

San Juan River Resort POA  
Balance Sheet - Modified Accrual  
As of August 31, 2022

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	Aug 31, 22
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Citizen's Bank	
Cash Contingency	1,000.00
Cash - Operating	38,109.23
Cash - Legal	49,390.35
Total Citizen's Bank	<u>88,499.58</u>
Total Checking/Savings	88,499.58
Accounts Receivable	
Accounts Rec. (net of Prepays)	95.00
Total Accounts Receivable	<u>95.00</u>
Total Current Assets	88,594.58
Fixed Assets	
Equipment	3,420.80
Signs	2,263.80
Buildings	25,848.31
Accumulated Depreciation	<u>-16,009.80</u>
Total Fixed Assets	<u>15,523.11</u>
<b>TOTAL ASSETS</b>	<u><u>104,117.69</u></u>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Prepaid Dues	405.00
Deferred Revenue-POA Dues	95.00
Total Other Current Liabilities	<u>500.00</u>
Total Current Liabilities	<u>500.00</u>
Total Liabilities	500.00
Equity	
Retained Earnings	79,469.44
Net Income	24,148.25
Total Equity	<u>103,617.69</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>104,117.69</u></u>

San Juan River Resort POA  
Profit & Loss - Cash Basis  
August 2022

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	<u>Aug 22</u>
Ordinary Income/Expense	
Income	
POA Dues	200.00
Late Fees	50.00
Bldg Plan Approval Permit	70.00
	<u>          </u>
Total Income	320.00
	<u>          </u>
Gross Profit	320.00
Expense	
Annual Picnic & Meeting	334.35
Fencing	5,980.00
Repairs & Maintenance	157.50
	<u>          </u>
Utilities	28.17
	<u>          </u>
Total Expense	6,500.02
	<u>          </u>
Net Ordinary Income	-6,180.02
	<u>          </u>
Net Income	<u><u>-6,180.02</u></u>

San Juan River Resort POA  
**Profit & Loss - YTD - Cash Basis**  
 January through August 2022

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	Jan - Aug 22
Ordinary Income/Expense	
Income	
POA Dues	44,800.00
Late Fees	625.00
Bldg Plan Approval Permit	210.00
	45,635.00
Gross Profit	45,635.00
Expense	
Annual Picnic & Meeting	334.35
Bank Service Charges	-25.00
Fencing	5,980.00
Filing Fees	10.00
Fish Stocking	2,500.00
Postage and Delivery	151.00
Professional Fees	
Management Company	8,000.00
Accounting	2,452.00
	10,452.00
Repairs & Maintenance	
Cleaning	315.00
Grounds & Parks	45.00
	360.00
Security	1,450.00
Supplies	
Office	56.00
	56.00
Utilities	
Electric	218.40
	218.40
Total Expense	21,486.75
Net Ordinary Income	24,148.25
Net Income	24,148.25

San Juan River Resort POA  
**Profit & Loss Budget vs. Actual - Cash Basis**  
 January through August 2022

	Jan - Aug 22	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
POA Dues	44,800.00	45,600.00	-800.00	98.2%
Late Fees	625.00			
Bldg Plan Approval Permit	210.00			
<b>Total Income</b>	<b>45,635.00</b>	<b>45,600.00</b>	<b>35.00</b>	<b>100.1%</b>
<b>Gross Profit</b>	<b>45,635.00</b>	<b>45,600.00</b>	<b>35.00</b>	<b>100.1%</b>
<b>Expense</b>				
Annual Picnic & Meeting	334.35	380.00	-45.65	88.0%
Bank Service Charges	-25.00			
<b>Capital Purchase</b>				
Landscaping	0.00	2,500.00	-2,500.00	0.0%
Recreational Area Improve...	0.00	2,000.00	-2,000.00	0.0%
<b>Total Capital Purchase</b>	<b>0.00</b>	<b>4,500.00</b>	<b>-4,500.00</b>	<b>0.0%</b>
Dues and Subscriptions	0.00	50.00	-50.00	0.0%
Fencing	5,980.00	13,500.00	-7,520.00	44.3%
Filing Fees	10.00			
Fish Stocking	2,500.00	2,500.00	0.00	100.0%
<b>Insurance</b>				
Errors & Omissions	0.00	200.00	-200.00	0.0%
Liability Insurance	0.00	800.00	-800.00	0.0%
<b>Total Insurance</b>	<b>0.00</b>	<b>1,000.00</b>	<b>-1,000.00</b>	<b>0.0%</b>
Licenses and Permits	0.00	50.00	-50.00	0.0%
Postage and Delivery	151.00	500.00	-349.00	30.2%
Printing and Reproduction	0.00	200.00	-200.00	0.0%
<b>Professional Fees</b>				
Management Company	8,000.00	13,000.00	-5,000.00	61.5%
Accounting	2,452.00	3,000.00	-548.00	81.7%
Documents and Records	0.00	500.00	-500.00	0.0%
<b>Total Professional Fees</b>	<b>10,452.00</b>	<b>16,500.00</b>	<b>-6,048.00</b>	<b>63.3%</b>
Rent	0.00	50.00	-50.00	0.0%
<b>Repairs &amp; Maintenance</b>				
Cleaning	315.00	650.00	-335.00	48.5%
Website	0.00	350.00	-350.00	0.0%
Grounds & Parks	45.00	200.00	-155.00	22.5%
Street Signs	0.00	180.00	-180.00	0.0%
<b>Total Repairs &amp; Maintenance</b>	<b>360.00</b>	<b>1,380.00</b>	<b>-1,020.00</b>	<b>26.1%</b>
Security	1,450.00	1,450.00	0.00	100.0%
<b>Supplies</b>				
Office	56.00	250.00	-194.00	22.4%
<b>Total Supplies</b>	<b>56.00</b>	<b>250.00</b>	<b>-194.00</b>	<b>22.4%</b>

San Juan River Resort POA  
**Profit & Loss Budget vs. Actual - Cash Basis**  
 January through August 2022

	<u>Jan - Aug 22</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Utilities				
Electric				
Entrance Lights	<u>218.40</u>	<u>380.00</u>	<u>-161.60</u>	<u>57.5%</u>
Total Electric	<u>218.40</u>	<u>380.00</u>	<u>-161.60</u>	<u>57.5%</u>
Waste Disposal	<u>0.00</u>	<u>700.00</u>	<u>-700.00</u>	<u>0.0%</u>
Total Utilities	<u>218.40</u>	<u>1,080.00</u>	<u>-861.60</u>	<u>20.2%</u>
Total Expense	<u>21,486.75</u>	<u>43,390.00</u>	<u>-21,903.25</u>	<u>49.5%</u>
Net Ordinary Income	24,148.25	2,210.00	21,938.25	1,092.7%
Other Income/Expense				
Other Expense				
Contingency Fund	<u>0.00</u>	<u>1,600.00</u>	<u>-1,600.00</u>	<u>0.0%</u>
Total Other Expense	<u>0.00</u>	<u>1,600.00</u>	<u>-1,600.00</u>	<u>0.0%</u>
Net Other Income	<u>0.00</u>	<u>-1,600.00</u>	<u>1,600.00</u>	<u>0.0%</u>
Net Income	<u><u>24,148.25</u></u>	<u><u>610.00</u></u>	<u><u>23,538.25</u></u>	<u><u>3,958.7%</u></u>