

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

	Unaudited** Jan 31, 2024	Unaudited** Dec 31, 2023	Inc / (Dec)
OPERATIONS			
Current Assets			
Operating Cash	\$ 809,715	\$ 685,747	\$ 123,968
Building Completion Deposit Fund	501,745	511,445	(9,700)
Member Receivables - Operations*	-	43,985	(43,985)
Other Receivables	17,567	17,562	5
Prepaid Expenses	56,202	59,291	(3,089)
Operating Lease ROU Assets	4,476	5,023	(547)
Inventory	6,978	5,659	1,319
Total Current Assets	1,396,683	1,328,712	67,971
Current Liabilities			
Accounts Payable	(184,726)	(217,485)	32,759
Accrued Vacation Liability	(62,801)	(64,195)	1,394
Accrued Payroll	-	(64,114)	64,114
Prepaid Assessments	(384,341)	(230,966)	(153,375)
Building Completion Deposits	(501,745)	(511,445)	9,700
Other Refundable Deposits	(5,596)	(5,796)	200
Operating Lease Liability	(4,476)	(5,023)	547
Prepaid Golf Memberships	-	(112,089)	112,089
Total Current Liabilities	(1,143,685)	(1,211,113)	67,428
Operating Reserve Funds			
Emergency Operating Cash	362,390	362,252	138
Undesignated Reserves Cash	321,275	306,265	15,010
Total Operating Reserve Funds	683,665	668,517	15,148
Net Operating Assets	\$ 936,663	\$ 786,116	\$ 150,547
CAPITAL			
Capital Current Assets			
CRRRF (Capital Repair & Replacement) Cash Fund	3,679,918	3,624,027	55,891
Roads Reserve Cash Fund	2,142,199	2,039,620	102,579
Board Density Reduction Cash Fund	87,707	87,688	19
Mailbox Cash Fund	128,563	126,445	2,118
CRRRF Capital Reserve Holding Cash	222,104	222,019	85
Mitigation Assignment of Savings Cash	49,700	49,688	12
LWWS Assignment of Savings Cash	101,840	101,840	-
Member Receivables - Capital**	-	16,112	(16,112)
Total Capital Current Assets	6,412,031	6,267,439	144,592
Capital Fixed Assets			
Fixed Assets	15,339,595	15,391,586	(51,991)
Finance ROU Assets	129,980	136,464	(6,484)
Lots Held for Sale	228,041	228,041	-
Total Capital Assets	15,697,616	15,756,091	(58,475)
Long Term Liabilities			
CRRRF Loan 2022	(1,778,186)	(1,799,425)	21,238
Finance Leases	(101,499)	(106,597)	5,098
Total Long Term Liabilities	(1,879,685)	(1,906,021)	26,336
NET ASSETS	\$ 21,166,625	\$ 20,903,625	\$263,000
MEMBER EQUITY			
Member Equity			
Current Year Net Income: Operations	146,764	431,229	(284,465)
Net Income: Rec Special Assmt	-	(180,468)	180,468
Net Transfers Out from Operations to Capital	-	-	-
Current Year Net Income: Capital**	116,236	1,516,019	(1,399,783)
Net Transfers Into Capital from Operations	-	-	-
Retained Earnings**	5,200,882	4,950,121	250,761
Capital**	15,702,743	14,186,724	1,516,019
TOTAL MEMBER EQUITY	\$ 21,166,625	\$20,903,625	\$263,000

* 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 January 31, 2024, and December 31, 2023, the balances of receivables written off were \$696,633 and \$624,674, 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**

UNAUDITED	Current Month - January 2024			Year to Date - 1 Month Ending 1/31/2024			
	Operations & Operating Reserves	Operations Better / (Worse) Budget	Capital Reserves**	Operations & Operating Reserves	Operations Better / (Worse) Budget	Coll %	Capital Reserves**
REVENUE							
Current Year Dues & Assessments Income							
Dues & Assessments Income	222,521		230,678	222,521			230,678
Bad Debt Reserve	(13,971)		(11,945)	(13,971)			(11,945)
Net Current Year Assessment Income	<u>208,550</u>	<u>(2,734)</u>	<u>218,733</u>	<u>208,550</u>	<u>(2,734)</u>	93.7%	<u>218,733</u>
Bad Debt Recoveries - Prior Years			8,844				8,844
Golf Income	167,091	222	-	167,091	222		-
Marina Income	506	506	-	506	506		-
Rec Center & Pools Income	812	812	-	812	812		-
Legal & Collections Income	-	-	-	-	-		-
Other Income	13,515	6,631	-	13,515	6,631		-
Rental Income - Other	190	32	-	190	32		-
Area Z Rental Income	3,931	(1,830)	-	3,931	(1,830)		-
Lease Income	5,330	1,184	-	5,330	1,184		-
New Home Construction Fees	-	-	-	-	-		-
Capital Gain (Loss) on Sale of Assets	-	-	-	-	-		-
Investment Income	746	654	3,882	746	654		3,882
Total Revenue	<u>400,671</u>	<u>5,477</u>	<u>231,459</u>	<u>400,671</u>	<u>5,477</u>		<u>231,459</u>
EXPENSES							
Salaries & Benefits	84,851	14,928	-	84,851	14,928		-
Contracted & Professional Services	12,091	(2,031)	-	12,091	(2,031)		-
CC&Rs/ Mandates	40,715	(4,685)	-	40,715	(4,685)		-
Maintenance & Landscaping	16,744	27,415	-	16,744	27,415		-
Utilities	10,801	722	-	10,801	722		-
Administrative	15,119	598	-	15,119	598		-
Regulatory Compliance	29,128	(24,470)	-	29,128	(24,470)		-
Insurance Premiums	14,512	(280)	-	14,512	(280)		-
Other Expenses	-	83	-	-	83		-
Depreciation Expense	-	-	96,162	-	-		96,162
Interest expense	-	-	2,949	-	-		2,949
Total Expenses	<u>223,961</u>	<u>12,280</u>	<u>99,111</u>	<u>223,961</u>	<u>12,280</u>		<u>99,111</u>
Net Income (Loss)	<u>176,710</u>	<u>17,757</u>	<u>132,348</u>	<u>176,710</u>	<u>17,757</u>		<u>132,348</u>
Other Activity							
Net Other UDR Activity*	12,645			12,645			
AR Accrual - Prior Year Reversal	(43,985)		(16,112)	(43,985)			(16,112)
AR Accrual - Current Year	-		-	-			-
Vacation Liability Accrual	1,394			1,394			
Total Other Activity	<u>(29,946)</u>		<u>(16,112)</u>	<u>(29,946)</u>			<u>(16,112)</u>
Grand Total Activity	<u>146,764</u>	<u>17,757</u>	<u>116,236</u>	<u>146,764</u>	<u>17,757</u>		<u>116,236</u>

*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
1 Month Actual, 11 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
Net Available Cash 12/31/2023	3,624,027	2,039,620	222,019	87,688	126,445	151,528	\$ 6,251,327	362,252	306,265	\$ 668,517
Dues Received	110,714	114,799		-	2,071		227,584	-	15,213	15,213
Storm Water Mitigation Plan Fee		-					-			-
Investment Income	2,335	1,385	85	19	47	12	3,882	138	120	259
Sale of Assets	-			-			-			-
Mitigation Assignment	-	-				-	-			-
2024 Expenditures	(57,158)	(13,604)	-	-	-		(70,762)		(323)	(323)
Net Available Cash at 1/31/2024	3,679,918	2,142,199	222,104	87,707	128,563	151,540	\$ 6,412,031	362,390	321,275	\$ 683,665
11 Month Outlook										
Outlook - 2024 Dues (95% collections)	1,177,381	1,210,974			21,852		\$ 2,410,207			\$ -
Outlook - Prior Year Collections	18,237	18,758			338		37,333		36,000	36,000
CRRRF Loan Payments for year 2024	(305,286)						(305,286)			-
Obligated Expenses/Holdings	(1,788,010)	(166,481)	(222,104)			(151,540)	(2,328,134)		(15,068)	(15,068)
Net Usable Cash Balance 12/31/2024	2,782,240	3,205,450	-	87,707	150,754	-	\$ 6,226,151	362,390	342,207	\$ 704,597
Board Recommended Carryover Balance	(600,000)	(500,000)					\$ (1,100,000)			\$ -
Net Usable Cash 12/31/2024, After Recommendation	\$ 2,182,240	\$ 2,705,450	\$ -	\$ 87,707	\$ 150,754	\$ -	\$ 5,126,151	\$ 362,390	\$ 342,207	\$ 704,597
Net Current Year Cash Increase (Decrease)	(841,787)	1,165,830	(222,019)	19	24,309	(151,528)	\$ (25,176)	138	35,942	\$ 36,080

*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
January 1, 2024 to January 31, 2024
CURRENT MONTH

