

Sudden Valley Community Association

Sudden Valley Community Association
Balance Sheet
January 31, 2025 and December 31, 2024

	Unaudited** Jan 31, 2025	Unaudited** Dec 31, 2024	Inc / (Dec)
OPERATIONS			
Current Assets			
Operating Cash	\$ 877,968	\$ 857,647	\$ 20,321
Building Completion Deposit Fund	719,910	749,910	(30,000)
Member Receivables - Operations*	-	53,456	(53,456)
Other Receivables	16,009	16,109	(100)
Prepaid Expenses	72,257	88,683	(16,426)
Operating Lease ROU Assets	6,040	6,210	(170)
Inventory	5,898	5,824	74
Total Current Assets	1,698,082	1,777,839	(79,757)
Current Liabilities			
Accounts Payable	(134,871)	(145,449)	10,578
Accrued Vacation Liability	(80,696)	(76,335)	(4,361)
Accrued Payroll	-	(115,575)	115,575
Prepaid Assessments	(376,877)	(249,179)	(127,698)
Building Completion Deposits	(719,910)	(749,910)	30,000
Other Refundable Deposits	(10,606)	(9,956)	(650)
Operating Lease Liability	(6,040)	(6,210)	170
Prepaid Golf Memberships	-	(112,307)	112,307
Total Current Liabilities	(1,329,000)	(1,464,921)	135,921
Deferred Lease Revenue Liabilities			
Deferred Library Lease Revenue	(35,333)	(36,000)	667
Total Deferred Lease Revenue Liabilities	(35,333)	(36,000)	667
Operating Reserve Funds			
Emergency Operating Cash	363,929	363,815	114
Undesignated Reserves Cash	318,468	302,135	16,333
Total Operating Reserve Funds	682,397	665,950	16,447
Net Operating Assets	\$ 1,016,146	\$ 942,868	\$ 73,279
CAPITAL			
Capital Current Assets			
CRRRF (Capital Repair & Replacement) Cash Fund	3,053,060	3,074,179	(21,119)
Roads Reserve Cash Fund	1,995,783	1,875,442	120,341
Board Density Reduction Cash Fund	87,901	87,889	12
Mailbox Cash Fund	154,182	151,970	2,212
CRRRF Capital Reserve Holding Cash	219,687	219,618	69
Mitigation Assignment of Savings Cash	49,830	49,821	9
LWWSD Assignment of Savings Cash	14,939	14,939	-
Member Receivables - Capital**	-	13,625	(13,625)
Total Capital Current Assets	5,575,382	5,487,483	87,899
Capital Fixed Assets			
Fixed Assets	17,107,443	17,125,452	(18,009)
Finance ROU Assets	52,178	58,661	(6,483)
Lots Held for Sale	236,456	236,456	-
Total Capital Assets	17,396,077	17,420,569	(24,492)
Long Term Liabilities			
CRRRF Loan 2022	(1,516,957)	(1,539,073)	22,117
Finance Leases	(38,881)	(44,203)	5,322
Total Long Term Liabilities	(1,555,838)	(1,583,276)	27,438
NET ASSETS	\$ 22,431,767	\$ 22,267,644	\$164,123
MEMBER EQUITY			
Member Equity			
Current Year Net Income: Operations	73,699	286,790	(213,091)
Transfers Out from Operations to Capital	-	(145,600)	145,600
Current Year Net Income: Capital**	90,424	1,093,252	(1,002,828)
Transfers Into Capital from Operations	-	145,600	(145,600)
Retained Earnings**	5,519,682	5,232,892	286,790
Capital**	16,747,962	15,654,710	1,093,252
TOTAL MEMBER EQUITY	\$ 22,431,767	\$22,267,644	\$164,123

* The Association's internal policy is to write off any member receivables that are 30 days past due as bad debts for internal interim 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, 2025, and December 31, 2024, the balances of receivables written off were \$763,238 and \$699,426, 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 through 2023 audited financial statements (2023 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**

<u>UNAUDITED</u>	Current Month - January 2025			Year to Date - 1 Month Ending 1/31/2025			
	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	238,454		246,874	238,454			246,874
Bad Debt Reserve	(17,437)		(14,223)	(17,437)			(14,223)
Net Current Year Assessment Income	221,017	(5,090)	232,651	221,017	(5,090)	92.7%	232,651
Bad Debt Recoveries - Prior Years			9,290				9,290
Golf Income	177,775	5,597	-	177,775	5,597		-
Marina Income	555	555	-	555	555		-
Rec Center & Pools Income	1,034	530	-	1,034	530		-
Legal & Collections Income	-	-	-	-	-		-
Other Income	31,997	24,043	-	31,997	24,043		-
Rental Income - Other	1,380	1,055	-	1,380	1,055		-
Area Z Rental Income	3,838	(2,532)	-	3,838	(2,532)		-
Lease Income	5,632	799	-	5,632	799		-
New Home Construction Fees	-	-	-	-	-		-
Capital Gain (Loss) on Sale of Assets	-	-	-	-	-		-
Investment Income	642	59	3,220	642	59		3,220
Total Revenue	443,870	25,016	245,161	443,870	25,016		245,161
EXPENSES							
Salaries & Benefits	173,746	(1,230)	-	173,746	(1,230)		-
Contracted & Professional Services	11,446	7,882	-	11,446	7,882		-
CC&Rs/ Mandates	47,415	(7,423)	-	47,415	(7,423)		-
Maintenance & Landscaping	35,210	(18,072)	-	35,210	(18,072)		-
Utilities	11,359	3,937	-	11,359	3,937		-
Administrative	22,027	(6,343)	-	22,027	(6,343)		-
Regulatory Compliance	9,775	(233)	26,765	9,775	(233)		26,765
Insurance Premiums	16,254	1,253	-	16,254	1,253		-
Other Expenses	-	417	-	-	417		-
Depreciation Expense	-	-	108,710	-	-		108,710
Interest expense	-	-	5,637	-	-		5,637
Total Expenses	327,232	(19,812)	141,112	327,232	(19,812)		141,112
Net Income (Loss)	116,638	5,204	104,049	116,638	5,204		104,049
Net UDR Activity for Operations							
Legal Expenses - Past Due Account Collections	(6,387)			(6,387)			
Net Income (Loss) with Board Approved UDR	110,251	5,204	104,049	110,251	5,204		104,049
Other Activity							
Net Other UDR Activity*	20,599			20,599			
AR Accrual - Prior Year Reversal	(53,456)		(13,625)	(53,456)			(13,625)
AR Accrual - Current Year	-		-	-			-
Lease Income- Library Prepaid Recognized	667			667			
Vacation Liability Accrual	(4,362)			(4,362)			
Total Other Activity	(36,552)		(13,625)	(36,552)			(13,625)
Grand Total Activity	73,699	5,204	90,424	73,699	5,204		90,424

