

Cottonwood Square and Commons HOA

Financial Statement Period Ending: August 31, 2024



HOAMCO

SERVING COMMUNITY ASSOCIATIONS SINCE 1991

35 Bell Rock Plaza, Suite A
Sedona, AZ 86351
928-282-4479
800-447-3838
www.hoamco.com

Fiscal Year End: December 31
Accounting Method: Accrual

Shane Ray, Community Manager
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COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC**BALANCE SHEET****8/31/2024**

	Operating	Reserve	Total
Assets			
CASH			
1010 - Alliance Operating Checking -6585	\$116,105.88		\$116,105.88
1050 - Alliance Reserve MM -5682		\$60,593.22	\$60,593.22
1051 - Alliance Reserve ICS - 3861		\$50,318.65	\$50,318.65
1052 - Alliance Reserve CDARS - 9943(10/17/2024)5.16%		\$152,837.59	\$152,837.59
Total CASH	<u>\$116,105.88</u>	<u>\$263,749.46</u>	<u>\$379,855.34</u>
ACCOUNTS RECEIVABLE			
1200 - A/R Assessments	\$8,045.28		\$8,045.28
Total ACCOUNTS RECEIVABLE	<u>\$8,045.28</u>		<u>\$8,045.28</u>
OTHER ASSETS			
1610 - Prepaid Insurance	\$1,536.00		\$1,536.00
Total OTHER ASSETS	<u>\$1,536.00</u>		<u>\$1,536.00</u>
Assets Total	<u>\$125,687.16</u>	<u>\$263,749.46</u>	<u>\$389,436.62</u>
LIABILITIES			
2100 - Prepaid Owner Assessments	\$13,306.36		\$13,306.36
2200 - Accounts Payable	\$2,989.16		\$2,989.16
2250 - Accrued Expenses	\$202.97		\$202.97
Total LIABILITIES	<u>\$16,498.49</u>		<u>\$16,498.49</u>
EQUITY			
3200 - Operating Equity	\$59,140.65		\$59,140.65
3500 - Reserve Equity		\$255,445.23	\$255,445.23
Total EQUITY	<u>\$59,140.65</u>	<u>\$255,445.23</u>	<u>\$314,585.88</u>
Net Income	<u>(\$11,580.06)</u>	<u>\$11,250.10</u>	<u>(\$329.96)</u>
Liabilities and Equity Total	<u>\$125,687.16</u>	<u>\$263,749.46</u>	<u>\$389,436.62</u>