Whole \$

UNAUDITED

<u>Department</u>	<u>Actual Revenue</u>	<u>Revenue B / (W)</u>	<u>Actual Salary Benefits</u>	<u>Salary & 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	5,600	5,433	-	3,953	61,120	(30,810)	(55,520)	(21,424)
Accounting	1,616	(1,842)	14,622	769	674	1,833	(13,680)	760
Administration	107	14	18,752	1,645	5,562	5,934	(24,207)	7,593
Common Costs	6,939	3,681	-	-	30,577	(5,367)	(23,638)	(1,686)
Facilities	8,160	(1,746)	1,884	633	9,995	6,499	(3,719)	5,386
Maintenance	-	-	18,762	235	2,820	9,759	(21,582)	9,994
Subtotal	22,422	5,540	54,020	7,235	110,748	(12,152)	(142,346)	623
Golf	167,091	222	25,823	4,232	24,658	7,657	116,610	12,111
Marina	506	506	-	-	604	484	(98)	990
Rec/ Pools/ Parks	2,102	1,944	5,008	3,461	3,100	1,362	(6,006)	6,767
Subtotal	169,699	2,672	30,831	7,693	28,362	9,503	110,506	19,868
Subtotal Operations before Ops Dues	192,121	8,212	84,851	14,928	139,110	(2,649)	(31,840)	20,491
Ops Dues Earned	222,521						222,521	
Curr Yr Bad Debts Activity	(13,971)						(13,971)	
Net Ops Dues	208,550	(2,734)					208,550	(2,734)
Net Operations	400,671	5,478	84,851	14,928	139,110	(2,649)	176,710	17,757
Other Operating Activity								
UDR Activity	13,032				387		12,645	
AR Accrual - Prior Year Reversal	(43,985)				-		(43,985)	
AR Accrual - Current Year	-				-		-	
Vacation Liability Accrual	-				(1,394)		1,394	
Total Other Operating Activity	(30,953)				(1,007)		(29,946)	
Grand Total Operations Activity	369,718	5,478	84,851	14,928	138,103	(2,649)	146,764	17,757

* Excludes Depreciation

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

Sudden Valley Community Association
Operations - By Department
January 1, 2024 to January 31, 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 & 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	5,600	5,433	-	3,953	61,120	(30,810)	(55,520)	(21,424)
Accounting	1,616	(1,842)	14,622	769	674	1,833	(13,680)	760
Administration	107	14	18,752	1,645	5,562	5,934	(24,207)	7,593
Common Costs	6,939	3,681	-	-	30,577	(5,367)	(23,638)	(1,686)
Facilities	8,160	(1,746)	1,884	633	9,995	6,499	(3,719)	5,386
Maintenance	-	-	18,762	235	2,820	9,759	(21,582)	9,994
Subtotal	22,422	5,540	54,020	7,235	110,748	(12,152)	(142,346)	623
Golf	167,091	222	25,823	4,232	24,658	7,657	116,610	12,111
Marina	506	506	-	-	604	484	(98)	990
Rec/ Pools/ Parks	2,102	1,944	5,008	3,461	3,100	1,362	(6,006)	6,767
Subtotal	169,699	2,672	30,831	7,693	28,362	9,503	110,506	19,868
Subtotal Operations before Ops Dues	192,121	8,212	84,851	14,928	139,110	(2,649)	(31,840)	20,491
Ops Dues Earned	222,521						222,521	
Curr Yr Bad Debts Activity	(13,971)						(13,971)	
Net Ops Dues	208,550	(2,734)					208,550	(2,734)
Net Operations	400,671	5,478	84,851	14,928	139,110	(2,649)	176,710	17,757
Other Operating Activity								
UDR Activity	13,032				387		12,645	
AR Accrual - Prior Year Reversal	(43,985)				-		(43,985)	
AR Accrual - Current Year	-				-		-	
Total Other Operating Activity	(30,953)				(1,007)		(29,946)	
Grand Total Operations Activity	369,718	5,478	84,851	14,928	138,103	(2,649)	146,764	17,757

* Excludes Depreciation

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

Sudden Valley Community Association
Operations Income Statement
January 1, 2024 to January 31, 2024

UNAUDITED

	2024 January	2024 MTD	2024 YTD	2024 YTD
	Actuals	B / (W) Budget	(1 Month) Actuals	B / (W) Budget
REVENUE				
Dues and Assessment Income- Ops	208,549	(2,734)	208,549	(2,734)
Golf Income	167,091	222	167,091	222
Marina Income	506	506	506	506
Area Z Rental Income	3,931	(1,830)	3,931	(1,830)
Lease Income	5,330	1,184	5,330	1,184
Non-Lease Facility Rentals	190	32	190	32
Rec Center and Pools Income	812	812	812	812
New Home Construction Fees	-	-	-	-
Other AR Income	12,544	5,752	12,544	5,752
Other Income	972	879	972	879
Investment Income	746	654	746	654
Total Revenue	400,671	5,477	400,671	5,477
EXPENSES				
Salaries & Benefits				
ACC / Security	-	3,953	-	3,953
Accounting	14,622	769	14,622	769
Administration	18,752	1,645	18,752	1,645
Facilities	1,884	633	1,884	633
Maintenance	18,762	235	18,762	235
Golf	25,823	4,232	25,823	4,232
Rec/ Pools/ Parks	5,008	3,461	5,008	3,461
Marina	-	-	-	-
Total Salaries & Benefits	84,851	14,928	84,851	14,928
Other Expenses				
Administrative				
General Administrative	-	-	-	-
Other Administrative Services	-	-	-	-
Bank Charges & Fees	1,530	(124)	1,530	(124)
Dues & Subscriptions	9,116	(2,503)	9,116	(2,503)
Office Supplies	397	4,207	397	4,207
GM Discretionary Funds	-	265	-	265
Advertising Costs	380	(104)	380	(104)
Cash Over/Short	-	-	-	-
Currency Gain/Loss	2	(2)	2	(2)
Events Charges	97	46	97	46
Printing & Copying	1,241	(966)	1,241	(966)
Training & Conferences	-	125	-	125
Recruiting Expense	150	100	150	100
Operating Performance Commissions	-	-	-	-
Payroll Service Fees	1,766	(724)	1,766	(724)
Insurance Claims	-	-	-	-
Uniforms	440	278	440	278
Cashiering Clearing Account	-	-	-	-
Total Administrative	15,119	598	15,119	598
Regulatory Compliance				
Hazardous Tree Removal/ Pruning	28,019	(24,092)	28,019	(24,092)
Permits & Licenses	204	(12)	204	(12)
Audit & Tax Services	-	-	-	-
Regulatory Compliance	234	117	234	117
Federal Income Tax	-	-	-	-
State B&O Tax	563	(375)	563	(375)
Property/Real Estate Tax	108	(108)	108	(108)
Total Regulator Compliance	29,128	(24,470)	29,128	(24,470)
CC&Rs/ Mandates				
Annual General Meeting	-	-	-	-
Special General Meeting	-	-	-	-
Board Support	-	-	-	-
Collection Charges	-	-	-	-
Transfer Fees	-	-	-	-
Lien Charges	-	-	-	-
Web Site Maintenance	652	(385)	652	(385)
Postage	159	87	159	87
Postage- Views	1,051	(51)	1,051	(51)
Newsletter Services	4,778	155	4,778	155
Legal Services	10,448	(5,031)	10,448	(5,031)
Professional Security Services	23,627	540	23,627	540
Total CC&Rs/ Mandates	40,715	(4,685)	40,715	(4,685)

Sudden Valley Community Association
Operations Income Statement
January 1, 2024 to January 31, 2024

UNAUDITED

	<u>2024 January</u> <u>Actuals</u>	<u>2024 MTD</u> <u>B / (W) Budget</u>	<u>2024 YTD</u> <u>(1 Month) Actuals</u>	<u>2024 YTD</u> <u>B / (W) Budget</u>
Insurance Premiums	14,512	(280)	14,512	(280)
Utilities				
Utilities	(3,107)	3,107	(3,107)	3,107
Utilities- Natural Gas	2,244	(677)	2,244	(677)
Utilities- Water & Sewer	-	-	-	-
Utilities- Electricity	5,353	(1,574)	5,353	(1,574)
Utilities- Trash & Recycling Service	1,399	1,163	1,399	1,163
Utilities- Communications Service	4,912	(1,297)	4,912	(1,297)
Total Utilities	<u>10,801</u>	<u>722</u>	<u>10,801</u>	<u>722</u>
Maintenance & Landscaping				
Landscape R&M	-	3,313	-	3,313
Building R&M- Materials	877	2,448	877	2,448
Building R&M- Contract Services	2,354	2,097	2,354	2,097
Raw Materials	437	2,435	437	2,435
Raw Materials: Sand & Gravel	483	7,769	483	7,769
Janitorial Supplies	388	416	388	416
Equipment R&M	4,791	2,661	4,791	2,661
Small Tools & Equipment	815	(454)	815	(454)
Vehicle R&M	64	2,758	64	2,758
Vehicle Fuel	3,825	(1,880)	3,825	(1,880)
Other Supplies	2,710	(2,081)	2,710	(2,081)
Other R&M	-	233	-	233
Weather Response	-	7,700	-	7,700
Weather Response	-	-	-	-
Total Maintenance & Landscaping	<u>16,744</u>	<u>27,415</u>	<u>16,744</u>	<u>27,415</u>
Contracted & Professional Services				
Equipment Lease & Rental	177	1,489	177	1,489
Operating Lease Exp - ROU	-	-	-	-
IT Support and Services	885	1,793	885	1,793
Pool Management	-	-	-	-
Safety & Security Services	5,022	(601)	5,022	(601)
Snow Removal Services	-	-	-	-
Other Snow Removal Services	-	-	-	-
Storm Response Tree Removal	-	-	-	-
ACC Consultant	3,448	(3,403)	3,448	(3,403)
Other Professional Services	2,559	(1,309)	2,559	(1,309)
Total Contracted & Professional Services	<u>12,091</u>	<u>(2,031)</u>	<u>12,091</u>	<u>(2,031)</u>
Other Expenses				
Vandalism	-	83	-	83
Other Charges	-	-	-	-
Total Other Expenses	<u>-</u>	<u>83</u>	<u>-</u>	<u>83</u>
Total Other Expenses	<u>139,110</u>	<u>(2,648)</u>	<u>139,110</u>	<u>(2,648)</u>
Total Operations Expenses	<u>223,961</u>	<u>12,280</u>	<u>223,961</u>	<u>12,280</u>
Net Operations Income (Loss)	<u>176,710</u>	<u>17,757</u>	<u>176,710</u>	<u>17,757</u>
Other Operating Activity- Income/(Expense)				
UDR Activity	12,645		12,645	
AR Accrual - Prior Year Reversal	(43,985)		(43,985)	
AR Accrual - Current Year	-		-	
Vacation Liability Accrual	1,394		1,394	
Total Other Operating Activity	<u>(29,946)</u>		<u>(29,946)</u>	
Grand Total Operations Activity	<u>146,764</u>	<u>17,757</u>	<u>146,764</u>	<u>17,757</u>
* Excludes Depreciation				