*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

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 12/31/2024	3,074,179	1,875,442	219,618	87,889	151,970	64,760	\$ 5,473,858	363,815	302,135	\$ 665,950
Dues Received	117,562	121,291		-	2,165		241,018	-	22,827	22,827
Storm Water Mitigation Plan Fee		-					-			-
Investment Income	1,811	1,271	69	12	47	9	3,220	114	94	208
Sale of Assets	-			-			-			-
Mitigation Release	-	-				-	-			-
2025 Expenditures	(140,492)	(2,221)	-	-	-		(142,713)		(6,588)	(6,588)
Net Available Cash at 1/31/2025	3,053,060	1,995,783	219,687	87,901	154,182	64,769	\$ 5,575,382	363,929	318,468	\$ 682,397
11 Month Outlook										
Outlook - 2025 Dues (95% collections)	1,259,493	1,295,357			23,149		\$ 2,577,999			\$ -
Outlook - Prior Year Collections	18,235	18,754			335		37,324		36,009	36,009
CRRRF Loan Payments for year 2025	(305,286)						(305,286)			-
Obligated Expenses/Holdings	(968,967)	(140,091)	(219,687)			(64,769)	(1,393,514)		(20,653)	(20,653)
Net Usable Cash Balance 12/31/2025	3,056,535	3,169,803	-	87,901	177,667	-	\$ 6,491,906	363,929	333,824	\$ 697,754
Board Recommended Carryover Balance	(600,000)	(500,000)					\$ (1,100,000)			\$ -
Net Usable Cash 12/31/2025, After Recommendation	\$ 2,456,535	\$ 2,669,803	\$ -	\$ 87,901	\$ 177,667	\$ -	\$ 5,391,906	\$ 363,929	\$ 333,824	\$ 697,754
Net Current Year Cash Increase (Decrease)	(17,644)	1,294,361	(219,618)	12	25,697	(64,760)	\$ 1,018,048	114	31,689	\$ 31,804

*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, 2025 to January 31, 2025
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	22,645	20,590	6,283	204	34,213	6,540	(17,851)	27,334
Accounting	1,965	(601)	26,482	893	4,616	(3,737)	(29,133)	(3,445)
Administration	132	132	31,269	1,935	10,043	(1,601)	(41,180)	466
Common Costs	7,897	3,981	-	-	37,596	(8,459)	(29,699)	(4,478)
Facilities	9,470	(1,901)	4,098	153	10,811	10,034	(5,439)	8,286
Maintenance	-	-	35,808	(2,234)	6,190	(3,353)	(41,998)	(5,587)
Subtotal	42,109	22,201	103,940	951	103,469	(576)	(165,300)	22,576
Golf	177,775	5,597	51,812	2,778	44,215	(16,218)	81,748	(7,843)
Marina	555	555	-	-	636	(31)	(81)	524
Rec/ Pools/ Parks	2,414	1,752	17,994	(4,959)	5,166	(1,756)	(20,746)	(4,963)
Subtotal	180,744	7,904	69,806	(2,181)	50,017	(18,005)	60,921	(12,282)
Subtotal Operations before Ops Dues	222,853	30,105	173,746	(1,230)	153,486	(18,581)	(104,379)	10,294
Ops Dues Earned	238,454						238,454	
Curr Yr Bad Debts Activity	(17,437)						(17,437)	
Net Ops Dues	<u>221,017</u>	<u>(5,090)</u>					<u>221,017</u>	<u>(5,090)</u>
Net Operations	<u>443,870</u>	<u>25,015</u>	<u>173,746</u>	<u>(1,230)</u>	<u>153,486</u>	<u>(18,581)</u>	<u>116,638</u>	<u>5,204</u>
Net BOD Approved UDR Activity for Operations								
Legal Expenses - Past Due Account Collections	-		-		6,387		(6,387)	
Net Operations with Board Approved UDR	<u>443,870</u>	<u>25,015</u>	<u>173,746</u>	<u>(1,230)</u>	<u>159,873</u>	<u>(18,581)</u>	<u>110,251</u>	<u>5,204</u>
Other Operating Activity								
UDR Activity	20,809				210		20,599	
AR Accrual - Prior Year Reversal	(53,456)				-		(53,456)	
AR Accrual - Current Year	-				-		-	
Lease Income- Library Prepaid Recognized	667				-		667	
Vacation Liability Accrual	-				4,362		(4,362)	
Total Other Operating Activity	<u>(31,980)</u>				<u>4,572</u>		<u>(36,552)</u>	
Grand Total Operations Activity	<u>411,890</u>	<u>25,015</u>	<u>173,746</u>	<u>(1,230)</u>	<u>164,445</u>	<u>(18,581)</u>	<u>73,699</u>	<u>5,204</u>

* Excludes Depreciation

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

Sudden Valley Community Association
Operations - By Department
January 1, 2025 to January 31, 2025
YEAR TO DATE

Whole \$

UNAUDITED

Department	Actual Revenue	Revenue B / (W)	Actual Salary Benefits	Salary & Benefits B / (W)	Actual Other Expense *	Other Exp B / (W)*	Net Income / (Loss) *	Net B / (W)*
ACC / Security	22,645	20,590	6,283	204	34,213	6,540	(17,851)	27,334
Accounting	1,965	(601)	26,482	893	4,616	(3,737)	(29,133)	(3,445)
Administration	132	132	31,269	1,935	10,043	(1,601)	(41,180)	466
Common Costs	7,897	3,981	-	-	37,596	(8,459)	(29,699)	(4,478)
Facilities	9,470	(1,901)	4,098	153	10,811	10,034	(5,439)	8,286
Maintenance	-	-	35,808	(2,234)	6,190	(3,353)	(41,998)	(5,587)
Subtotal	42,109	22,201	103,940	951	103,469	(576)	(165,300)	22,576
Golf	177,775	5,597	51,812	2,778	44,215	(16,218)	81,748	(7,843)
Marina	555	555	-	-	636	(31)	(81)	524
Rec/ Pools/ Parks	2,414	1,752	17,994	(4,959)	5,166	(1,756)	(20,746)	(4,963)
Subtotal	180,744	7,904	69,806	(2,181)	50,017	(18,005)	60,921	(12,282)
Subtotal Operations before Ops Dues	222,853	30,105	173,746	(1,230)	153,486	(18,581)	(104,379)	10,294
Ops Dues Earned	238,454						238,454	
Curr Yr Bad Debts Activity	(17,437)						(17,437)	
Net Ops Dues	221,017	(5,090)					221,017	(5,090)
Net Operations	443,870	25,015	173,746	(1,230)	153,486	(18,581)	116,638	5,204
Net BOD Approved UDR Activity for Operations								
Legal Expenses - Past Due Account Collections	-		-		6,387		(6,387)	
Net Operations with Board Approved UDR	443,870	25,015	173,746	(1,230)	159,873	(18,581)	110,251	5,204
Other Operating Activity								
UDR Activity	20,809				210		20,599	
AR Accrual - Prior Year Reversal	(53,456)				-		(53,456)	
AR Accrual - Current Year	-				-		-	
Lease Income- Library Prepaid Recognized	667				-		667	
Vacation Liability Accrual	-				4,362		(4,362)	
Total Other Operating Activity	(31,980)				4,572		(36,552)	
Grand Total Operations Activity	411,890	25,015	173,746	(1,230)	164,445	(18,581)	73,699	5,204

* Excludes Depreciation

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

Sudden Valley Community Association

Sudden Valley Community Association
 Operations Income Statement
 January 1, 2025 to January 31, 2025