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

INCOME STATEMENT - Operating

8/1/2024 - 8/31/2024

Accounts	8/1/2024 - 8/31/2024			1/1/2024 - 8/31/2024			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>INCOME</u>								
4100 - Homeowner Assessments	\$22,750.00	\$21,900.00	\$850.00	\$180,388.94	\$175,200.00	\$5,188.94	\$262,800.00	\$82,411.06
4140 - Prepaid Owner Assessments	\$0.00	\$0.00	\$0.00	(\$7,482.76)	\$0.00	(\$7,482.76)	\$0.00	\$7,482.76
4310 - Assessment Interest	\$39.61	\$0.00	\$39.61	\$231.23	\$0.00	\$231.23	\$0.00	(\$231.23)
4330 - Late Fees	\$105.00	\$0.00	\$105.00	\$931.22	\$0.00	\$931.22	\$0.00	(\$931.22)
4350 - Lien/Collection Fees	\$590.00	\$0.00	\$590.00	\$2,690.00	\$0.00	\$2,690.00	\$0.00	(\$2,690.00)
4500 - Capital Contribution	\$520.00	\$0.00	\$520.00	\$1,820.00	\$1,440.00	\$380.00	\$1,920.00	\$100.00
4520 - Transfer Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$2,100.00	(\$2,100.00)	\$2,940.00	\$2,940.00
4550 - Gate Remotes	\$0.00	\$0.00	\$0.00	\$100.00	\$0.00	\$100.00	\$0.00	(\$100.00)
4560 - Pool Key Income	\$0.00	\$50.00	(\$50.00)	\$200.00	\$400.00	(\$200.00)	\$400.00	\$200.00
4600 - Interest Income	\$2.63	\$0.00	\$2.63	\$21.52	\$0.00	\$21.52	\$0.00	(\$21.52)
4800 - Violation Fines	\$50.00	\$0.00	\$50.00	\$650.00	\$0.00	\$650.00	\$0.00	(\$650.00)
Total INCOME	\$24,057.24	\$21,950.00	\$2,107.24	\$179,550.15	\$179,140.00	\$410.15	\$268,060.00	\$88,509.85
<u>TRANSFER BETWEEN FUNDS</u>								
8900 - Transfer To Reserves	(\$1,000.00)	(\$1,000.00)	\$0.00	(\$8,000.00)	(\$8,000.00)	\$0.00	(\$12,000.00)	(\$4,000.00)
Total TRANSFER BETWEEN FUNDS	(\$1,000.00)	(\$1,000.00)	\$0.00	(\$8,000.00)	(\$8,000.00)	\$0.00	(\$12,000.00)	(\$4,000.00)
Total Income	\$23,057.24	\$20,950.00	\$2,107.24	\$171,550.15	\$171,140.00	\$410.15	\$256,060.00	\$84,509.85
Expense								
<u>ADMINISTRATIVE</u>								
5100 - Accounting/Tax Prep/Audit Fees	\$0.00	\$0.00	\$0.00	\$975.00	\$925.00	(\$50.00)	\$925.00	(\$50.00)
5250 - Bank Charges	\$20.00	\$0.00	(\$20.00)	\$40.00	\$0.00	(\$40.00)	\$0.00	(\$40.00)
5400 - Insurance	\$0.00	\$479.17	\$479.17	\$535.00	\$3,833.36	\$3,298.36	\$5,750.00	\$5,215.00
5500 - Legal Fees	\$1,476.00	\$83.33	(\$1,392.67)	\$1,872.00	\$666.64	(\$1,205.36)	\$1,000.00	(\$872.00)
5520 - Licenses/Permits	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$360.00	\$360.00
5530 - Lien Expense	\$150.00	\$20.83	(\$129.17)	\$2,380.00	\$166.64	(\$2,213.36)	\$250.00	(\$2,130.00)
5540 - Collection Costs	\$0.00	\$145.83	\$145.83	\$0.00	\$1,166.64	\$1,166.64	\$1,750.00	\$1,750.00