Income Statement Report

Sudden Valley Community Association

Common Costs

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Dues and Assessment Income- Ops								
4003 - BD Expense- 2024 Ops	(13,971.15)	(11,120.17)	(2,850.98)	(13,971.15)	(11,120.17)	(2,850.98)	(133,442.00)	(119,470.85)
4005.24 - Member Assessments 2024	222,520.59	222,404.00	116.59	222,520.59	222,404.00	116.59	2,668,844.00	2,446,323.41
Total Dues and Assessment Income- Ops	208,549.44	211,283.83	(2,734.39)	208,549.44	211,283.83	(2,734.39)	2,535,402.00	2,326,852.56
Other AR Income								
4830 - Advertising Income	3,021.50	3,166.67	(145.17)	3,021.50	3,166.67	(145.17)	38,000.00	34,978.50
4831 - BD Expense- Views Ads	2,306.50	0.00	2,306.50	2,306.50	0.00	2,306.50	0.00	(2,306.50)
Total Other AR Income	5,328.00	3,166.67	2,161.33	5,328.00	3,166.67	2,161.33	38,000.00	32,672.00
Other Income								
4870 - Member Donation Income	865.43	0.00	865.43	865.43	0.00	865.43	0.00	(865.43)
Total Other Income	865.43	0.00	865.43	865.43	0.00	865.43	0.00	(865.43)
Investment Income								
4900 - Interest Earned - Operating Accounts	745.62	91.67	653.95	745.62	91.67	653.95	1,100.00	354.38
Total Investment Income	745.62	91.67	653.95	745.62	91.67	653.95	1,100.00	354.38
Total Common Costs Income	215,488.49	214,542.17	946.32	215,488.49	214,542.17	946.32	2,574,502.00	2,359,013.51
<u>Expense</u>								
Regulatory Compliance								
7110 - Regulatory Compliance	0.00	41.67	(41.67)	0.00	41.67	(41.67)	500.00	500.00
9005 - State B&O Tax	25.80	17.08	8.72	25.80	17.08	8.72	205.00	179.20
9015 - Property/Real Estate Tax	108.16	0.00	108.16	108.16	0.00	108.16	63,000.00	62,891.84
Total Regulatory Compliance	133.96	58.75	75.21	133.96	58.75	75.21	63,705.00	63,571.04
CC&Rs/ Mandates								
5216 - Postage- Views	1,051.19	1,000.00	51.19	1,051.19	1,000.00	51.19	12,000.00	10,948.81
5225 - Newsletter Services	4,778.25	4,833.33	(55.08)	4,778.25	4,833.33	(55.08)	58,000.00	53,221.75
7020 - Legal Services	10,448.15	5,416.67	5,031.48	10,448.15	5,416.67	5,031.48	65,000.00	54,551.85
Total CC&Rs/ Mandates	16,277.59	11,250.00	5,027.59	16,277.59	11,250.00	5,027.59	135,000.00	118,722.41

Income Statement Report

Sudden Valley Community Association

Common Costs

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Insurance								
5400 - Insurance Premiums	14,165.23	13,900.83	264.40	14,165.23	13,900.83	264.40	166,810.00	152,644.77
Total Insurance	14,165.23	13,900.83	264.40	14,165.23	13,900.83	264.40	166,810.00	152,644.77
Total Common Costs Expense	30,576.78	25,209.58	5,367.20	30,576.78	25,209.58	5,367.20	365,515.00	334,938.22
Total Common Costs Income / (Loss)	184,911.71	189,332.59	(4,420.88)	184,911.71	189,332.59	(4,420.88)	2,208,987.00	2,024,075.29

Income Statement Report
Sudden Valley Community Association
ACC / Security

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
New Home Construction Fees								
4350 - New Home Construction	0.00	0.00	0.00	0.00	0.00	0.00	75,000.00	75,000.00
Total New Home Construction Fees	0.00	0.00	0.00	0.00	0.00	0.00	75,000.00	75,000.00
Other AR Income								
4805 - Compliance Fees & Fines - ACC	4,700.00	167.00	4,533.00	4,700.00	167.00	4,533.00	2,000.00	(2,700.00)
4806 - BD Expense- ACC Fines	900.00	0.00	900.00	900.00	0.00	900.00	0.00	(900.00)
Total Other AR Income	5,600.00	167.00	5,433.00	5,600.00	167.00	5,433.00	2,000.00	(3,600.00)
Other Income								
4295 - Security House Checks	0.00	0.00	0.00	0.00	0.00	0.00	750.00	750.00
Total Other Income	0.00	0.00	0.00	0.00	0.00	0.00	750.00	750.00
Total ACC / Security Income	5,600.00	167.00	5,433.00	5,600.00	167.00	5,433.00	77,750.00	72,150.00
<u>Expense</u>								
Regulatory Compliance								
6165 - Hazardous Tree Removal/ Pruning	28,018.80	3,927.00	24,091.80	28,018.80	3,927.00	24,091.80	55,000.00	26,981.20
6300 - Permits & Licenses	0.00	17.00	(17.00)	0.00	17.00	(17.00)	200.00	200.00
9005 - State B&O Tax	70.50	4.00	66.50	70.50	4.00	66.50	50.00	(20.50)
Total Regulatory Compliance	28,089.30	3,948.00	24,141.30	28,089.30	3,948.00	24,141.30	55,250.00	27,160.70
CC&Rs/ Mandates								
5215 - Postage	0.00	4.00	(4.00)	0.00	4.00	(4.00)	50.00	50.00
7097 - Professional Security Services	23,626.66	24,167.00	(540.34)	23,626.66	24,167.00	(540.34)	290,000.00	266,373.34
Total CC&Rs/ Mandates	23,626.66	24,171.00	(544.34)	23,626.66	24,171.00	(544.34)	290,050.00	266,423.34
Payroll & Benefits								
5300 - Salaries	0.00	2,884.00	(2,884.00)	0.00	2,884.00	(2,884.00)	74,998.00	74,998.00
5335 - Payroll Taxes- Employer	0.00	262.00	(262.00)	0.00	262.00	(262.00)	6,810.00	6,810.00
5385 - Payroll Benefits - Medical	0.00	807.00	(807.00)	0.00	807.00	(807.00)	9,684.00	9,684.00
Total Payroll & Benefits	0.00	3,953.00	(3,953.00)	0.00	3,953.00	(3,953.00)	91,492.00	91,492.00

Income Statement Report
Sudden Valley Community Association
ACC / Security

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Utilities								
6050 - Utilities- Communications Service	76.18	60.00	16.18	76.18	60.00	16.18	720.00	643.82
Total Utilities	76.18	60.00	16.18	76.18	60.00	16.18	720.00	643.82
Maintenance & Landscaping								
6785 - Vehicle Fuel	858.51	462.00	396.51	858.51	462.00	396.51	7,900.00	7,041.49
6795 - Other Supplies	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
Total Maintenance & Landscaping	858.51	462.00	396.51	858.51	462.00	396.51	8,400.00	7,541.49
Contracted & Professional Services								
6440 - Safety & Security Services	5,021.64	1,541.00	3,480.64	5,021.64	1,541.00	3,480.64	15,000.00	9,978.36
6460 - ACC Consultant	3,447.50	45.00	3,402.50	3,447.50	45.00	3,402.50	10,000.00	6,552.50
Total Contracted & Professional Services	8,469.14	1,586.00	6,883.14	8,469.14	1,586.00	6,883.14	25,000.00	16,530.86
Other Expenses								
9120 - Vandalism & Towing	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
Total Other Expenses	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
Total ACC / Security Expense	61,119.79	34,263.00	26,856.79	61,119.79	34,263.00	26,856.79	471,912.00	410,792.21
Total ACC / Security Income / (Loss)	(55,519.79)	(34,096.00)	(21,423.79)	(55,519.79)	(34,096.00)	(21,423.79)	(394,162.00)	(338,642.21)

Income Statement Report

Sudden Valley Community Association

Accounting

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Other AR Income								
4240 - Title & Recording Fees	1,500.00	3,333.00	(1,833.00)	1,500.00	3,333.00	(1,833.00)	40,000.00	38,500.00
4241 - BD Expense- Title Fees	(48.39)	0.00	(48.39)	(48.39)	0.00	(48.39)	0.00	48.39
4705 - NSF Service Fees	218.50	125.00	93.50	218.50	125.00	93.50	1,500.00	1,281.50
4706 - BD Expense- NSF Fees	(54.00)	0.00	(54.00)	(54.00)	0.00	(54.00)	0.00	54.00
Total Other AR Income	1,616.11	3,458.00	(1,841.89)	1,616.11	3,458.00	(1,841.89)	41,500.00	39,883.89
Total Accounting Income	1,616.11	3,458.00	(1,841.89)	1,616.11	3,458.00	(1,841.89)	41,500.00	39,883.89
<u>Expense</u>								
Administrative								
5015 - Bank Charges & Fees	140.14	125.00	15.14	140.14	125.00	15.14	1,500.00	1,359.86
5121 - Currency Gain/Loss	1.74	0.00	1.74	1.74	0.00	1.74	0.00	(1.74)
5210 - Printing & Copying	20.90	70.00	(49.10)	20.90	70.00	(49.10)	5,000.00	4,979.10
5399 - Payroll Service Fees	1,765.79	1,042.00	723.79	1,765.79	1,042.00	723.79	12,500.00	10,734.21
Total Administrative	1,928.57	1,237.00	691.57	1,928.57	1,237.00	691.57	19,000.00	17,071.43
Regulatory Compliance								
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	25.79	83.00	(57.21)	25.79	83.00	(57.21)	1,000.00	974.21
Total Regulatory Compliance	25.79	83.00	(57.21)	25.79	83.00	(57.21)	41,000.00	40,974.21
CC&Rs/ Mandates								
5215 - Postage	152.28	179.00	(26.72)	152.28	179.00	(26.72)	4,000.00	3,847.72
Total CC&Rs/ Mandates	152.28	179.00	(26.72)	152.28	179.00	(26.72)	4,000.00	3,847.72
Payroll & Benefits								
5300 - Salaries	10,647.71	11,156.00	(508.29)	10,647.71	11,156.00	(508.29)	297,495.00	286,847.29
5335 - Payroll Taxes- Employer	1,054.57	1,005.00	49.57	1,054.57	1,005.00	49.57	26,810.00	25,755.43
5385 - Payroll Benefits - Medical	2,919.92	3,230.00	(310.08)	2,919.92	3,230.00	(310.08)	38,760.00	35,840.08
Total Payroll & Benefits	14,622.20	15,391.00	(768.80)	14,622.20	15,391.00	(768.80)	363,065.00	348,442.80