UNAUDITED

	2025 January Actuals	2025 MTD B / (W) Budget	2025 YTD (1 Month) Actuals	2025 YTD B / (W) Budget
REVENUE				
Dues and Assessment Income- Ops	221,017	(5,090)	221,017	(5,090)
Golf Income	177,775	5,597	177,775	5,597
Marina Income	555	555	555	555
Area Z Rental Income	3,838	(2,532)	3,838	(2,532)
Lease Income	5,632	799	5,632	799
Non-Lease Facility Rentals	1,380	1,055	1,380	1,055
Rec Center and Pools Income	1,034	530	1,034	530
New Home Construction Fees	-	-	-	-
Other AR Income	26,963	19,009	26,963	19,009
Other Income	5,034	5,034	5,034	5,034
Investment Income	642	59	642	59
Total Revenue	443,870	25,016	443,870	25,016
EXPENSES				
Salaries & Benefits				
ACC / Security	6,283	204	6,283	204
Accounting	26,482	893	26,482	893
Administration	31,269	1,935	31,269	1,935
Facilities	4,098	153	4,098	153
Maintenance	35,808	(2,234)	35,808	(2,234)
Golf	51,812	2,778	51,812	2,778
Rec/ Pools/ Parks	17,994	(4,959)	17,994	(4,959)
Marina	-	-	-	-
Total Salaries & Benefits	173,746	(1,230)	173,746	(1,230)
Other Expenses				
Administrative				
General Administrative	110	(110)	110	(110)
Other Administrative Services	-	-	-	-
Bank Charges & Fees	1,594	(204)	1,594	(204)
Dues & Subscriptions	10,045	(662)	10,045	(662)
Office Supplies	2,864	(2,151)	2,864	(2,151)
GM Discretionary Funds	38	(38)	38	(38)
Advertising Costs	1,121	(444)	1,121	(444)
Cash Over/Short	-	-	-	-
Currency Gain/Loss	-	-	-	-
Events Charges	-	98	-	98
Printing & Copying	2,987	(1,771)	2,987	(1,771)
Training & Conferences	715	(590)	715	(590)
Recruiting Expense	111	34	111	34
Operating Performance Commissions	-	-	-	-
Operating Perf Comm Payroll Taxes	-	-	-	-
Payroll Service Fees	2,062	(550)	2,062	(550)
Insurance Claims	-	-	-	-
Uniforms	380	45	380	45
Cashiering Clearing Account	-	-	-	-
Total Administrative	22,027	(6,343)	22,027	(6,343)
Regulatory Compliance				
Hazardous Tree Removal/ Pruning	8,100	300	8,100	300
Permits & Licenses	205	48	205	48
Audit & Tax Services	-	-	-	-
Regulatory Compliance	636	(302)	636	(302)
Federal Income Tax	-	-	-	-
State B&O Tax	834	(279)	834	(279)
Property/Real Estate Tax	-	-	-	-
Total Regulator Compliance	9,775	(233)	9,775	(233)
CC&Rs/ Mandates				
Annual General Meeting	-	-	-	-
Special General Meeting	-	-	-	-
Board Support	-	-	-	-
Collection Charges	-	-	-	-
Transfer Fees	-	-	-	-
Lien Charges	-	-	-	-
Web Site Maintenance	324	2,884	324	2,884
Postage	553	(274)	553	(274)
Postage- Views	1,137	113	1,137	113
Newsletter Services	4,891	109	4,891	109
Legal Services	15,631	(10,006)	15,631	(10,006)
Professional Security Services	24,879	(249)	24,879	(249)
Total CC&Rs/ Mandates	47,415	(7,423)	47,415	(7,423)

Sudden Valley Community Association

Sudden Valley Community Association
 Operations Income Statement
 January 1, 2025 to January 31, 2025

UNAUDITED

	2025 January Actuals	2025 MTD B / (W) Budget	2025 YTD (1 Month) Actuals	2025 YTD B / (W) Budget
Insurance Premiums	16,254	1,253	16,254	1,253
Utilities				
Utilities	(3,085)	3,085	(3,085)	3,085
Utilities- Natural Gas	3,250	(878)	3,250	(878)
Utilities- Water & Sewer	-	-	-	-
Utilities- Electricity	6,114	(452)	6,114	(452)
Utilities- Trash & Recycling Service	1,592	(21)	1,592	(21)
Utilities- Communications Service	3,488	2,203	3,488	2,203
Total Utilities	11,359	3,937	11,359	3,937
Maintenance & Landscaping				
Landscape R&M	8,109	(8,109)	8,109	(8,109)
Building R&M- Materials	2,135	(167)	2,135	(167)
Building R&M- Contract Services	3,335	(77)	3,335	(77)
Raw Materials	2,481	(2,055)	2,481	(2,055)
Raw Materials: Sand & Gravel	-	408	-	408
Janitorial Supplies	1,114	(578)	1,114	(578)
Equipment R&M	12,347	(9,237)	12,347	(9,237)
Small Tools & Equipment	1,039	285	1,039	285
Vehicle R&M	598	(486)	598	(486)
Vehicle Fuel	2,405	1,706	2,405	1,706
Other Supplies	952	933	952	933
Other R&M	695	(695)	695	(695)
Weather Response	-	-	-	-
Total Maintenance & Landscaping	35,210	(18,072)	35,210	(18,072)
Contracted & Professional Services				
Equipment Lease & Rental	6,706	(2,179)	6,706	(2,179)
Operating Lease Exp - ROU	-	-	-	-
IT Support and Services	4,152	(3,352)	4,152	(3,352)
Pool Management	-	-	-	-
Safety & Security Services	588	5,447	588	5,447
Snow Removal Services	-	-	-	-
Other Snow Removal Services	-	-	-	-
Storm Response Tree Removal	-	-	-	-
ACC Consultant	-	317	-	317
Other Professional Services	-	7,649	-	7,649
Total Contracted & Professional Services	11,446	7,882	11,446	7,882
Other Expenses				
Vandalism	-	417	-	417
Other Charges	-	-	-	-
Total Other Expenses	-	417	-	417
Total Other Expenses	153,486	(18,582)	153,486	(18,582)
Total Operations Expenses	327,232	(19,812)	327,232	(19,812)
Net Operations Income (Loss)	116,638	5,204	116,638	5,204
Net BOD Approved UDR Activity for Operations (Expense)				
Legal Expenses - Past Due Account Collections	(6,387)		(6,387)	
Net Operations Income (Loss) with BOD Approved UDR	110,251	5,204	110,251	5,204
Other Operating Activity- Income/(Expense)				
UDR Activity	20,599		20,599	
AR Accrual - Prior Year Reversal	(53,456)		(53,456)	
AR Accrual - Current Year	-		-	
Lease Income- Library Prepaid Recognized	667		667	
Vacation Liability Accrual	(4,362)		(4,362)	
Total Other Operating Activity	(36,552)		(36,552)	
Grand Total Operations Activity	73,699	5,204	73,699	5,204
* Excludes Depreciation				

Income Statement Report Sudden Valley Community Association Common Costs

January 01, 2025 thru January 31, 2025

	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- 2025 Ops	(17,437.35)	(11,900.00)	(5,537.35)	(17,437.35)	(11,900.00)	(5,537.35)	(142,804.00)	(125,366.65)
4005.25 - Member Assessments 2025	238,454.47	238,007.00	447.47	238,454.47	238,007.00	447.47	2,856,083.00	2,617,628.53
Total Dues and Assessment Income- Ops	221,017.12	226,107.00	(5,089.88)	221,017.12	226,107.00	(5,089.88)	2,713,279.00	2,492,261.88
Other AR Income								
4830 - Advertising Income	2,252.00	3,333.00	(1,081.00)	2,252.00	3,333.00	(1,081.00)	40,000.00	37,748.00
4831 - BD Expense- Views Ads	146.00	0.00	146.00	146.00	0.00	146.00	0.00	(146.00)
Total Other AR Income	2,398.00	3,333.00	(935.00)	2,398.00	3,333.00	(935.00)	40,000.00	37,602.00
Other Income								
4610 - Timber Income	4,374.00	0.00	4,374.00	4,374.00	0.00	4,374.00	0.00	(4,374.00)
4870 - Member Donation Income	482.65	0.00	482.65	482.65	0.00	482.65	0.00	(482.65)
Total Other Income	4,856.65	0.00	4,856.65	4,856.65	0.00	4,856.65	0.00	(4,856.65)
Investment Income								
4900 - Interest Earned - Operating Accounts	641.98	583.00	58.98	641.98	583.00	58.98	7,000.00	6,358.02
Total Investment Income	641.98	583.00	58.98	641.98	583.00	58.98	7,000.00	6,358.02
Total Common Costs Income	228,913.75	230,023.00	(1,109.25)	228,913.75	230,023.00	(1,109.25)	2,760,279.00	2,531,365.25
<u>Expense</u>								
Regulatory Compliance								
7110 - Regulatory Compliance	384.91	42.00	342.91	384.91	42.00	342.91	500.00	115.09
9005 - State B&O Tax	18.54	19.00	(0.46)	18.54	19.00	(0.46)	225.00	206.46
9015 - Property/Real Estate Tax	0.00	0.00	0.00	0.00	0.00	0.00	63,000.00	63,000.00
Total Regulatory Compliance	403.45	61.00	342.45	403.45	61.00	342.45	63,725.00	63,321.55
CC&Rs/ Mandates								
5216 - Postage- Views	1,136.55	1,250.00	(113.45)	1,136.55	1,250.00	(113.45)	15,000.00	13,863.45
5225 - Newsletter Services	4,510.00	5,000.00	(490.00)	4,510.00	5,000.00	(490.00)	60,000.00	55,490.00

