b>0.00</b>	<b>2,923,424.75</b>	<b>0.00</b>	<b>(2,923,424.75)</b>
<b>Reserve Road CVC Capital Project</b>								
9923.08 - 2023 Culvert Vegetation Control	0.00	0.00	0.00	434,459.92	0.00	434,459.92	0.00	(434,459.92)
9923.082 - 2023 CVC - Wages, Taxes, & Ben	0.00	0.00	0.00	52,856.10	0.00	52,856.10	0.00	(52,856.10)
<b>Total Reserve Road CVC Capital Project</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>487,316.02</b>	<b>0.00</b>	<b>487,316.02</b>	<b>0.00</b>	<b>(487,316.02)</b>
<b>Total SVCA Reserves Expense</b>	<b>185,930.25</b>	<b>0.00</b>	<b>185,930.25</b>	<b>4,434,946.45</b>	<b>0.00</b>	<b>4,434,946.45</b>	<b>0.00</b>	<b>(4,434,946.45)</b>
<b>Total SVCA Reserves Income / (Loss)</b>	<b>45,817.46</b>	<b>0.00</b>	<b>45,817.46</b>	<b>(3,986,039.63)</b>	<b>0.00</b>	<b>(3,986,039.63)</b>	<b>0.00</b>	<b>3,986,039.63</b>

Sudden Valley Community Association

SUDDEN VALLEY COMMUNITY ASSOCIATION - LOTS & DUES ANALYSIS 2024

	SVCA Owned Lots																								LLE & CTB	Dues Exempt	Total Non Billable Lots	Total All Lots					
	Actual Year Prepaid			Actual Current			Actual 1 Mth Due		Actual 2 Mth Due		Actual 3 Mth Due		Actual 4+ Mth Due		Pmt Plans		Total Prepaid & Current			Total Not Current			Total Billable Lots						Restricted				
	Vac	Dev	Total	Vac	Dev	Total	Vac	Dev	Vac	Dev	Vac	Dev	Vac	Dev	Vac	Dev	Vac	Dev	Total	Vac	Dev	Total	Vac	Dev					Total	Perm	WD10	Avail.	Total
Jan	20	96	116	301	2,517	2,818	24	62	5	13	1	11	16	40	1	14	321	2,613	2,934	47	140	187	368	2,753	3,121	774	0	3	777	737	6	1,520	4,641
Feb	22	104	126	303	2,508	2,811	14	59	10	22	3	6	15	42	1	12	325	2,612	2,937	43	141	184	368	2,753	3,121	774	0	3	777	737	6	1,520	4,641
Mar	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Apr	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
May	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Jun	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Jul	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Aug	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Sep	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Oct	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Nov	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Dec	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0

LLE = Lot Line Eraser  
 CTB = Covenant to Bind