Income Statement Report

Sudden Valley Community Association

Accounting

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Utilities								
6050 - Utilities- Communications Service	165.93	175.00	(9.07)	165.93	175.00	(9.07)	2,100.00	1,934.07
Total Utilities	165.93	175.00	(9.07)	165.93	175.00	(9.07)	2,100.00	1,934.07
Contracted & Professional Services								
5125 - IT Support and Services	(1,600.00)	833.00	(2,433.00)	(1,600.00)	833.00	(2,433.00)	10,000.00	11,600.00
Total Contracted & Professional Services	(1,600.00)	833.00	(2,433.00)	(1,600.00)	833.00	(2,433.00)	10,000.00	11,600.00
Total Accounting Expense	15,294.77	17,898.00	(2,603.23)	15,294.77	17,898.00	(2,603.23)	439,165.00	423,870.23
Total Accounting Income / (Loss)	(13,678.66)	(14,440.00)	761.34	(13,678.66)	(14,440.00)	761.34	(397,665.00)	(383,986.34)

Income Statement Report
Sudden Valley Community Association
SVCA Operations- Admin

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Other Income								
4245 - Photocopy Income	35.00	17.00	18.00	35.00	17.00	18.00	200.00	165.00
4255 - Maps and Signs	0.00	76.00	(76.00)	0.00	76.00	(76.00)	2,000.00	2,000.00
4844 - Concessions Income (Taxable)	71.80	0.00	71.80	71.80	0.00	71.80	0.00	(71.80)
Total Other Income	106.80	93.00	13.80	106.80	93.00	13.80	2,200.00	2,093.20
Total SVCA Operations- Admin Income	106.80	93.00	13.80	106.80	93.00	13.80	2,200.00	2,093.20
<u>Expense</u>								
Administrative								
5015 - Bank Charges & Fees	119.45	417.00	(297.55)	119.45	417.00	(297.55)	5,000.00	4,880.55
5045 - Dues & Subscriptions	150.00	83.00	67.00	150.00	83.00	67.00	1,000.00	850.00
5090 - Office Supplies	396.99	4,317.00	(3,920.01)	396.99	4,317.00	(3,920.01)	21,131.00	20,734.01
5100 - GM Discretionary Funds	0.00	265.00	(265.00)	0.00	265.00	(265.00)	5,000.00	5,000.00
5205 - Events Charges	96.56	143.00	(46.44)	96.56	143.00	(46.44)	5,000.00	4,903.44
5210 - Printing & Copying	1,220.42	180.00	1,040.42	1,220.42	180.00	1,040.42	6,500.00	5,279.58
5227 - Training & Conferences	0.00	125.00	(125.00)	0.00	125.00	(125.00)	1,500.00	1,500.00
5325 - Recruiting Expense	150.00	250.00	(100.00)	150.00	250.00	(100.00)	3,000.00	2,850.00
Total Administrative	2,133.42	5,780.00	(3,646.58)	2,133.42	5,780.00	(3,646.58)	48,131.00	45,997.58
Regulatory Compliance								
9005 - State B&O Tax	0.64	0.00	0.64	0.64	0.00	0.64	0.00	(0.64)
Total Regulatory Compliance	0.64	0.00	0.64	0.64	0.00	0.64	0.00	(0.64)
CC&Rs/ Mandates								
5003 - Annual General Meeting	0.00	0.00	0.00	0.00	0.00	0.00	18,000.00	18,000.00
5115 - Web Site Maintenance	652.20	267.00	385.20	652.20	267.00	385.20	5,000.00	4,347.80
5215 - Postage	6.26	42.00	(35.74)	6.26	42.00	(35.74)	500.00	493.74
5225 - Newsletter Services	0.00	100.00	(100.00)	0.00	100.00	(100.00)	1,200.00	1,200.00
Total CC&Rs/ Mandates	658.46	409.00	249.46	658.46	409.00	249.46	24,700.00	24,041.54

Income Statement Report
Sudden Valley Community Association
SVCA Operations- Admin

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Payroll & Benefits								
5300 - Salaries	14,085.37	15,012.00	(926.63)	14,085.37	15,012.00	(926.63)	382,959.00	368,873.63
5335 - Payroll Taxes- Employer	1,377.23	1,348.00	29.23	1,377.23	1,348.00	29.23	34,388.00	33,010.77
5385 - Payroll Benefits - Medical	3,289.76	4,037.00	(747.24)	3,289.76	4,037.00	(747.24)	48,444.00	45,154.24
Total Payroll & Benefits	18,752.36	20,397.00	(1,644.64)	18,752.36	20,397.00	(1,644.64)	465,791.00	447,038.64
Utilities								
6050 - Utilities- Communications Service	60.00	250.00	(190.00)	60.00	250.00	(190.00)	3,000.00	2,940.00
Total Utilities	60.00	250.00	(190.00)	60.00	250.00	(190.00)	3,000.00	2,940.00
Maintenance & Landscaping								
6785 - Vehicle Fuel	46.35	0.00	46.35	46.35	0.00	46.35	275.00	228.65
Total Maintenance & Landscaping	46.35	0.00	46.35	46.35	0.00	46.35	275.00	228.65
Contracted & Professional Services								
5085 - Equipment Lease & Rental	177.35	458.00	(280.65)	177.35	458.00	(280.65)	5,500.00	5,322.65
5125 - IT Support and Services	2,485.26	1,845.00	640.26	2,485.26	1,845.00	640.26	30,000.00	27,514.74
6440 - Safety & Security Services	0.00	2,754.00	(2,754.00)	0.00	2,754.00	(2,754.00)	5,000.00	5,000.00
Total Contracted & Professional Services	2,662.61	5,057.00	(2,394.39)	2,662.61	5,057.00	(2,394.39)	40,500.00	37,837.39
Total SVCA Operations- Admin Expense	24,313.84	31,893.00	(7,579.16)	24,313.84	31,893.00	(7,579.16)	582,397.00	558,083.16
Total SVCA Operations- Admin Income / (Loss)	(24,207.04)	(31,800.00)	7,592.96	(24,207.04)	(31,800.00)	7,592.96	(580,197.00)	(555,989.96)

Income Statement Report

Sudden Valley Community Association Facilities

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Area Z Rental Income								
4410 - Area Z Storage Rental Income	5,452.50	5,760.00	(307.50)	5,452.50	5,760.00	(307.50)	24,000.00	18,547.50
4412 - BD Expense- Area Z	(1,522.00)	0.00	(1,522.00)	(1,522.00)	0.00	(1,522.00)	0.00	1,522.00
Total Area Z Rental Income	3,930.50	5,760.00	(1,829.50)	3,930.50	5,760.00	(1,829.50)	24,000.00	20,069.50
Lease Income								
4430 - Lease Income - Restaurant	3,931.50	2,621.00	1,310.50	3,931.50	2,621.00	1,310.50	31,452.00	27,520.50
4435 - Lease Income - Barn 8	0.00	1,200.00	(1,200.00)	0.00	1,200.00	(1,200.00)	14,400.00	14,400.00
4439 - Lease Income- Library	298.20	325.00	(26.80)	298.20	325.00	(26.80)	3,900.00	3,601.80
Total Lease Income	4,229.70	4,146.00	83.70	4,229.70	4,146.00	83.70	49,752.00	45,522.30
Total Facilities Income	8,160.20	9,906.00	(1,745.80)	8,160.20	9,906.00	(1,745.80)	73,752.00	65,591.80
<u>Expense</u>								
Regulatory Compliance								
6300 - Permits & Licenses	0.00	8.00	(8.00)	0.00	8.00	(8.00)	100.00	100.00
7110 - Regulatory Compliance	80.76	129.00	(48.24)	80.76	129.00	(48.24)	1,550.00	1,469.24
9005 - State B&O Tax	145.23	83.00	62.23	145.23	83.00	62.23	1,000.00	854.77
Total Regulatory Compliance	225.99	220.00	5.99	225.99	220.00	5.99	2,650.00	2,424.01
Payroll & Benefits								
5300 - Salaries	1,563.77	1,524.00	39.77	1,563.77	1,524.00	39.77	39,634.00	38,070.23
5335 - Payroll Taxes- Employer	176.94	186.00	(9.06)	176.94	186.00	(9.06)	4,835.00	4,658.06
5385 - Payroll Benefits - Medical	143.50	807.00	(663.50)	143.50	807.00	(663.50)	9,684.00	9,540.50
Total Payroll & Benefits	1,884.21	2,517.00	(632.79)	1,884.21	2,517.00	(632.79)	54,153.00	52,268.79
Insurance								
5400 - Insurance Premiums	62.81	0.00	62.81	62.81	0.00	62.81	0.00	(62.81)
Total Insurance	62.81	0.00	62.81	62.81	0.00	62.81	0.00	(62.81)
Utilities								
6000 - Utilities	(3,107.48)	0.00	(3,107.48)	(3,107.48)	0.00	(3,107.48)	0.00	3,107.48