Income Statement Report Sudden Valley Community Association Common Costs

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
CC&Rs/ Mandates								
7020 - Legal Services	15,630.80	5,625.00	10,005.80	15,630.80	5,625.00	10,005.80	67,500.00	51,869.20
Total CC&Rs/ Mandates	21,277.35	11,875.00	9,402.35	21,277.35	11,875.00	9,402.35	142,500.00	121,222.65
Insurance								
5400 - Insurance Premiums	15,914.54	17,201.00	(1,286.46)	15,914.54	17,201.00	(1,286.46)	206,416.00	190,501.46
Total Insurance	15,914.54	17,201.00	(1,286.46)	15,914.54	17,201.00	(1,286.46)	206,416.00	190,501.46
Total Common Costs Expense	37,595.34	29,137.00	8,458.34	37,595.34	29,137.00	8,458.34	412,641.00	375,045.66
Total Common Costs Income / (Loss)	191,318.41	200,886.00	(9,567.59)	191,318.41	200,886.00	(9,567.59)	2,347,638.00	2,156,319.59

Income Statement Report

Sudden Valley Community Association

ACC / Security

January 01, 2025 thru January 31, 2025

	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	100,000.00	100,000.00
Total New Home Construction Fees	0.00	0.00	0.00	0.00	0.00	0.00	100,000.00	100,000.00
Other AR Income								
4805 - Compliance Fees & Fines - ACC	17,600.00	2,055.00	15,545.00	17,600.00	2,055.00	15,545.00	30,000.00	12,400.00
4806 - BD Expense- ACC Fines	5,000.00	0.00	5,000.00	5,000.00	0.00	5,000.00	0.00	(5,000.00)
Total Other AR Income	22,600.00	2,055.00	20,545.00	22,600.00	2,055.00	20,545.00	30,000.00	7,400.00
Other Income								
4295 - Security House Checks	45.00	0.00	45.00	45.00	0.00	45.00	0.00	(45.00)
Total Other Income	45.00	0.00	45.00	45.00	0.00	45.00	0.00	(45.00)
Total ACC / Security Income	22,645.00	2,055.00	20,590.00	22,645.00	2,055.00	20,590.00	130,000.00	107,355.00
<u>Expense</u>								
Regulatory Compliance								
6165 - Hazardous Tree Removal/ Pruning	8,100.00	8,400.00	(300.00)	8,100.00	8,400.00	(300.00)	100,000.00	91,900.00
6300 - Permits & Licenses	0.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00
9005 - State B&O Tax	264.67	34.00	230.67	264.67	34.00	230.67	500.00	235.33
Total Regulatory Compliance	8,364.67	8,434.00	(69.33)	8,364.67	8,434.00	(69.33)	100,700.00	92,335.33
CC&Rs/ Mandates								
5215 - Postage	60.21	50.00	10.21	60.21	50.00	10.21	50.00	(10.21)
7097 - Professional Security Services	24,878.70	24,630.00	248.70	24,878.70	24,630.00	248.70	300,000.00	275,121.30
Total CC&Rs/ Mandates	24,938.91	24,680.00	258.91	24,938.91	24,680.00	258.91	300,050.00	275,111.09
Payroll & Benefits								
5300 - Salaries	5,698.98	5,191.00	507.98	5,698.98	5,191.00	507.98	74,984.00	69,285.02
5335 - Payroll Taxes- Employer	584.50	471.00	113.50	584.50	471.00	113.50	6,809.00	6,224.50
5385 - Payroll Benefits - Medical	0.00	825.00	(825.00)	0.00	825.00	(825.00)	9,900.00	9,900.00

Income Statement Report

Sudden Valley Community Association

ACC / Security

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Payroll & Benefits								
5395 - Payroll Benefits - 401(k)	0.00	0.00	0.00	0.00	0.00	0.00	562.00	562.00
Total Payroll & Benefits	6,283.48	6,487.00	(203.52)	6,283.48	6,487.00	(203.52)	92,255.00	85,971.52
Utilities								
6050 - Utilities- Communications Service	126.97	120.00	6.97	126.97	120.00	6.97	1,440.00	1,313.03
Total Utilities	126.97	120.00	6.97	126.97	120.00	6.97	1,440.00	1,313.03
Maintenance & Landscaping								
6785 - Vehicle Fuel	738.49	792.00	(53.51)	738.49	792.00	(53.51)	9,704.00	8,965.51
6795 - Other Supplies	44.23	0.00	44.23	44.23	0.00	44.23	482.00	437.77
Total Maintenance & Landscaping	782.72	792.00	(9.28)	782.72	792.00	(9.28)	10,186.00	9,403.28
Contracted & Professional Services								
6440 - Safety & Security Services	0.00	5,993.00	(5,993.00)	0.00	5,993.00	(5,993.00)	25,000.00	25,000.00
6460 - ACC Consultant	0.00	317.00	(317.00)	0.00	317.00	(317.00)	10,000.00	10,000.00
Total Contracted & Professional Services	0.00	6,310.00	(6,310.00)	0.00	6,310.00	(6,310.00)	35,000.00	35,000.00
Other Expenses								
9120 - Vandalism & Towing	0.00	417.00	(417.00)	0.00	417.00	(417.00)	5,000.00	5,000.00
Total Other Expenses	0.00	417.00	(417.00)	0.00	417.00	(417.00)	5,000.00	5,000.00
Total ACC / Security Expense	40,496.75	47,240.00	(6,743.25)	40,496.75	47,240.00	(6,743.25)	544,631.00	504,134.25
Total ACC / Security Income / (Loss)	(17,851.75)	(45,185.00)	27,333.25	(17,851.75)	(45,185.00)	27,333.25	(414,631.00)	(396,779.25)