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

INCOME STATEMENT - Operating

8/1/2024 - 8/31/2024

Accounts	8/1/2024 - 8/31/2024			1/1/2024 - 8/31/2024			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
5600 - Management Fees	\$2,000.00	\$2,000.00	\$0.00	\$16,000.00	\$16,000.00	\$0.00	\$24,000.00	\$8,000.00
5800 - Office Supplies	\$62.40	\$0.00	(\$62.40)	\$530.00	\$0.00	(\$530.00)	\$0.00	(\$530.00)
5810 - Postage	\$309.46	\$50.00	(\$259.46)	\$1,837.62	\$400.00	(\$1,437.62)	\$600.00	(\$1,237.62)
5820 - Printing	\$881.20	\$300.00	(\$581.20)	\$5,331.06	\$2,400.00	(\$2,931.06)	\$3,600.00	(\$1,731.06)
5830 - Statements	\$0.00	\$230.00	\$230.00	\$0.00	\$1,840.00	\$1,840.00	\$2,760.00	\$2,760.00
5860 - Social Committee	\$0.00	\$41.67	\$41.67	\$0.00	\$333.36	\$333.36	\$500.00	\$500.00
5950 - Miscellaneous Admin	\$0.00	\$100.00	\$100.00	\$0.00	\$800.00	\$800.00	\$1,200.00	\$1,200.00
<u>Total ADMINISTRATIVE</u>	\$4,899.06	\$3,450.83	(\$1,448.23)	\$29,500.68	\$28,531.64	(\$969.04)	\$42,695.00	\$13,194.32
<u>COMMON AREA</u>								
6010 - Clubhouse Staff	\$320.00	\$1,428.00	\$1,108.00	\$1,819.00	\$7,140.00	\$5,321.00	\$10,000.00	\$8,181.00
6020 - Clubhouse Supplies	\$0.00	\$200.00	\$200.00	\$103.53	\$400.00	\$296.47	\$400.00	\$296.47
6050 - Backflow Testing	\$135.00	\$0.00	(\$135.00)	\$225.00	\$0.00	(\$225.00)	\$0.00	(\$225.00)
6250 - Contract Services	\$1,000.72	\$500.00	(\$500.72)	\$5,666.75	\$4,000.00	(\$1,666.75)	\$6,000.00	\$333.25
6300 - Landscape Maintenance	\$6,900.00	\$7,100.00	\$200.00	\$70,390.00	\$56,800.00	(\$13,590.00)	\$85,200.00	\$14,810.00
6320 - Landscape Maintenance: Weed Control	\$0.00	\$200.00	\$200.00	\$0.00	\$1,600.00	\$1,600.00	\$2,400.00	\$2,400.00
6400 - Pest Control	\$0.00	\$65.00	\$65.00	\$260.00	\$1,890.00	\$1,630.00	\$2,020.00	\$1,760.00
6450 - Pool Maintenance	\$1,250.00	\$685.00	(\$565.00)	\$8,405.00	\$5,480.00	(\$2,925.00)	\$8,220.00	(\$185.00)
6455 - Pool Repairs	\$600.00	\$300.00	(\$300.00)	\$600.00	\$1,500.00	\$900.00	\$2,100.00	\$1,500.00
6460 - Pool Supplies	\$572.83	\$214.00	(\$358.83)	\$2,231.64	\$1,070.00	(\$1,161.64)	\$1,500.00	(\$731.64)
6500 - Repairs & Maintenance	\$0.00	\$1,250.00	\$1,250.00	\$0.00	\$10,000.00	\$10,000.00	\$15,000.00	\$15,000.00
6512 - Repairs & Maintenance: Decks	\$0.00	\$0.00	\$0.00	\$4,174.00	\$0.00	(\$4,174.00)	\$0.00	(\$4,174.00)
6530 - Repairs & Maintenance: Irrigation	\$0.00	\$100.00	\$100.00	\$0.00	\$800.00	\$800.00	\$1,200.00	\$1,200.00
6575 - Repairs & Maintenance: Signage	\$205.03	\$0.00	(\$205.03)	\$205.03	\$0.00	(\$205.03)	\$0.00	(\$205.03)
6650 - Street Cleaning	\$0.00	\$360.00	\$360.00	\$0.00	\$1,320.00	\$1,320.00	\$1,800.00	\$1,800.00
6680 - Supplies	\$0.00	\$50.00	\$50.00	\$0.00	\$400.00	\$400.00	\$600.00	\$600.00
<u>Total COMMON AREA</u>	\$10,983.58	\$12,452.00	\$1,468.42	\$94,079.95	\$92,400.00	(\$1,679.95)	\$136,440.00	\$42,360.05
<u>TAXES/OTHER EXPENSES</u>								
8250 - Contingency	\$0.00	\$32.50	\$32.50	\$0.00	\$260.00	\$260.00	\$390.00	\$390.00