Income Statement Report

Sudden Valley Community Association Facilities

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Utilities								
6005 - Utilities- Natural Gas	791.07	574.00	217.07	791.07	574.00	217.07	5,328.00	4,536.93
6023 - Utilities- Water & Sewer	0.00	0.00	0.00	0.00	0.00	0.00	17,374.00	17,374.00
6033 - Utilities- Electricity	2,779.61	1,918.00	861.61	2,779.61	1,918.00	861.61	23,020.00	20,240.39
6035 - Utilities- Trash & Recycling Service	775.78	2,125.00	(1,349.22)	775.78	2,125.00	(1,349.22)	25,497.00	24,721.22
6050 - Utilities- Communications Service	2,288.56	1,669.00	619.56	2,288.56	1,669.00	619.56	20,031.00	17,742.44
Total Utilities	3,527.54	6,286.00	(2,758.46)	3,527.54	6,286.00	(2,758.46)	91,250.00	87,722.46
Maintenance & Landscaping								
6515 - Building R&M- Materials	877.19	3,242.00	(2,364.81)	877.19	3,242.00	(2,364.81)	35,000.00	34,122.81
6520 - Building R&M- Contract Vendor	2,353.60	4,451.00	(2,097.40)	2,353.60	4,451.00	(2,097.40)	45,000.00	42,646.40
6635 - Janitorial Supplies	388.44	708.00	(319.56)	388.44	708.00	(319.56)	8,500.00	8,111.56
6675 - Equipment R&M	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
6795 - Other Supplies	0.00	129.00	(129.00)	0.00	129.00	(129.00)	1,550.00	1,550.00
6796 - Other R&M	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
Total Maintenance & Landscaping	3,619.23	8,696.00	(5,076.77)	3,619.23	8,696.00	(5,076.77)	92,050.00	88,430.77
Contracted & Professional Services								
6440 - Safety & Security Services	0.00	42.00	(42.00)	0.00	42.00	(42.00)	500.00	500.00
7095 - Other Professional Services	2,558.91	1,250.00	1,308.91	2,558.91	1,250.00	1,308.91	15,000.00	12,441.09
Total Contracted & Professional Services	2,558.91	1,292.00	1,266.91	2,558.91	1,292.00	1,266.91	15,500.00	12,941.09
Total Facilities Expense	11,878.69	19,011.00	(7,132.31)	11,878.69	19,011.00	(7,132.31)	255,603.00	243,724.31
Total Facilities Income / (Loss)	(3,718.49)	(9,105.00)	5,386.51	(3,718.49)	(9,105.00)	5,386.51	(181,851.00)	(178,132.51)

Income Statement Report

Sudden Valley Community Association

Maintenance

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Administrative								
5090 - Office Supplies	0.00	13.00	(13.00)	0.00	13.00	(13.00)	150.00	150.00
5210 - Printing & Copying	0.00	8.00	(8.00)	0.00	8.00	(8.00)	100.00	100.00
6408 - Uniforms	250.00	208.00	42.00	250.00	208.00	42.00	2,500.00	2,250.00
Total Administrative	250.00	229.00	21.00	250.00	229.00	21.00	2,750.00	2,500.00
Regulatory Compliance								
6300 - Permits & Licenses	204.25	167.00	37.25	204.25	167.00	37.25	2,000.00	1,795.75
9005 - State B&O Tax	0.00	0.00	0.00	0.00	0.00	0.00	100.00	100.00
Total Regulatory Compliance	204.25	167.00	37.25	204.25	167.00	37.25	2,100.00	1,895.75
Payroll & Benefits								
5300 - Salaries	13,348.14	11,114.00	2,234.14	13,348.14	11,114.00	2,234.14	319,366.00	306,017.86
5335 - Payroll Taxes- Employer	1,371.36	1,202.00	169.36	1,371.36	1,202.00	169.36	34,544.00	33,172.64
5385 - Payroll Benefits - Medical	4,042.88	3,931.00	111.88	4,042.88	3,931.00	111.88	47,175.00	43,132.12
6447.1 - Weather Response Payroll	0.00	2,500.00	(2,500.00)	0.00	2,500.00	(2,500.00)	10,000.00	10,000.00
6447.2 - Weather Response Payroll Taxes	0.00	250.00	(250.00)	0.00	250.00	(250.00)	1,000.00	1,000.00
Total Payroll & Benefits	18,762.38	18,997.00	(234.62)	18,762.38	18,997.00	(234.62)	412,085.00	393,322.62
Utilities								
6050 - Utilities- Communications Service	337.91	221.00	116.91	337.91	221.00	116.91	2,655.00	2,317.09
Total Utilities	337.91	221.00	116.91	337.91	221.00	116.91	2,655.00	2,317.09
Maintenance & Landscaping								
6110 - Landscape R&M	0.00	0.00	0.00	0.00	0.00	0.00	1,982.00	1,982.00
6447 - Weather Response	0.00	7,700.00	(7,700.00)	0.00	7,700.00	(7,700.00)	35,000.00	35,000.00
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	110.22	71.00	39.22	110.22	71.00	39.22	15,000.00	14,889.78
6765 - Small Tools & Equipment	0.00	361.00	(361.00)	0.00	361.00	(361.00)	7,500.00	7,500.00
6775 - Vehicle R&M	64.39	2,739.00	(2,674.61)	64.39	2,739.00	(2,674.61)	17,500.00	17,435.61

Income Statement Report

Sudden Valley Community Association

Maintenance

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Maintenance & Landscaping								
6785 - Vehicle Fuel	1,853.56	425.00	1,428.56	1,853.56	425.00	1,428.56	11,250.00	9,396.44
6795 - Other Supplies	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00
Total Maintenance & Landscaping	2,028.17	11,296.00	(9,267.83)	2,028.17	11,296.00	(9,267.83)	100,732.00	98,703.83
Contracted & Professional Services								
5085 - Equipment Lease & Rental	0.00	625.00	(625.00)	0.00	625.00	(625.00)	7,500.00	7,500.00
6440 - Safety & Security Services	0.00	42.00	(42.00)	0.00	42.00	(42.00)	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
Total Contracted & Professional Services	0.00	667.00	(667.00)	0.00	667.00	(667.00)	33,000.00	33,000.00
Total Maintenance Expense	21,582.71	31,577.00	(9,994.29)	21,582.71	31,577.00	(9,994.29)	553,322.00	531,739.29
Total Maintenance Income / (Loss)	(21,582.71)	(31,577.00)	9,994.29	(21,582.71)	(31,577.00)	9,994.29	(553,322.00)	(531,739.29)

Income Statement Report
Sudden Valley Community Association
Golf Enterprise

January 1, 2024 to January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Golf Income								
4150 - Golf Course Annual Greens Fees	\$ 151,795	\$ 150,150	\$ 1,645	\$ 151,795	\$ 150,150	\$ 1,645	\$ 385,000	\$ 233,205
4151 - BD Expense- Golf	(1,771)	-	(1,771)	(1,771)	-	(1,771)	-	1,771
4154 - Golf Course Daily Greens Fees	3,377	4,119	(742)	3,377	4,119	(742)	658,000	654,623
4170 - Driving Range Fees	230	567	(337)	230	567	(337)	35,000	34,770
4174 - Golf Cart Rental	7,490	7,313	177	7,490	7,313	177	195,000	187,511
4176 - Golf Club Storage	1,216	-	1,216	1,216	-	1,216	2,400	1,184
4178 - Trail Fees	4,754	4,720	34	4,754	4,720	34	14,750	9,996
Total Golf Income	167,091	166,869	222	167,091	166,869	222	1,290,150	1,123,060
Other AR Income								
4830 - Advertising Income	-	-	-	-	-	-	-	-
Total Other AR Income	-	-	-	-	-	-	-	-
Total Golf Pro Income	167,091	166,869	222	167,091	166,869	222	1,290,150	1,123,060
Expense								
Administrative								
5107 - Advertising Costs	380	276	104	380	276	104	14,000	13,620
5015 - Bank Charges & Fees	1,271	864	407	1,271	864	407	30,000	28,729
5120 - Cash Over/Short	-	-	-	-	-	-	-	-
5045 - Dues & Subscriptions	8,966	6,530	2,436	8,966	6,530	2,436	27,300	18,334
5000 - General Administrative	-	-	-	-	-	-	-	-
5090 - Office Supplies	-	50	(50)	-	50	(50)	700	700
5205 - Events Charges	-	-	-	-	-	-	-	-
5210 - Printing & Copying	-	-	-	-	-	-	1,800	1,800
5227 - Training & Conferences	-	-	-	-	-	-	4,000	4,000
5326 - Operating Performance Commissions	-	-	-	-	-	-	1,500	1,500
5326.1 - Operating Perf Comm Payroll Taxes	-	-	-	-	-	-	-	-
6408 - Uniforms	190	510	(320)	190	510	(320)	8,700	8,510
Total Administrative	10,806	8,230	2,576	10,806	8,230	2,576	88,000	77,193
Regulatory Compliance								
6165 - Hazardous Tree Removal/ Pruning	-	-	-	-	-	-	-	-
7110 - Regulatory Compliance	-	-	-	-	-	-	-	-
6300 - Permits & Licenses	-	-	-	-	-	-	750	750
9005 - State B&O Tax	268	-	268	268	-	268	7,500	7,232
Total Regulatory Compliance	268	-	268	268	-	268	8,250	7,982
CC&Rs/ Mandates								
5215 - Postage	-	21	(21)	-	21	(21)	250	250
5115 - Web Site Maintenance	-	-	-	-	-	-	2,700	2,700
CC&Rs/ Mandates Total	-	21	(21)	-	21	(21)	2,950	2,950
Payroll & Benefits								
5300 - Salaries	18,843	19,985	(1,142)	18,843	19,985	(1,142)	684,013	665,170
5335 - Payroll Taxes- Employer	1,947	1,996	(49)	1,947	1,996	(49)	68,364	66,417
5385 - Payroll Benefits - Medical	5,034	8,074	(3,040)	5,034	8,074	(3,040)	96,888	91,854
Total Payroll & Benefits	25,823	30,055	(4,232)	25,823	30,055	(4,232)	849,265	823,441