Income Statement Report

Sudden Valley Community Association

Accounting

January 01, 2025 thru January 31, 2025

	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	1,925.00	2,440.00	(515.00)	1,925.00	2,440.00	(515.00)	40,000.00	38,075.00
4241 - BD Expense- Title Fees	(135.22)	0.00	(135.22)	(135.22)	0.00	(135.22)	0.00	135.22
4705 - NSF Service Fees	297.00	126.00	171.00	297.00	126.00	171.00	1,500.00	1,203.00
4706 - BD Expense- NSF Fees	(121.37)	0.00	(121.37)	(121.37)	0.00	(121.37)	0.00	121.37
Total Other AR Income	1,965.41	2,566.00	(600.59)	1,965.41	2,566.00	(600.59)	41,500.00	39,534.59
Total Accounting Income	1,965.41	2,566.00	(600.59)	1,965.41	2,566.00	(600.59)	41,500.00	39,534.59
<u>Expense</u>								
Administrative								
5000 - General Administrative	109.97	0.00	109.97	109.97	0.00	109.97	0.00	(109.97)
5015 - Bank Charges & Fees	267.84	126.00	141.84	267.84	126.00	141.84	1,500.00	1,232.16
5210 - Printing & Copying	994.15	17.00	977.15	994.15	17.00	977.15	5,000.00	4,005.85
5399 - Payroll Service Fees	2,062.36	1,512.00	550.36	2,062.36	1,512.00	550.36	16,000.00	13,937.64
Total Administrative	3,434.32	1,655.00	1,779.32	3,434.32	1,655.00	1,779.32	22,500.00	19,065.68
Regulatory Compliance								
7000 - Audit & Tax Services	0.00	0.00	0.00	0.00	0.00	0.00	49,000.00	49,000.00
9005 - State B&O Tax	33.33	63.00	(29.67)	33.33	63.00	(29.67)	1,000.00	966.67
Total Regulatory Compliance	33.33	63.00	(29.67)	33.33	63.00	(29.67)	50,000.00	49,966.67
CC&Rs/ Mandates								
5215 - Postage	181.55	193.00	(11.45)	181.55	193.00	(11.45)	5,000.00	4,818.45
Total CC&Rs/ Mandates	181.55	193.00	(11.45)	181.55	193.00	(11.45)	5,000.00	4,818.45
Payroll & Benefits								
5300 - Salaries	21,198.40	22,088.00	(889.60)	21,198.40	22,088.00	(889.60)	319,043.00	297,844.60
5335 - Payroll Taxes- Employer	2,175.67	1,987.00	188.67	2,175.67	1,987.00	188.67	28,701.00	26,525.33
5385 - Payroll Benefits - Medical	3,108.36	3,300.00	(191.64)	3,108.36	3,300.00	(191.64)	39,600.00	36,491.64

Income Statement Report Sudden Valley Community Association Accounting

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Payroll & Benefits								
5395 - Payroll Benefits - 401(k)	0.00	0.00	0.00	0.00	0.00	0.00	2,393.00	2,393.00
Total Payroll & Benefits	26,482.43	27,375.00	(892.57)	26,482.43	27,375.00	(892.57)	389,737.00	363,254.57
Utilities								
6050 - Utilities- Communications Service	165.89	232.00	(66.11)	165.89	232.00	(66.11)	2,782.00	2,616.11
Total Utilities	165.89	232.00	(66.11)	165.89	232.00	(66.11)	2,782.00	2,616.11
Contracted & Professional Services								
5125 - IT Support and Services	800.00	(1,264.00)	2,064.00	800.00	(1,264.00)	2,064.00	10,000.00	9,200.00
Total Contracted & Professional Services	800.00	(1,264.00)	2,064.00	800.00	(1,264.00)	2,064.00	10,000.00	9,200.00
Total Accounting Expense	31,097.52	28,254.00	2,843.52	31,097.52	28,254.00	2,843.52	480,019.00	448,921.48
Total Accounting Income / (Loss)	(29,132.11)	(25,688.00)	(3,444.11)	(29,132.11)	(25,688.00)	(3,444.11)	(438,519.00)	(409,386.89)

Income Statement Report

Sudden Valley Community Association

SVCA Operations- Admin

January 01, 2025 thru January 31, 2025

	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	52.80	0.00	52.80	52.80	0.00	52.80	0.00	(52.80)
4255 - Maps and Signs	79.32	0.00	79.32	79.32	0.00	79.32	1,000.00	920.68
Total Other Income	132.12	0.00	132.12	132.12	0.00	132.12	1,000.00	867.88
Total SVCA Operations- Admin Income	132.12	0.00	132.12	132.12	0.00	132.12	1,000.00	867.88
<u>Expense</u>								
Administrative								
5015 - Bank Charges & Fees	162.91	61.00	101.91	162.91	61.00	101.91	5,000.00	4,837.09
5045 - Dues & Subscriptions	200.00	61.00	139.00	200.00	61.00	139.00	1,000.00	800.00
5090 - Office Supplies	1,495.82	630.00	865.82	1,495.82	630.00	865.82	21,000.00	19,504.18
5100 - GM Discretionary Funds	37.86	0.00	37.86	37.86	0.00	37.86	5,000.00	4,962.14
5205 - Events Charges	0.00	88.00	(88.00)	0.00	88.00	(88.00)	7,500.00	7,500.00
5210 - Printing & Copying	1,851.47	1,199.00	652.47	1,851.47	1,199.00	652.47	10,000.00	8,148.53
5227 - Training & Conferences	715.00	125.00	590.00	715.00	125.00	590.00	1,500.00	785.00
5325 - Recruiting Expense	111.00	145.00	(34.00)	111.00	145.00	(34.00)	3,000.00	2,889.00
Total Administrative	4,574.06	2,309.00	2,265.06	4,574.06	2,309.00	2,265.06	54,000.00	49,425.94
Regulatory Compliance								
9005 - State B&O Tax	0.93	0.00	0.93	0.93	0.00	0.93	0.00	(0.93)
Total Regulatory Compliance	0.93	0.00	0.93	0.93	0.00	0.93	0.00	(0.93)
CC&Rs/ Mandates								
5003 - Annual General Meeting	0.00	0.00	0.00	0.00	0.00	0.00	24,000.00	24,000.00
5115 - Web Site Maintenance	324.00	2,983.00	(2,659.00)	324.00	2,983.00	(2,659.00)	5,000.00	4,676.00
5215 - Postage	168.30	5.00	163.30	168.30	5.00	163.30	1,000.00	831.70
5225 - Newsletter Services	380.80	0.00	380.80	380.80	0.00	380.80	1,200.00	819.20
Total CC&Rs/ Mandates	873.10	2,988.00	(2,114.90)	873.10	2,988.00	(2,114.90)	31,200.00	30,326.90

Income Statement Report Sudden Valley Community Association SVCA Operations- Admin

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Payroll & Benefits								
5300 - Salaries	26,047.56	26,683.00	(635.44)	26,047.56	26,683.00	(635.44)	385,427.00	359,379.44
5335 - Payroll Taxes- Employer	2,626.03	2,396.00	230.03	2,626.03	2,396.00	230.03	34,602.00	31,975.97
5385 - Payroll Benefits - Medical	2,595.54	4,125.00	(1,529.46)	2,595.54	4,125.00	(1,529.46)	49,500.00	46,904.46
5395 - Payroll Benefits - 401(k)	0.00	0.00	0.00	0.00	0.00	0.00	2,891.00	2,891.00
Total Payroll & Benefits	31,269.13	33,204.00	(1,934.87)	31,269.13	33,204.00	(1,934.87)	472,420.00	441,150.87
Utilities								
6035 - Utilities- Trash & Recycling Service	60.00	0.00	60.00	60.00	0.00	60.00	0.00	(60.00)
6050 - Utilities- Communications Service	594.55	500.00	94.55	594.55	500.00	94.55	6,000.00	5,405.45
Total Utilities	654.55	500.00	154.55	654.55	500.00	154.55	6,000.00	5,345.45
Maintenance & Landscaping								
6785 - Vehicle Fuel	0.00	175.00	(175.00)	0.00	175.00	(175.00)	500.00	500.00
Total Maintenance & Landscaping	0.00	175.00	(175.00)	0.00	175.00	(175.00)	500.00	500.00
Contracted & Professional Services								
5085 - Equipment Lease & Rental	0.00	405.00	(405.00)	0.00	405.00	(405.00)	7,000.00	7,000.00
5125 - IT Support and Services	3,351.53	2,064.00	1,287.53	3,351.53	2,064.00	1,287.53	40,000.00	36,648.47
6440 - Safety & Security Services	587.52	0.00	587.52	587.52	0.00	587.52	0.00	(587.52)
Total Contracted & Professional Services	3,939.05	2,469.00	1,470.05	3,939.05	2,469.00	1,470.05	47,000.00	43,060.95
Total SVCA Operations- Admin Expense	41,310.82	41,645.00	(334.18)	41,310.82	41,645.00	(334.18)	611,120.00	569,809.18
Total SVCA Operations- Admin Income / (Loss)	(41,178.70)	(41,645.00)	466.30	(41,178.70)	(41,645.00)	466.30	(610,120.00)	(568,941.30)

