

Country Club Heights HOA

Comparative Financial Statements & Budget

	2024	2023	Variance Favorable (Unfavorable)	Budget 2024	Variance Favorable (Unfavorable)	Budget 2025
Beginning Operating Bank Balance	15,255.11	18,511.16		15,255.11		3,986.31
Income						
Dues	20,800.00	17,600.00	3,200.00	20,800.00	-	20,800.00
Other	-	-	-	-	-	-
Transfer Fees	1,000.00	500.00	500.00	-	1,000.00	-
Interest	1.30	9.90	(8.60)	10.00	(8.70)	1.00
Total Income	21,801.30	18,109.90	3,691.40	20,810.00	991.30	20,801.00
Expenditures						
License/ Admin Fees	68.00	58.87	(9.13)	53.00	15.00	68.00
Legal Fees	3,503.62	2,250.00	(1,253.62)	4,000.00	(496.38)	2,000.00
Electric (Grand Valley Power)	4,320.96	4,383.01	62.05	4,600.00	279.04	4,800.00
Water (Grand Valley Water Users Assoc)	1,539.08	1,539.08	-	1,540.00	0.92	1,540.00
Insurance (State Farm)	1,612.00	1,499.00	(113.00)	1,600.00	(12.00)	1,800.00
Fence Repairs	-	-	-	-	-	1,000.00
Landscape/Weed Control	116.80	476.00	359.20	250.00	133.20	1,000.00
Pump Repair	1,732.56	3,770.43	2,037.87	2,000.00	267.44	2,000.00
Repairs - General	-	-	-	250.00	250.00	300.00
Pump Replacement	4,820.42	-	(4,820.42)	5,000.00	179.58	-
Winterize Common Irrigation System	1,905.00	1,855.00	(50.00)	1,855.00	(50.00)	1,905.00
Website	228.85	201.90	(26.95)	217.00	(11.85)	250.00
Office Supplies/ Misc.	183.73	332.66	148.93	100.00	(83.73)	100.00
Total Expenditures	20,031.02	16,365.95	(3,665.07)	21,465.00	471.22	16,763.00
Net Operating Cash Addition (Loss)	1,770.28	1,743.95	26.33	(655.00)	2,425.28	4,038.00
Transfer In (Out) To Investment/Savings Acct	(11,500.00)	(5,000.00)		(5,000.00)		(5,000.00)
GV Water Users 2025 Prepaid Fee	(1,539.08)	-		-		1,539.08
Operating Account Bank Balance at 12/31	3,986.31	15,255.11		9,600.11		4,563.39
Beginning Investment Account Balance	5,019.10	-		5,019.10		17,018.40
Transfers In (Out)	11,500.00	5,000.00		5,000.00		5,000.00
Interest Income	499.30	19.10		436.00		900.00
Ending Investment Account Balance at 12/31	17,018.40	5,019.10		10,455.10		22,918.40
Total Cash Balance at 12/31	21,004.71	20,274.21		20,055.21		27,481.79