Income Statement Report
Sudden Valley Community Association
Golf Enterprise

January 1, 2024 to January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Insurance								
5400 - Insurance Premiums	284	331	(47)	284	331	(47)	3,969	3,685
Total Insurance	284	331	(47)	284	331	(47)	3,969	3,685
Utilities								
6050 - Utilities- Communications Service	774	612	162	774	612	162	7,346	6,572
6033 - Utilities- Electricity	1,338	696	642	1,338	696	642	15,769	14,431
6005 - Utilities- Natural Gas	592	125	467	592	125	467	2,800	2,208
6023 - Utilities- Water & Sewer	-	-	-	-	-	-	12,119	12,119
6035 - Utilities- Trash & Recycling Service	403	190	213	403	190	213	4,255	3,852
Total Utilities	3,108	1,623	1,485	3,108	1,623	1,485	42,289	39,182
Maintenance & Landscaping								
6675 - Equipment R&M	4,680	5,644	(964)	4,680	5,644	(964)	47,000	42,320
6635 - Janitorial Supplies	-	13	(13)	-	13	(13)	150	150
6110 - Landscape R&M	-	3,188	(3,188)	-	3,188	(3,188)	37,500	37,500
6796 - Other R&M	-	-	-	-	-	-	2,600	2,600
6795 - Other Supplies	2,710	417	2,293	2,710	417	2,293	19,500	16,791
6610 - Raw Materials	437	2,872	(2,435)	437	2,872	(2,435)	35,500	35,063
6621 - Raw Materials: Sand & Gravel	483	8,252	(7,769)	483	8,252	(7,769)	40,000	39,517
6765 - Small Tools & Equipment	815	-	815	815	-	815	4,400	3,585
6785 - Vehicle Fuel	1,066	1,058	8	1,066	1,058	8	31,820	30,754
6775 - Vehicle R&M	-	83	(83)	-	83	(83)	2,200	2,200
6448 - COVID 19 Response	-	-	-	-	-	-	-	-
Total Maintenance & Landscaping	10,191	21,527	(11,336)	10,191	21,527	(11,336)	220,670	210,480
Contracted & Professional Services								
5085 - Equipment Lease & Rental	-	583	(583)	-	583	(583)	9,000	9,000
6440 - Safety & Security Services	-	-	-	-	-	-	550	550
7095 - Other Professional Services	-	-	-	-	-	-	750	750
Total Contracted & Professional Services	-	583	(583)	-	583	(583)	10,300	10,300
Total Golf Expense	50,480	62,370	(11,890)	50,480	62,370	(11,890)	1,225,693	1,175,213
Total Golf Income / (Loss)	\$ 116,610	\$ 104,499	\$ 12,111	\$ 116,610	\$ 104,499	\$ 12,111	\$ 64,457	\$ (52,153)

Income Statement Report

Sudden Valley Community Association

Marina

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Marina Income								
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	506.00	0.00	506.00	506.00	0.00	506.00	0.00	(506.00)
Total Marina Income	506.00	0.00	506.00	506.00	0.00	506.00	193,720.00	193,214.00
Other Income								
4220 - Marina Gate & Access Cards	0.00	0.00	0.00	0.00	0.00	0.00	4,000.00	4,000.00
Total Other Income	0.00	0.00	0.00	0.00	0.00	0.00	4,000.00	4,000.00
Total Marina Income	506.00	0.00	506.00	506.00	0.00	506.00	197,720.00	197,214.00
<u>Expense</u>								
Administrative								
5090 - Office Supplies	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
5210 - Printing & Copying	0.00	17.00	(17.00)	0.00	17.00	(17.00)	200.00	200.00
Total Administrative	0.00	100.00	(100.00)	0.00	100.00	(100.00)	1,200.00	1,200.00
Regulatory Compliance								
7110 - Regulatory Compliance	152.86	180.00	(27.14)	152.86	180.00	(27.14)	2,160.00	2,007.14
9005 - State B&O Tax	0.04	0.00	0.04	0.04	0.00	0.04	3,000.00	2,999.96
Total Regulatory Compliance	152.90	180.00	(27.10)	152.90	180.00	(27.10)	5,160.00	5,007.10
Utilities								
6023 - Utilities- Water & Sewer	0.00	0.00	0.00	0.00	0.00	0.00	1,710.00	1,710.00
6033 - Utilities- Electricity	183.95	147.00	36.95	183.95	147.00	36.95	1,766.00	1,582.05
6050 - Utilities- Communications Service	266.94	157.00	109.94	266.94	157.00	109.94	1,884.00	1,617.06
Total Utilities	450.89	304.00	146.89	450.89	304.00	146.89	5,360.00	4,909.11
Maintenance & Landscaping								
6110 - Landscape R&M	0.00	125.00	(125.00)	0.00	125.00	(125.00)	1,500.00	1,500.00

Income Statement Report

Sudden Valley Community Association

Marina

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Maintenance & Landscaping								
6515 - Building R&M- Materials	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,000.00	1,000.00
6675 - Equipment R&M	0.00	104.00	(104.00)	0.00	104.00	(104.00)	1,250.00	1,250.00
6795 - Other Supplies	0.00	42.00	(42.00)	0.00	42.00	(42.00)	500.00	500.00
6796 - Other R&M	0.00	150.00	(150.00)	0.00	150.00	(150.00)	1,800.00	1,800.00
Total Maintenance & Landscaping	0.00	504.00	(504.00)	0.00	504.00	(504.00)	6,050.00	6,050.00
Total Marina Expense	603.79	1,088.00	(484.21)	603.79	1,088.00	(484.21)	17,770.00	17,166.21
Total Marina Income / (Loss)	(97.79)	(1,088.00)	990.21	(97.79)	(1,088.00)	990.21	179,950.00	180,047.79

Income Statement Report
Sudden Valley Community Association
Recreation - Health Club/ Pools/ Parks
January 1, 2024 to January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Lease Income								
4435 - Lease Income - Barn 8	1,100	-	1,100	1,100	-	1,100	-	(1,100)
	1,100	-	1,100	1,100	-	1,100	-	(1,100)
Non-Lease Facility Rentals								
4400 - Facility Rentals	190	158	32	190	158	32	8,000	7,810
4411 - Picnic Shelter Rentals	-	-	-	-	-	-	-	-
	190	158	32	190	158	32	8,000	7,810
Rec Center and Pools Income								
4510 - Health Club Membership	40	-	40	40	-	40	1,000	960
4223 - Gym and Pool Access Cards	197	-	197	197	-	197	3,000	2,803
4502 - Instructor & Trainer Fees	433	-	433	433	-	433	3,000	2,567
4513 - Main Pool Income	-	-	-	-	-	-	14,550	14,550
4515 - Locker Rental	-	-	-	-	-	-	50	50
4516 - Quiet Pool Income	-	-	-	-	-	-	300	300
4010 - Recreation Special Assmt 062018 to 052023	142	-	142	142	-	142	-	(142)
4011 - BD Expense- Rec SA 062018 to 052023	-	-	-	-	-	-	-	-
4840 - Other Income	-	-	-	-	-	-	-	-
Total Recreation Income	812	-	812	812	-	812	21,900	21,088
Total Recreation Income	2,102	158	1,944	2,102	158	1,944	29,900	27,798
Expense								
Administrative								
5015 - Bank Charges & Fees	-	-	-	-	-	-	-	-
5090 - Office Supplies	-	141	(141)	-	141	(141)	1,700	1,700
5195 - Other Administrative Services	-	-	-	-	-	-	-	-
5205 - Events Charges	-	-	-	-	-	-	-	-
5210 - Printing and Copying	-	-	-	-	-	-	-	-
5227 - Training & Conferences	-	-	-	-	-	-	1,900	1,900
6408 - Uniforms	-	-	-	-	-	-	1,620	1,620
Total Administrative	-	141	(141)	-	141	(141)	5,220	5,220
Regulatory Compliance								
6300 - Permits & Licenses	-	-	-	-	-	-	1,000	1,000
9005 - State B&O Tax	26	-	26	26	-	26	300	274
Total Regulatory Compliance	26	-	26	26	-	26	1,300	1,274
CC&Rs/ Mandates								
5215 - Postage	-	-	-	-	-	-	-	-
CC&Rs/ Mandates Total	-	-	-	-	-	-	-	-
Payroll & Benefits								
5300 - Salaries	3,847	6,240	(2,393)	3,847	6,240	(2,393)	213,645	209,798
5335 - Payroll Taxes- Employer	431	614	(183)	431	614	(183)	21,115	20,684
5385 - Payroll Benefits - Medical	730	1,615	(885)	730	1,615	(885)	19,380	18,650
Total Payroll & Benefits	5,008	8,469	(3,461)	5,008	8,469	(3,461)	254,140	249,132