Income Statement Report Sudden Valley Community Association Facilities

January 01, 2025 thru January 31, 2025

	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	6,000.00	6,370.00	(370.00)	6,000.00	6,370.00	(370.00)	24,000.00	18,000.00
4412 - BD Expense- Area Z	(2,162.00)	0.00	(2,162.00)	(2,162.00)	0.00	(2,162.00)	0.00	2,162.00
Total Area Z Rental Income	3,838.00	6,370.00	(2,532.00)	3,838.00	6,370.00	(2,532.00)	24,000.00	20,162.00
Lease Income								
4430 - Lease Income - Restaurant	3,931.50	3,083.00	848.50	3,931.50	3,083.00	848.50	37,000.00	33,068.50
4435 - Lease Income - Barn 8	1,200.00	1,200.00	0.00	1,200.00	1,200.00	0.00	14,400.00	13,200.00
4439 - Lease Income- Library	500.00	550.00	(50.00)	500.00	550.00	(50.00)	6,600.00	6,100.00
Total Lease Income	5,631.50	4,833.00	798.50	5,631.50	4,833.00	798.50	58,000.00	52,368.50
Non-Lease Facility Rentals								
4400 - Facility Rentals	0.00	167.00	(167.00)	0.00	167.00	(167.00)	2,000.00	2,000.00
Total Non-Lease Facility Rentals	0.00	167.00	(167.00)	0.00	167.00	(167.00)	2,000.00	2,000.00
Total Facilities Income	9,469.50	11,370.00	(1,900.50)	9,469.50	11,370.00	(1,900.50)	84,000.00	74,530.50
<u>Expense</u>								
Regulatory Compliance								
6300 - Permits & Licenses	0.00	0.00	0.00	0.00	0.00	0.00	100.00	100.00
7110 - Regulatory Compliance	73.42	129.00	(55.58)	73.42	129.00	(55.58)	1,550.00	1,476.58
9005 - State B&O Tax	156.47	127.00	29.47	156.47	127.00	29.47	1,000.00	843.53
Total Regulatory Compliance	229.89	256.00	(26.11)	229.89	256.00	(26.11)	2,650.00	2,420.11
Payroll & Benefits								
5300 - Salaries	2,973.15	3,063.00	(89.85)	2,973.15	3,063.00	(89.85)	44,241.00	41,267.85
5335 - Payroll Taxes- Employer	347.79	363.00	(15.21)	347.79	363.00	(15.21)	5,249.00	4,901.21
5385 - Payroll Benefits - Medical	777.08	825.00	(47.92)	777.08	825.00	(47.92)	9,900.00	9,122.92
5395 - Payroll Benefits - 401(k)	0.00	0.00	0.00	0.00	0.00	0.00	332.00	332.00
Total Payroll & Benefits	4,098.02	4,251.00	(152.98)	4,098.02	4,251.00	(152.98)	59,722.00	55,623.98

Income Statement Report Sudden Valley Community Association Facilities

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Insurance								
5400 - Insurance Premiums	41.63	0.00	41.63	41.63	0.00	41.63	0.00	(41.63)
Total Insurance	41.63	0.00	41.63	41.63	0.00	41.63	0.00	(41.63)
Utilities								
6000 - Utilities	(3,085.08)	0.00	(3,085.08)	(3,085.08)	0.00	(3,085.08)	0.00	3,085.08
6005 - Utilities- Natural Gas	1,568.89	870.00	698.89	1,568.89	870.00	698.89	8,683.00	7,114.11
6023 - Utilities- Water & Sewer	0.00	0.00	0.00	0.00	0.00	0.00	19,441.00	19,441.00
6033 - Utilities- Electricity	3,231.74	2,960.00	271.74	3,231.74	2,960.00	271.74	29,448.00	26,216.26
6035 - Utilities- Trash & Recycling Service	905.15	927.00	(21.85)	905.15	927.00	(21.85)	15,000.00	14,094.85
6050 - Utilities- Communications Service	757.92	2,500.00	(1,742.08)	757.92	2,500.00	(1,742.08)	30,000.00	29,242.08
Total Utilities	3,378.62	7,257.00	(3,878.38)	3,378.62	7,257.00	(3,878.38)	102,572.00	99,193.38
Maintenance & Landscaping								
6515 - Building R&M- Materials	2,135.39	1,968.00	167.39	2,135.39	1,968.00	167.39	40,000.00	37,864.61
6520 - Building R&M- Contract Vendor	3,334.84	3,258.00	76.84	3,334.84	3,258.00	76.84	45,000.00	41,665.16
6635 - Janitorial Supplies	1,114.19	328.00	786.19	1,114.19	328.00	786.19	12,000.00	10,885.81
6675 - Equipment R&M	0.00	0.00	0.00	0.00	0.00	0.00	10,000.00	10,000.00
6795 - Other Supplies	65.39	129.00	(63.61)	65.39	129.00	(63.61)	1,550.00	1,484.61
6796 - Other R&M	511.34	0.00	511.34	511.34	0.00	511.34	1,000.00	488.66
Total Maintenance & Landscaping	7,161.15	5,683.00	1,478.15	7,161.15	5,683.00	1,478.15	109,550.00	102,388.85
Contracted & Professional Services								
7095 - Other Professional Services	0.00	7,649.00	(7,649.00)	0.00	7,649.00	(7,649.00)	15,000.00	15,000.00
Total Contracted & Professional Services	0.00	7,649.00	(7,649.00)	0.00	7,649.00	(7,649.00)	15,000.00	15,000.00
Total Facilities Expense	14,909.31	25,096.00	(10,186.69)	14,909.31	25,096.00	(10,186.69)	289,494.00	274,584.69
Total Facilities Income / (Loss)	(5,439.81)	(13,726.00)	8,286.19	(5,439.81)	(13,726.00)	8,286.19	(205,494.00)	(200,054.19)