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

INCOME STATEMENT - Operating

8/1/2024 - 8/31/2024

Accounts	8/1/2024 - 8/31/2024			1/1/2024 - 8/31/2024			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
8280 - Corporation Commission	\$0.00	\$0.83	\$0.83	\$50.00	\$6.64	(\$43.36)	\$10.00	(\$40.00)
8600 - Reserve Study	\$0.00	\$166.67	\$166.67	\$3,597.00	\$1,333.36	(\$2,263.64)	\$2,000.00	(\$1,597.00)
8700 - Signs/Flags/Banners	\$205.03	\$0.00	(\$205.03)	\$205.03	\$0.00	(\$205.03)	\$0.00	(\$205.03)
8840 - Taxes - Property	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
8850 - Taxes - State	\$0.00	\$4.17	\$4.17	\$50.00	\$33.36	(\$16.64)	\$50.00	\$0.00
8860 - Taxes - Income	\$0.00	\$0.00	\$0.00	\$0.00	\$325.00	\$325.00	\$325.00	\$325.00
<u>Total TAXES/OTHER EXPENSES</u>	\$205.03	\$204.17	(\$0.86)	\$3,902.03	\$1,958.36	(\$1,943.67)	\$3,275.00	(\$627.03)
UTILITIES								
7050 - Cable/Internet/Website	\$202.97	\$145.83	(\$57.14)	\$1,623.76	\$1,166.64	(\$457.12)	\$1,750.00	\$126.24
7100 - Electricity	\$789.78	\$566.67	(\$223.11)	\$6,499.17	\$4,533.36	(\$1,965.81)	\$6,800.00	\$300.83
7300 - Gas	\$97.43	\$200.00	\$102.57	\$3,538.17	\$1,600.00	(\$1,938.17)	\$2,400.00	(\$1,138.17)
7550 - Trash/Sanitation	\$2,507.00	\$2,500.00	(\$7.00)	\$20,093.61	\$20,000.00	(\$93.61)	\$30,000.00	\$9,906.39
7900 - Water/Sewer	\$3,090.95	\$3,300.00	\$209.05	\$23,892.84	\$22,700.00	(\$1,192.84)	\$32,700.00	\$8,807.16
<u>Total UTILITIES</u>	\$6,688.13	\$6,712.50	\$24.37	\$55,647.55	\$50,000.00	(\$5,647.55)	\$73,650.00	\$18,002.45
Total Expense	\$22,775.80	\$22,819.50	\$43.70	\$183,130.21	\$172,890.00	(\$10,240.21)	\$256,060.00	\$72,929.79
Operating Net Income	\$281.44	(\$1,869.50)	\$2,150.94	(\$11,580.06)	(\$1,750.00)	(\$9,830.06)	\$0.00	\$11,580.06

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC
INCOME STATEMENT - Reserve
8/1/2024 - 8/31/2024

Accounts	8/1/2024 - 8/31/2024			1/1/2024 - 8/31/2024			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Reserve Income								
<u>INCOME</u>								
4610 - Interest Income - Reserve	\$674.80	\$0.00	\$674.80	\$3,250.10	\$0.00	\$3,250.10	\$0.00	(\$3,250.10)
Total INCOME	\$674.80	\$0.00	\$674.80	\$3,250.10	\$0.00	\$3,250.10	\$0.00	(\$3,250.10)
<u>TRANSFER BETWEEN FUNDS</u>								
9000 - Transfer From Operating	\$1,000.00	\$1,000.00	\$0.00	\$8,000.00	\$8,000.00	\$0.00	\$12,000.00	\$4,000.00
Total TRANSFER BETWEEN FUNDS	\$1,000.00	\$1,000.00	\$0.00	\$8,000.00	\$8,000.00	\$0.00	\$12,000.00	\$4,000.00
Total Reserve Income	\$1,674.80	\$1,000.00	\$674.80	\$11,250.10	\$8,000.00	\$3,250.10	\$12,000.00	\$749.90
Reserve Net Income	\$1,674.80	\$1,000.00	\$674.80	\$11,250.10	\$8,000.00	\$3,250.10	\$12,000.00	\$749.90