Income Statement Report
Sudden Valley Community Association
Recreation - Health Club/ Pools/ Parks
January 1, 2024 to January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Utilities								
6000 - Utilities	-	-	-	-	-	-	-	-
6050 - Utilities- Communications Service	942	471	471	942	471	471	5,647	4,705
6033 - Utilities- Electricity	1,051	1,018	33	1,051	1,018	33	14,284	13,233
6005 - Utilities- Natural Gas	861	868	(7)	861	868	(7)	8,470	7,609
6023 - Utilities- Water & Sewer	-	-	-	-	-	-	23,570	23,570
6035 - Utilities- Trash & Recycling Service	220	247	(27)	220	247	(27)	2,966	2,746
Total Utilities	3,073	2,604	469	3,073	2,604	469	54,937	51,863
Maintenance & Landscaping								
6515 - Building R&M- Materials	-	-	-	-	-	-	-	-
6520 - Building R&M- Contract Services	-	-	-	-	-	-	-	-
6675 - Equipment R&M	-	1,550	(1,550)	-	1,550	(1,550)	6,000	6,000
6635 - Janitorial Supplies	-	83	(83)	-	83	(83)	1,000	1,000
6110 - Landscape R&M	-	-	-	-	-	-	-	-
6796 - Other R&M	-	-	-	-	-	-	-	-
6795 - Other Supplies	-	42	(42)	-	42	(42)	5,000	5,000
6621 - Raw Materials: Sand & Gravel	-	-	-	-	-	-	-	-
6765 - Small Tools & Equipment	-	-	-	-	-	-	-	-
6785 - Vehicle Fuel	-	-	-	-	-	-	-	-
6775 - Vehicle R&M	-	-	-	-	-	-	-	-
Total Maintenance & Landscaping	-	1,675	(1,675)	-	1,675	(1,675)	12,000	12,000
Contracted & Professional Services								
5085 - Equipment Lease and Rental	-	-	-	-	-	-	-	-
6438 - Pool Management	-	-	-	-	-	-	48,000	48,000
6440 - Safety & Security Services	-	42	(42)	-	42	(42)	500	500
7095 - Contracted and Professional Services	-	-	-	-	-	-	-	-
7110 - Regulatory Compliance	-	-	-	-	-	-	-	-
Total Contracted & Professional Services	-	42	(42)	-	42	(42)	48,500	48,500
Total Recreation Expense	8,108	12,931	(4,823)	8,108	12,931	(4,823)	376,097	367,989
Total Recreation Income / (Loss)	\$ (6,006)	\$ (12,773)	\$ 6,767	\$ (6,006)	\$ (12,773)	\$ 6,767	\$ (346,197)	\$ (340,191)

Income Statement Report

Sudden Valley Community Association

UDR Activity

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Dues and Assessment Income- Ops								
4005.22 - Member Assessments 2022	629.88	0.00	629.88	629.88	0.00	629.88	0.00	(629.88)
4005.23 - Member Assessments 2023	686.59	0.00	686.59	686.59	0.00	686.59	0.00	(686.59)
Total Dues and Assessment Income- Ops	1,316.47	0.00	1,316.47	1,316.47	0.00	1,316.47	0.00	(1,316.47)
Dues and Assessments Income- UDR								
4001 - BD Expense- 2023 Ops & prior	10,397.70	0.00	10,397.70	10,397.70	0.00	10,397.70	0.00	(10,397.70)
4993 - BD Expense- 60day accrual OPS	(43,984.78)	0.00	(43,984.78)	(43,984.78)	0.00	(43,984.78)	0.00	43,984.78
Total Dues and Assessments Income- UDR	(33,587.08)	0.00	(33,587.08)	(33,587.08)	0.00	(33,587.08)	0.00	33,587.08
Collections Income								
4710 - Late Fees & Interest	6,464.05	0.00	6,464.05	6,464.05	0.00	6,464.05	0.00	(6,464.05)
4711 - BD Expense- Late Fee & Int	(4,656.57)	0.00	(4,656.57)	(4,656.57)	0.00	(4,656.57)	0.00	4,656.57
4720 - Legal Fees/ Reimbursements	137.60	0.00	137.60	137.60	0.00	137.60	0.00	(137.60)
4721 - BD Expense- Legal	(886.39)	0.00	(886.39)	(886.39)	0.00	(886.39)	0.00	886.39
Total Collections Income	1,058.69	0.00	1,058.69	1,058.69	0.00	1,058.69	0.00	(1,058.69)
Investment Income								
4910 - Interest Earned - Reserve Accounts	258.83	0.00	258.83	258.83	0.00	258.83	0.00	(258.83)
Total Investment Income	258.83	0.00	258.83	258.83	0.00	258.83	0.00	(258.83)
Total UDR Activity Income	(30,953.09)	0.00	(30,953.09)	(30,953.09)	0.00	(30,953.09)	0.00	30,953.09
<u>Expense</u>								
Regulatory Compliance								
9005 - State B&O Tax	96.96	0.00	96.96	96.96	0.00	96.96	0.00	(96.96)
Total Regulatory Compliance	96.96	0.00	96.96	96.96	0.00	96.96	0.00	(96.96)
CC&Rs/ Mandates								
5025 - Collection Charges	290.14	0.00	290.14	290.14	0.00	290.14	0.00	(290.14)
Total CC&Rs/ Mandates	290.14	0.00	290.14	290.14	0.00	290.14	0.00	(290.14)

Income Statement Report
Sudden Valley Community Association
UDR Activity

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Payroll & Benefits								
5391 - Accrued Vacation Liability	(1,394.46)	0.00	(1,394.46)	(1,394.46)	0.00	(1,394.46)	0.00	1,394.46
Total Payroll & Benefits	(1,394.46)	0.00	(1,394.46)	(1,394.46)	0.00	(1,394.46)	0.00	1,394.46
Total UDR Activity Expense	(1,007.36)	0.00	(1,007.36)	(1,007.36)	0.00	(1,007.36)	0.00	1,007.36
Total UDR Activity Income / (Loss)	(29,945.73)	0.00	(29,945.73)	(29,945.73)	0.00	(29,945.73)	0.00	29,945.73

Income Statement Report

Sudden Valley Community Association

SVCA Reserves

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Dues and Assessments Income- Capital								
4043.22 - Capital Rep & Repl Assmt 2022	433.20	0.00	433.20	433.20	0.00	433.20	0.00	(433.20)
4043.23 - Capital Rep & Repl Assmt 2023	433.20	0.00	433.20	433.20	0.00	433.20	0.00	(433.20)
4043.24 - Capital Rep & Repl Assmt 2024	112,686.15	0.00	112,686.15	112,686.15	0.00	112,686.15	0.00	(112,686.15)
4046 - BD Expense- CRRRF 23 & Prior	4,185.07	0.00	4,185.07	4,185.07	0.00	4,185.07	0.00	(4,185.07)
4049 - BD Expense - CRRRF 2024	(5,590.61)	0.00	(5,590.61)	(5,590.61)	0.00	(5,590.61)	0.00	5,590.61
4051 - BD Expense- Roads 23 & Prior	4,615.73	0.00	4,615.73	4,615.73	0.00	4,615.73	0.00	(4,615.73)
4053 - BD Expense - Roads 2024	(6,246.28)	0.00	(6,246.28)	(6,246.28)	0.00	(6,246.28)	0.00	6,246.28
4055.22 - Roads Capital Assmt 2022	445.56	0.00	445.56	445.56	0.00	445.56	0.00	(445.56)
4055.23 - Roads Capital Assmt 2023	445.56	0.00	445.56	445.56	0.00	445.56	0.00	(445.56)
4055.24 - Roads Capital Assmt 2024	115,901.32	0.00	115,901.32	115,901.32	0.00	115,901.32	0.00	(115,901.32)
4060.22 - Mailbox Capital Assmt 2022	8.04	0.00	8.04	8.04	0.00	8.04	0.00	(8.04)
4060.23 - Mailbox Capital Assmt 2023	8.04	0.00	8.04	8.04	0.00	8.04	0.00	(8.04)
4060.24 - Mailbox Capital Assmt 2024	2,091.38	0.00	2,091.38	2,091.38	0.00	2,091.38	0.00	(2,091.38)
4061 - BD Expense- Mailbox 2024	(107.64)	0.00	(107.64)	(107.64)	0.00	(107.64)	0.00	107.64
4062 - BD Expense- Mailbox 23 & Prior	80.36	0.00	80.36	80.36	0.00	80.36	0.00	(80.36)
4995 - BD Expense- 60day accrual CAP	(16,111.87)	0.00	(16,111.87)	(16,111.87)	0.00	(16,111.87)	0.00	16,111.87
Total Dues and Assessments Income- Capi	213,277.21	0.00	213,277.21	213,277.21	0.00	213,277.21	0.00	(213,277.21)
Investment Income								
4910 - Interest Earned - Reserve Accounts	3,881.90	0.00	3,881.90	3,881.90	0.00	3,881.90	0.00	(3,881.90)
Total Investment Income	3,881.90	0.00	3,881.90	3,881.90	0.00	3,881.90	0.00	(3,881.90)
Total SVCA Reserves Income	217,159.11	0.00	217,159.11	217,159.11	0.00	217,159.11	0.00	(217,159.11)
Expense								
Depreciation Expense								
6343 - Depr - Finance ROU Assets	6,483.53	0.00	6,483.53	6,483.53	0.00	6,483.53	0.00	(6,483.53)
6320 - Depr - Buildings	7,771.34	0.00	7,771.34	7,771.34	0.00	7,771.34	0.00	(7,771.34)
6325 - Depr - Land Improvement	11,275.62	0.00	11,275.62	11,275.62	0.00	11,275.62	0.00	(11,275.62)