Income Statement Report Sudden Valley Community Association Maintenance

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administrative								
5090 - Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	150.00	150.00
6408 - Uniforms	146.76	252.00	(105.24)	146.76	252.00	(105.24)	2,500.00	2,353.24
Total Administrative	146.76	252.00	(105.24)	146.76	252.00	(105.24)	2,650.00	2,503.24
Regulatory Compliance								
6300 - Permits & Licenses	205.24	253.00	(47.76)	205.24	253.00	(47.76)	2,200.00	1,994.76
9005 - State B&O Tax	0.00	0.00	0.00	0.00	0.00	0.00	100.00	100.00
Total Regulatory Compliance	205.24	253.00	(47.76)	205.24	253.00	(47.76)	2,300.00	2,094.76
Payroll & Benefits								
5300 - Salaries	28,528.92	22,966.00	5,562.92	28,528.92	22,966.00	5,562.92	331,728.00	303,199.08
5335 - Payroll Taxes- Employer	3,290.87	2,466.00	824.87	3,290.87	2,466.00	824.87	35,627.00	32,336.13
5385 - Payroll Benefits - Medical	3,988.16	4,017.00	(28.84)	3,988.16	4,017.00	(28.84)	48,208.00	44,219.84
5395 - Payroll Benefits - 401(k)	0.00	0.00	0.00	0.00	0.00	0.00	2,488.00	2,488.00
6447.1 - Weather Response Payroll	0.00	3,750.00	(3,750.00)	0.00	3,750.00	(3,750.00)	15,000.00	15,000.00
6447.2 - Weather Response Payroll Taxes	0.00	375.00	(375.00)	0.00	375.00	(375.00)	1,500.00	1,500.00
Total Payroll & Benefits	35,807.95	33,574.00	2,233.95	35,807.95	33,574.00	2,233.95	434,551.00	398,743.05
Utilities								
6050 - Utilities- Communications Service	200.74	343.00	(142.26)	200.74	343.00	(142.26)	4,119.00	3,918.26
Total Utilities	200.74	343.00	(142.26)	200.74	343.00	(142.26)	4,119.00	3,918.26
Maintenance & Landscaping								
6110 - Landscape R&M	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00
6447 - Weather Response	0.00	0.00	0.00	0.00	0.00	0.00	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	3,959.29	158.00	3,801.29	3,959.29	158.00	3,801.29	15,000.00	11,040.71
6765 - Small Tools & Equipment	0.00	0.00	0.00	0.00	0.00	0.00	12,000.00	12,000.00
6775 - Vehicle R&M	598.46	112.00	486.46	598.46	112.00	486.46	17,500.00	16,901.54

Income Statement Report Sudden Valley Community Association Maintenance

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Maintenance & Landscaping								
6785 - Vehicle Fuel	1,073.01	1,719.00	(645.99)	1,073.01	1,719.00	(645.99)	14,683.00	13,609.99
6795 - Other Supplies	6.38	0.00	6.38	6.38	0.00	6.38	5,000.00	4,993.62
Total Maintenance & Landscaping	5,637.14	1,989.00	3,648.14	5,637.14	1,989.00	3,648.14	111,683.00	106,045.86
Contracted & Professional Services								
5085 - Equipment Lease & Rental	0.00	0.00	0.00	0.00	0.00	0.00	7,500.00	7,500.00
6440 - Safety & Security Services	0.00	0.00	0.00	0.00	0.00	0.00	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	0.00	0.00	0.00	0.00	0.00	33,000.00	33,000.00
Total Maintenance Expense	41,997.83	36,411.00	5,586.83	41,997.83	36,411.00	5,586.83	588,303.00	546,305.17
Total Maintenance Income / (Loss)	(41,997.83)	(36,411.00)	(5,586.83)	(41,997.83)	(36,411.00)	(5,586.83)	(588,303.00)	(546,305.17)

Sudden Valley Community Association

Income Statement Report
Sudden Valley Community Association
Golf Enterprise

January 1, 2025 to January 31, 2025

	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	\$ 147,868	\$ 147,060	\$ 808	\$ 147,868	\$ 147,060	\$ 808	\$ 387,000	\$ 239,132
4151 - BD Expense- Golf	4,112	-	4,112	4,112	-	4,112	-	(4,112)
4154 - Golf Course Daily Greens Fees	10,934	10,558	376	10,934	10,558	376	754,171	743,237
4170 - Driving Range Fees	795	630	165	795	630	165	38,900	38,105
4174 - Golf Cart Rental	7,993	7,969	24	7,993	7,969	24	227,679	219,686
4176 - Golf Club Storage	1,133	1,033	100	1,133	1,033	100	1,850	717
4178 - Trail Fees	4,939	4,928	11	4,939	4,928	11	15,400	10,461
Total Golf Income	177,775	172,178	5,597	177,775	172,178	5,597	1,425,000	1,247,226
Other AR Income								
4830 - Advertising Income	-	-	-	-	-	-	-	-
Total Other AR Income	-	-	-	-	-	-	-	-
Total Golf Pro Income	177,775	172,178	5,597	177,775	172,178	5,597	1,425,000	1,247,226
Expense								
Administrative								
5107 - Advertising Costs	1,121	677	444	1,121	677	444	15,000	13,879
5015 - Bank Charges & Fees	1,163	1,203	(40)	1,163	1,203	(40)	32,000	30,837
5120 - Cash Over/Short	-	-	-	-	-	-	-	-
5045 - Dues & Subscriptions	9,845	9,322	523	9,845	9,322	523	29,393	19,548
5000 - General Administrative	-	-	-	-	-	-	-	-
5090 - Office Supplies	-	-	-	-	-	-	1,100	1,100
5210 - Printing & Copying	34	-	34	34	-	34	1,800	1,766
5227 - Training & Conferences	-	-	-	-	-	-	6,300	6,300
5326 - Operating Performance Commissions	-	-	-	-	-	-	7,059	7,059
5326.1 - Operating Perf Comm Payroll Taxes	-	-	-	-	-	-	706	706
5399 - Payroll Service Fees	-	-	-	-	-	-	-	-
6408 - Uniforms	234	173	61	234	173	61	7,100	6,866
Total Administrative	12,398	11,385	1,013	12,398	11,385	1,013	100,578	88,181
Regulatory Compliance								
6165 - Hazardous Tree Removal/ Pruning	-	-	-	-	-	-	-	-
7110 - Regulatory Compliance	-	-	-	-	-	-	-	-
6300 - Permits & Licenses	-	-	-	-	-	-	400	400
9005 - State B&O Tax	304	297	7	304	297	7	7,500	7,196
TotalRegulatory Compliance	304	297	7	304	297	7	7,900	7,596
CC&Rs/ Mandates								
5215 - Postage	-	31	(31)	-	31	(31)	370	370
5115 - Web Site Maintenance	-	225	(225)	-	225	(225)	2,700	2,700
CC&Rs/ Mandates Total	-	256	(256)	-	256	(256)	3,070	3,070
Payroll & Benefits								
5300 - Salaries	42,175	42,178	(3)	42,175	42,178	(3)	760,037	717,862
5335 - Payroll Taxes- Employer	4,688	4,162	526	4,688	4,162	526	75,032	70,344
5385 - Payroll Benefits - Medical	4,948	8,250	(3,302)	4,948	8,250	(3,302)	99,000	94,052
5395 - Payroll Benefits - 401(k)	-	-	-	-	-	-	5,700	5,700
Total Payroll & Benefits	51,812	54,590	(2,778)	51,812	54,590	(2,778)	939,769	887,958