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

Income Statement - Operating

1/1/2024 - 8/31/2024

	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	YTD
Income									
<u>INCOME</u>									
4100 - Homeowner Assessments	\$21,788.94	\$22,100.00	\$22,750.00	\$22,750.00	\$22,750.00	\$22,750.00	\$22,750.00	\$22,750.00	\$180,388.94
4140 - Prepaid Owner Assessments	(\$7,482.76)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$7,482.76)
4310 - Assessment Interest	\$33.94	\$24.30	\$31.22	\$20.67	\$25.74	\$24.74	\$31.01	\$39.61	\$231.23
4330 - Late Fees	\$376.22	\$120.00	\$150.00	\$60.00	\$60.00	\$15.00	\$45.00	\$105.00	\$931.22
4350 - Lien/Collection Fees	\$70.00	\$315.00	\$545.00	\$885.00	\$100.00	\$80.00	\$105.00	\$590.00	\$2,690.00
4500 - Capital Contribution	\$260.00	\$0.00	\$260.00	\$0.00	\$260.00	\$260.00	\$260.00	\$520.00	\$1,820.00
4550 - Gate Remotes	\$0.00	\$0.00	\$50.00	\$50.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00
4560 - Pool Key Income	\$0.00	\$0.00	\$0.00	\$0.00	\$200.00	\$0.00	\$0.00	\$0.00	\$200.00
4600 - Interest Income	\$2.71	\$2.52	\$2.72	\$2.73	\$2.84	\$2.64	\$2.73	\$2.63	\$21.52
4800 - Violation Fines	\$0.00	\$200.00	\$150.00	\$50.00	\$100.00	\$50.00	\$50.00	\$50.00	\$650.00
<u>Total INCOME</u>	\$15,049.05	\$22,761.82	\$23,938.94	\$23,818.40	\$23,498.58	\$23,182.38	\$23,243.74	\$24,057.24	\$179,550.15
<u>TRANSFER BETWEEN FUNDS</u>									
8900 - Transfer To Reserves	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$8,000.00)
<u>Total TRANSFER BETWEEN FUNDS</u>	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$1,000.00)	(\$8,000.00)
Total Income	\$14,049.05	\$21,761.82	\$22,938.94	\$22,818.40	\$22,498.58	\$22,182.38	\$22,243.74	\$23,057.24	\$171,550.15
Expense									
<u>ADMINISTRATIVE</u>									
5100 - Accounting/Tax Prep/Audit Fees	\$0.00	\$0.00	\$0.00	\$975.00	\$0.00	\$0.00	\$0.00	\$0.00	\$975.00
5250 - Bank Charges	\$0.00	\$20.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20.00	\$40.00
5400 - Insurance	\$233.00	\$151.00	\$151.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$535.00
5500 - Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$396.00	\$0.00	\$1,476.00	\$1,872.00
5530 - Lien Expense	\$0.00	\$45.00	\$350.00	\$640.00	\$515.00	\$610.00	\$70.00	\$150.00	\$2,380.00
5600 - Management Fees	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	\$16,000.00
5800 - Office Supplies	\$233.00	\$3.00	\$204.90	\$8.40	\$4.50	\$6.00	\$7.80	\$62.40	\$530.00
5810 - Postage	\$462.42	\$219.44	\$337.63	\$123.03	\$142.69	\$116.66	\$126.29	\$309.46	\$1,837.62
5820 - Printing	\$996.20	\$882.70	\$552.50	\$489.20	\$559.86	\$482.40	\$487.00	\$881.20	\$5,331.06
<u>Total ADMINISTRATIVE</u>	\$3,924.62	\$3,321.14	\$3,596.03	\$4,235.63	\$3,222.05	\$3,611.06	\$2,691.09	\$4,899.06	\$29,500.68