Income Statement Report

Sudden Valley Community Association

SVCA Reserves

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Depreciation Expense								
6326 - Depr - Mailboxes	2,032.24	0.00	2,032.24	2,032.24	0.00	2,032.24	0.00	(2,032.24)
6327 - Depr - Roads and Bridges	40,077.41	0.00	40,077.41	40,077.41	0.00	40,077.41	0.00	(40,077.41)
6328 - Depr - Building Improvements	15,789.41	0.00	15,789.41	15,789.41	0.00	15,789.41	0.00	(15,789.41)
6330 - Depr - Furniture & Fixtures	528.95	0.00	528.95	528.95	0.00	528.95	0.00	(528.95)
6335 - Depr - Communication Equipment	160.14	0.00	160.14	160.14	0.00	160.14	0.00	(160.14)
6337 - Depr - Computers	1,314.77	0.00	1,314.77	1,314.77	0.00	1,314.77	0.00	(1,314.77)
6340 - Depr - Machinery & Equipment	7,278.02	0.00	7,278.02	7,278.02	0.00	7,278.02	0.00	(7,278.02)
6350 - Depr - Vehicles	2,839.75	0.00	2,839.75	2,839.75	0.00	2,839.75	0.00	(2,839.75)
6360 - Amortization	610.76	0.00	610.76	610.76	0.00	610.76	0.00	(610.76)
Total Depreciation Expense	96,161.94	0.00	96,161.94	96,161.94	0.00	96,161.94	0.00	(96,161.94)
Reserve Expenses/Transfers								
8002 - CRRRF Loan Interest Expense	2,949.29	0.00	2,949.29	2,949.29	0.00	2,949.29	0.00	(2,949.29)
Total Reserve Expenses/Transfers	2,949.29	0.00	2,949.29	2,949.29	0.00	2,949.29	0.00	(2,949.29)
Reserve CRRRF Capital Projcets								
9719.18 - Trim Mower- Turf	8,693.88	0.00	8,693.88	8,693.88	0.00	8,693.88	0.00	(8,693.88)
9719.19 - Utility Vehicles	22,622.73	0.00	22,622.73	22,622.73	0.00	22,622.73	0.00	(22,622.73)
9719.20 - Marina Dock Replacement	49,244.69	0.00	49,244.69	49,244.69	0.00	49,244.69	0.00	(49,244.69)
9721.01 - Golf Cart Fleet	39,845.00	0.00	39,845.00	39,845.00	0.00	39,845.00	0.00	(39,845.00)
9722.02 - 2022 John Deere 7500A Fairway M	84,702.58	0.00	84,702.58	84,702.58	0.00	84,702.58	0.00	(84,702.58)
9722.04 - Security System	70,115.76	0.00	70,115.76	70,115.76	0.00	70,115.76	0.00	(70,115.76)
9722.05 - Rekeying of Facilities	6,000.00	0.00	6,000.00	6,000.00	0.00	6,000.00	0.00	(6,000.00)
9722.08 - 2022 Area Z Facility Remodel	41,474.58	0.00	41,474.58	41,474.58	0.00	41,474.58	0.00	(41,474.58)
9722.09 - Barn 8 Refurbishment	62,563.45	0.00	62,563.45	62,563.45	0.00	62,563.45	0.00	(62,563.45)
9723.01 - Sno-Way Sander	9,052.46	0.00	9,052.46	9,052.46	0.00	9,052.46	0.00	(9,052.46)
9723.02 - Gate 9 Bus Shelter Roof	1,661.58	0.00	1,661.58	1,661.58	0.00	1,661.58	0.00	(1,661.58)
9723.03 - 2023 Playground ADA Improvemer	101,812.66	0.00	101,812.66	101,812.66	0.00	101,812.66	0.00	(101,812.66)

Income Statement Report

Sudden Valley Community Association

SVCA Reserves

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Reserve CRRRF Capital Proejcts								
9723.04 - Golf Austin Creek Repair	9,703.33	0.00	9,703.33	9,703.33	0.00	9,703.33	0.00	(9,703.33)
9723.05 - Core Area:Tennis court Resurfe & I	15,409.54	0.00	15,409.54	15,409.54	0.00	15,409.54	0.00	(15,409.54)
9723.06 - Marina Dock Replace-Prelim Dsgn	12,188.38	0.00	12,188.38	12,188.38	0.00	12,188.38	0.00	(12,188.38)
9723.07 - Website Improvements	4,242.52	0.00	4,242.52	4,242.52	0.00	4,242.52	0.00	(4,242.52)
9723.08 - Wecome Center HVAC	47,976.31	0.00	47,976.31	47,976.31	0.00	47,976.31	0.00	(47,976.31)
9723.10 - Snow Removal UTV	39,331.20	0.00	39,331.20	39,331.20	0.00	39,331.20	0.00	(39,331.20)
9723.11 - Irrigation Sys Pump Control Replac	19,548.00	0.00	19,548.00	19,548.00	0.00	19,548.00	0.00	(19,548.00)
9723.12 - Main Pool Furniture	7,532.93	0.00	7,532.93	7,532.93	0.00	7,532.93	0.00	(7,532.93)
9723.13 - Area Z Tall Barn Refurbishment	59,179.54	0.00	59,179.54	59,179.54	0.00	59,179.54	0.00	(59,179.54)
9723.14 - Turf Care Shed Roof Replacement	17,042.10	0.00	17,042.10	17,042.10	0.00	17,042.10	0.00	(17,042.10)
9723.15 - Backhoe 420E Repair	26,010.32	0.00	26,010.32	26,010.32	0.00	26,010.32	0.00	(26,010.32)
Total Reserve CRRRF Capital Proejcts	755,953.54	0.00	755,953.54	755,953.54	0.00	755,953.54	0.00	(755,953.54)
Reserve Roads Capital Projects								
9921.03 - 2021 Southern Crt Stabilization & /	171,136.34	0.00	171,136.34	171,136.34	0.00	171,136.34	0.00	(171,136.34)
9921.05 - Culvert 315	443,269.55	0.00	443,269.55	443,269.55	0.00	443,269.55	0.00	(443,269.55)
9922 - Fast Response Unforseen Drainage Is	83,206.74	0.00	83,206.74	83,206.74	0.00	83,206.74	0.00	(83,206.74)
9922.1 - 2022 Roads Repair Project	29,599.19	0.00	29,599.19	29,599.19	0.00	29,599.19	0.00	(29,599.19)
9922.5 - 2022 Road & Drainage NOA Project	573,237.59	0.00	573,237.59	573,237.59	0.00	573,237.59	0.00	(573,237.59)
9922.6 - Cascade Lane	850,197.71	0.00	850,197.71	850,197.71	0.00	850,197.71	0.00	(850,197.71)
9922.7 - Marina Parking Lot Grading	29,941.55	0.00	29,941.55	29,941.55	0.00	29,941.55	0.00	(29,941.55)
9922.8 - 2022 Cold Spring Drainage Repair	18,647.50	0.00	18,647.50	18,647.50	0.00	18,647.50	0.00	(18,647.50)
9923.1 - Ten Year Capital Roads & Drainage	119,069.25	0.00	119,069.25	119,069.25	0.00	119,069.25	0.00	(119,069.25)
9923.2 - 2023 Pothole Repairs	34,998.14	0.00	34,998.14	34,998.14	0.00	34,998.14	0.00	(34,998.14)
9923.3 - 2023 Roads On-Call Engineering	39,117.25	0.00	39,117.25	39,117.25	0.00	39,117.25	0.00	(39,117.25)
9923.41 - 2023 Roads Project- Street Signs	29,880.60	0.00	29,880.60	29,880.60	0.00	29,880.60	0.00	(29,880.60)
9923.42 - 2023 Roads Project- Pavement Me	26,259.16	0.00	26,259.16	26,259.16	0.00	26,259.16	0.00	(26,259.16)
9923.43 - 2023 Roads Project- Asphalt Repa	261,914.54	0.00	261,914.54	261,914.54	0.00	261,914.54	0.00	(261,914.54)

Income Statement Report
Sudden Valley Community Association
SVCA Reserves

January 01, 2024 thru January 31, 2024

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Reserve Roads Capital Projects								
9923.5 - 2024 Road and Drainage Design & I	1,451.25	0.00	1,451.25	1,451.25	0.00	1,451.25	0.00	(1,451.25)
9923.6 - 2023 Culvert Replacements	109,710.56	0.00	109,710.56	109,710.56	0.00	109,710.56	0.00	(109,710.56)
9923.7 - 2023 Fast Rspnse Drainage Issues	84,998.49	0.00	84,998.49	84,998.49	0.00	84,998.49	0.00	(84,998.49)
Total Reserve Roads Capital Projects	2,906,635.41	0.00	2,906,635.41	2,906,635.41	0.00	2,906,635.41	0.00	(2,906,635.41)
Reserve Road CVC Capital Project								
9923.08 - 2023 Culvert Vegetation Control	434,459.92	0.00	434,459.92	434,459.92	0.00	434,459.92	0.00	(434,459.92)
9923.082 - 2023 CVC - Wages, Taxes, & Ben	52,856.10	0.00	52,856.10	52,856.10	0.00	52,856.10	0.00	(52,856.10)
Total Reserve Road CVC Capital Project	487,316.02	0.00	487,316.02	487,316.02	0.00	487,316.02	0.00	(487,316.02)
Total SVCA Reserves Expense	4,249,016.20	0.00	4,249,016.20	4,249,016.20	0.00	4,249,016.20	0.00	(4,249,016.20)
Total SVCA Reserves Income / (Loss)	(4,031,857.09)	0.00	(4,031,857.09)	(4,031,857.09)	0.00	(4,031,857.09)	0.00	4,031,857.09

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	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	0	0
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	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	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	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	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	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	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	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	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	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	0	0

LLE = Lot Line Eraser
 CTB = Covenant to Bind