

San Juan River Resort POA
 Balance Sheet - Modified Accrual
 As of October 31, 2020

	Oct 31, 20
ASSETS	
Current Assets	
Checking/Savings	
Citizen's Bank	
Cash Contingency	1,000.00
Cash - Operating	39,466.53
Cash - Legal	29,833.80
	70,300.33
Total Citizen's Bank	70,300.33
Total Checking/Savings	70,300.33
Accounts Receivable	
Accounts Receivable	-1,122.00
	-1,122.00
Total Accounts Receivable	-1,122.00
Other Current Assets	
Undeposited Funds	193.00
	193.00
Total Other Current Assets	193.00
Total Current Assets	69,371.33
Fixed Assets	
Equipment	3,420.80
Signs	2,263.80
Buildings	25,848.31
Accumulated Depreciation	-14,197.80
	17,335.11
Total Fixed Assets	17,335.11
TOTAL ASSETS	86,706.44
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Revenue-POA Dues	895.00
	895.00
Total Other Current Liabilities	895.00
Total Current Liabilities	895.00
Total Liabilities	895.00
Equity	
Retained Earnings	73,494.71
Net Income	12,316.73
	85,811.44
Total Equity	85,811.44
TOTAL LIABILITIES & EQUITY	86,706.44

San Juan River Resort POA
Profit & Loss - Cash Basis
October 2020

	<u>Oct 20</u>
Ordinary Income/Expense	
Income	
POA Dues	193.00
Bldg Plan Approval Permit	35.00
Total Income	<u>228.00</u>
Gross Profit	228.00
Expense	
Postage and Delivery	228.00
Professional Fees	
Management Company	500.00
Accounting	156.00
Legal Fees	315.00
Documents and Records	385.00
Total Professional Fees	1,356.00
Repairs & Maintenance	
Grounds & Parks	777.68
Total Repairs & Maintenance	777.68
Utilities	25.85
Total Expense	<u>2,387.53</u>
Net Ordinary Income	<u>-2,159.53</u>
Net Income	<u><u>-2,159.53</u></u>

San Juan River Resort POA
Profit & Loss - YTD - Cash Basis
 January through October 2020

	Jan - Oct 20
Ordinary Income/Expense	
Income	
POA Dues	44,196.96
Late Fees	610.00
Lien Fee	199.70
Bldg Plan Approval Permit	210.00
Total Income	45,216.66
Gross Profit	45,216.66
Expense	
Capital Purchase	2,807.72
Filing Fees	10.00
Fish Stocking	3,899.00
Insurance	
Errors & Omissions	125.00
Liability Insurance	658.00
Total Insurance	783.00
Licenses and Permits	38.00
Lien Filing & Release	354.00
Postage and Delivery	401.55
Printing and Reproduction	266.00
Professional Fees	
Management Company	5,000.00
Accounting	1,988.00
Legal Fees	14,603.95
Documents and Records	490.00
Total Professional Fees	22,081.95
Rent	480.00
Repairs & Maintenance	
Grounds & Parks	777.68
Total Repairs & Maintenance	777.68
Utilities	1,001.03
Total Expense	32,899.93
Net Ordinary Income	12,316.73
Net Income	12,316.73

San Juan River Resort POA
Profit & Loss Budget vs. Actual - Cash Basis
 January through October 2020

	Jan - Oct 20	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
POA Dues	44,196.96	43,250.00	946.96	102.2%
Late Fees	610.00			
Lien Fee	199.70			
Bldg Plan Approval Permit	210.00			
Total Income	<u>45,216.66</u>	<u>43,250.00</u>	<u>1,966.66</u>	<u>104.5%</u>
Gross Profit	45,216.66	43,250.00	1,966.66	104.5%
Expense				
Annual Picnic & Meeting	0.00	300.00	-300.00	0.0%
Capital Purchase				
Mailbox/Kiosk Building	1,000.00	2,000.00	-1,000.00	50.0%
Landscaping	490.85	2,000.00	-1,509.15	24.5%
Pavilion-Aspen Lake	510.84			
Animal Waste Stations	806.03	800.00	6.03	100.8%
Total Capital Purchase	<u>2,807.72</u>	<u>4,800.00</u>	<u>-1,992.28</u>	<u>58.5%</u>
Dues and Subscriptions	0.00	50.00	-50.00	0.0%
Fencing	0.00	500.00	-500.00	0.0%
Filing Fees	10.00	36.00	-26.00	27.8%
Fish Stocking	3,899.00	4,000.00	-101.00	97.5%
Insurance				
Errors & Omissions	125.00	140.00	-15.00	89.3%
Liability Insurance	658.00	800.00	-142.00	82.3%
Total Insurance	<u>783.00</u>	<u>940.00</u>	<u>-157.00</u>	<u>83.3%</u>
Internet	0.00	290.00	-290.00	0.0%
Licenses and Permits	38.00			
Lien Filing & Release	354.00			
Miscellaneous	0.00	160.00	-160.00	0.0%
Postage and Delivery	401.55	300.00	101.55	133.9%
Printing and Reproduction	266.00	100.00	166.00	266.0%
Professional Fees				
Management Company	5,000.00	5,000.00	0.00	100.0%
Accounting	1,988.00	2,200.00	-212.00	90.4%
Board Meeting Recorder	0.00	1,000.00	-1,000.00	0.0%
Legal Fees	14,603.95	9,450.00	5,153.95	154.5%
Documents and Records	490.00	1,000.00	-510.00	49.0%
Total Professional Fees	<u>22,081.95</u>	<u>18,650.00</u>	<u>3,431.95</u>	<u>118.4%</u>
Rent	480.00	240.00	240.00	200.0%
Repairs & Maintenance				
Grounds & Parks	777.68			
Total Repairs & Maintena...	<u>777.68</u>			
Security	0.00	700.00	-700.00	0.0%
Supplies	0.00	50.00	-50.00	0.0%

San Juan River Resort POA
Profit & Loss Budget vs. Actual - Cash Basis
 January through October 2020

	<u>Jan - Oct 20</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Utilities				
Electric				
Entrance Lights	<u>301.03</u>	<u>380.00</u>	<u>-78.97</u>	<u>79.2%</u>
Total Electric	<u>301.03</u>	<u>380.00</u>	<u>-78.97</u>	<u>79.2%</u>
Waste Disposal	<u>700.00</u>	<u>700.00</u>	<u>0.00</u>	<u>100.0%</u>
Total Utilities	<u>1,001.03</u>	<u>1,080.00</u>	<u>-78.97</u>	<u>92.7%</u>
Total Expense	<u>32,899.93</u>	<u>32,196.00</u>	<u>703.93</u>	<u>102.2%</u>
Net Ordinary Income	<u>12,316.73</u>	<u>11,054.00</u>	<u>1,262.73</u>	<u>111.4%</u>
Net Income	<u><u>12,316.73</u></u>	<u><u>11,054.00</u></u>	<u><u>1,262.73</u></u>	<u><u>111.4%</u></u>