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

Income Statement - Operating

1/1/2024 - 8/31/2024

	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	YTD
<u>COMMON AREA</u>									
6010 - Clubhouse Staff	\$0.00	(\$225.00)	\$0.00	\$0.00	\$344.00	\$976.00	\$404.00	\$320.00	\$1,819.00
6020 - Clubhouse Supplies	\$103.53	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$103.53
6050 - Backflow Testing	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$90.00	\$135.00	\$225.00
6250 - Contract Services	\$682.74	\$940.72	\$627.94	\$502.97	\$1,035.72	\$437.97	\$437.97	\$1,000.72	\$5,666.75
6300 - Landscape Maintenance	\$14,200.00	\$7,100.00	\$7,100.00	\$7,100.00	\$14,190.00	\$6,900.00	\$6,900.00	\$6,900.00	\$70,390.00
6400 - Pest Control	\$0.00	\$0.00	\$0.00	\$65.00	\$0.00	\$130.00	\$65.00	\$0.00	\$260.00
6450 - Pool Maintenance	\$1,350.00	\$700.00	\$700.00	\$700.00	\$1,030.00	\$800.00	\$1,875.00	\$1,250.00	\$8,405.00
6455 - Pool Repairs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$600.00	\$600.00
6460 - Pool Supplies	\$150.00	\$0.00	\$0.00	\$40.00	\$259.00	\$596.59	\$613.22	\$572.83	\$2,231.64
6512 - Repairs & Maintenance: Decks	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,174.00	\$0.00	\$4,174.00
6575 - Repairs & Maintenance: Signage	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$205.03	\$205.03
<u>Total COMMON AREA</u>	\$16,486.27	\$8,515.72	\$8,427.94	\$8,407.97	\$16,858.72	\$9,840.56	\$14,559.19	\$10,983.58	\$94,079.95
<u>TAXES/OTHER EXPENSES</u>									
8280 - Corporation Commission	\$0.00	\$0.00	\$0.00	\$40.00	\$10.00	\$0.00	\$0.00	\$0.00	\$50.00
8600 - Reserve Study	\$0.00	\$0.00	\$0.00	\$3,597.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,597.00
8700 - Signs/Flags/Banners	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$205.03	\$205.03
8850 - Taxes - State	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00
<u>Total TAXES/OTHER EXPENSES</u>	\$0.00	\$0.00	\$0.00	\$3,687.00	\$10.00	\$0.00	\$0.00	\$205.03	\$3,902.03
<u>UTILITIES</u>									
7050 - Cable/Internet/Website	\$202.97	\$202.97	\$202.97	\$202.97	\$202.97	\$202.97	\$202.97	\$202.97	\$1,623.76
7100 - Electricity	\$1,299.18	\$611.16	\$673.64	\$690.95	\$711.50	\$825.78	\$897.18	\$789.78	\$6,499.17
7300 - Gas	\$1,516.59	\$463.33	\$289.22	\$146.50	\$539.94	\$369.09	\$116.07	\$97.43	\$3,538.17
7550 - Trash/Sanitation	\$2,600.00	\$2,451.61	\$2,507.00	\$2,507.00	\$2,544.61	\$2,507.00	\$2,469.39	\$2,507.00	\$20,093.61
7900 - Water/Sewer	\$5,178.26	\$2,400.00	\$4,796.64	\$2,248.06	\$2,862.74	\$2,387.28	\$928.91	\$3,090.95	\$23,892.84
<u>Total UTILITIES</u>	\$10,797.00	\$6,129.07	\$8,469.47	\$5,795.48	\$6,861.76	\$6,292.12	\$4,614.52	\$6,688.13	\$55,647.55
Total Expense	\$31,207.89	\$17,965.93	\$20,493.44	\$22,126.08	\$26,952.53	\$19,743.74	\$21,864.80	\$22,775.80	\$183,130.21
Operating Net Income	(\$17,158.84)	\$3,795.89	\$2,445.50	\$692.32	(\$4,453.95)	\$2,438.64	\$378.94	\$281.44	(\$11,580.06)

COTTONWOOD SQUARE AND COMMONS HOMEOWNERS ASSOCIATION, INC

Income Statement - Reserve

1/1/2024 - 8/31/2024

	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	YTD
Reserve Income									
<u>INCOME</u>									
4610 - Interest Income - Reserve	\$133.63	\$66.31	\$71.13	\$319.08	\$665.98	\$647.33	\$671.84	\$674.80	\$3,250.10
<u>Total INCOME</u>	\$133.63	\$66.31	\$71.13	\$319.08	\$665.98	\$647.33	\$671.84	\$674.80	\$3,250.10
<u>TRANSFER BETWEEN FUNDS</u>									
9000 - Transfer From Operating	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$8,000.00
<u>Total TRANSFER BETWEEN FUNDS</u>	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$8,000.00
<i>Total Reserve Income</i>	\$1,133.63	\$1,066.31	\$1,071.13	\$1,319.08	\$1,665.98	\$1,647.33	\$1,671.84	\$1,674.80	\$11,250.10
Reserve Expense									
<i>Total Reserve Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
 Reserve Net Income	 \$1,133.63	 \$1,066.31	 \$1,071.13	 \$1,319.08	 \$1,665.98	 \$1,647.33	 \$1,671.84	 \$1,674.80	 \$11,250.10