Sudden Valley Community Association

Income Statement Report
Sudden Valley Community Association
Golf Enterprise

January 1, 2025 to January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Insurance								
5400 - Insurance Premiums	298	306	(8)	298	306	(8)	3,740	3,442
Total Insurance	298	306	(8)	298	306	(8)	3,740	3,442
Utilities								
6050 - Utilities- Communications Service	650	854	(204)	650	854	(204)	10,239	9,589
6033 - Utilities- Electricity	1,378	1,482	(104)	1,378	1,482	(104)	20,968	19,590
6005 - Utilities- Natural Gas	754	590	164	754	590	164	6,171	5,417
6023 - Utilities- Water & Sewer	-	-	-	-	-	-	13,629	13,629
6035 - Utilities- Trash & Recycling Service	404	414	(10)	404	414	(10)	4,968	4,564
Total Utilities	3,187	3,340	(153)	3,187	3,340	(153)	55,975	52,789
Maintenance & Landscaping								
6675 - Equipment R&M	8,388	2,952	5,436	8,388	2,952	5,436	50,000	41,612
6635 - Janitorial Supplies	-	-	-	-	-	-	-	-
6110 - Landscape R&M	8,109	-	8,109	8,109	-	8,109	40,000	31,891
6796 - Other R&M	183	-	183	183	-	183	2,980	2,797
6795 - Other Supplies	530	1,756	(1,226)	530	1,756	(1,226)	21,500	20,970
6610 - Raw Materials	2,481	426	2,055	2,481	426	2,055	38,000	35,519
6621 - Raw Materials: Sand & Gravel	-	408	(408)	-	408	(408)	40,000	40,000
6765 - Small Tools & Equipment	1,039	1,324	(285)	1,039	1,324	(285)	5,400	4,361
6785 - Vehicle Fuel	594	1,425	(831)	594	1,425	(831)	35,761	35,167
6775 - Vehicle R&M	-	-	-	-	-	-	1,200	1,200
6448 - COVID 19 Response	-	-	-	-	-	-	-	-
Total Maintenance & Landscaping	21,323	8,291	13,032	21,323	8,291	13,032	234,841	213,517
Contracted & Professional Services								
5085 - Equipment Lease & Rental	6,706	4,122	2,584	6,706	4,122	2,584	15,000	8,294
6440 - Safety & Security Services	-	-	-	-	-	-	550	550
7095 - Other Professional Services	-	-	-	-	-	-	750	750
Total Contracted & Professional Services	6,706	4,122	2,584	6,706	4,122	2,584	16,300	9,594
Total Golf Expense	96,027	82,587	13,440	96,027	82,587	13,440	1,362,173	1,266,147
Total Golf Income / (Loss)	\$ 81,748	\$ 89,591	\$ (7,843)	\$ 81,748	\$ 89,591	\$ (7,843)	\$ 62,827	\$ (18,921)

Income Statement Report Sudden Valley Community Association Marina

January 01, 2025 thru January 31, 2025

	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	24,828.00	24,828.00
4420 - Marina Dry Slip Income	555.00	0.00	555.00	555.00	0.00	555.00	75,929.00	75,374.00
4425 - Marina Wet/Dry Combo Income	0.00	0.00	0.00	0.00	0.00	0.00	129,544.00	129,544.00
Total Marina Income	555.00	0.00	555.00	555.00	0.00	555.00	230,301.00	229,746.00
Other Income								
4220 - Marina Gate & Access Cards	0.00	0.00	0.00	0.00	0.00	0.00	6,400.00	6,400.00
Total Other Income	0.00	0.00	0.00	0.00	0.00	0.00	6,400.00	6,400.00
Total Marina Income	555.00	0.00	555.00	555.00	0.00	555.00	236,701.00	236,146.00
<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	0.00	0.00	0.00	0.00	0.00	200.00	200.00
Total Administrative	0.00	83.00	(83.00)	0.00	83.00	(83.00)	1,200.00	1,200.00
Regulatory Compliance								
7110 - Regulatory Compliance	177.82	163.00	14.82	177.82	163.00	14.82	2,160.00	1,982.18
9005 - State B&O Tax	8.41	0.00	8.41	8.41	0.00	8.41	3,500.00	3,491.59
Total Regulatory Compliance	186.23	163.00	23.23	186.23	163.00	23.23	5,660.00	5,473.77
Utilities								
6023 - Utilities- Water & Sewer	0.00	0.00	0.00	0.00	0.00	0.00	1,868.00	1,868.00
6033 - Utilities- Electricity	220.24	197.00	23.24	220.24	197.00	23.24	1,766.00	1,545.76
6050 - Utilities- Communications Service	229.71	162.00	67.71	229.71	162.00	67.71	1,939.00	1,709.29
Total Utilities	449.95	359.00	90.95	449.95	359.00	90.95	5,573.00	5,123.05
Maintenance & Landscaping								
6110 - Landscape R&M	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00	1,500.00
6515 - Building R&M- Materials	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	1,000.00

Income Statement Report Sudden Valley Community Association Marina

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Maintenance & Landscaping								
6675 - Equipment R&M	0.00	0.00	0.00	0.00	0.00	0.00	1,250.00	1,250.00
6795 - Other Supplies	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
6796 - Other R&M	0.00	0.00	0.00	0.00	0.00	0.00	1,800.00	1,800.00
Total Maintenance & Landscaping	0.00	0.00	0.00	0.00	0.00	0.00	6,050.00	6,050.00
Total Marina Expense	636.18	605.00	31.18	636.18	605.00	31.18	18,483.00	17,846.82
Total Marina Income / (Loss)	(81.18)	(605.00)	523.82	(81.18)	(605.00)	523.82	218,218.00	218,299.18

Sudden Valley Community Association

Income Statement Report
Sudden Valley Community Association
Recreation - Health Club/ Pools/ Parks
 January 1, 2025 to January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Non-Lease Facility Rentals								
4400 - Facility Rentals	1,380	158	1,222	1,380	158	1,222	10,000	8,620
4411 - Picnic Shelter Rentals	-	-	-	-	-	-	-	-
	1,380	158	1,222	1,380	158	1,222	10,000	8,620
Rec Center and Pools Income								
4510 - Health Club Membership	176	39	137	176	39	137	1,000	824
4223 - Gym and Pool Access Cards	280	184	96	280	184	96	3,000	2,720
4502 - Instructor & Trainer Fees	578	281	297	578	281	297	3,000	2,423
4513 - Main Pool Income	-	-	-	-	-	-	25,000	25,000
4515 - Locker Rental	-	-	-	-	-	-	-	-
4516 - Quiet Pool Income	-	-	-	-	-	-	300	300
4010 - Recreation Special Assmt 062018 to052023	-	-	-	-	-	-	-	-
4011 - BD Expense- Rec SA 062018 to 052023	-	-	-	-	-	-	-	-
4840 - Other Income	-	-	-	-	-	-	-	-
Total Recreation Income	1,034	504	530	1,034	504	530	32,300	31,267
Total Recreation Income	2,414	662	1,752	2,414	662	1,752	42,300	39,887
Expense								
Administrative								
5015 - Bank Charges & Fees	-	-	-	-	-	-	-	-
5090 - Office Supplies	1,368	-	1,368	1,368	-	1,368	2,100	732
5195 - Other Administrative Services	-	-	-	-	-	-	-	-
5205 - Events Charges	-	-	-	-	-	-	-	-
5210 - Printing and Copying	107	-	107	107	-	107	-	(107)
5227 - Training & Conferences	-	-	-	-	-	-	4,500	4,500
6408 - Uniforms	-	-	-	-	-	-	2,000	2,000
Total Administrative	1,475	-	1,475	1,475	-	1,475	8,600	7,125
Regulatory Compliance								
6300 - Permits & Licenses	-	-	-	-	-	-	1,000	1,000
9005 - State B&O Tax	48	15	33	48	15	33	300	252
Total Regulatory Compliance	48	15	33	48	15	33	1,300	1,252
CC&Rs/ Mandates								
5215 - Postage	143	-	143	143	-	143	300	157
CC&Rs/ Mandates Total	143	-	143	143	-	143	300	157
Payroll & Benefits								
5300 - Salaries	14,789	10,366	4,423	14,789	10,366	4,423	229,126	214,337
5335 - Payroll Taxes- Employer	1,651	1,019	632	1,651	1,019	632	22,649	20,998
5385 - Payroll Benefits - Medical	1,554	1,650	(96)	1,554	1,650	(96)	19,800	18,246
5395 - Payroll Benefits - 401(k)	-	-	-	-	-	-	1,215	1,215
Total Payroll & Benefits	17,994	13,035	4,959	17,994	13,035	4,959	272,790	254,796

Sudden Valley Community Association

Income Statement Report
Sudden Valley Community Association
Recreation - Health Club/ Pools/ Parks
 January 1, 2025 to January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Utilities								
6000 - Utilities	-	-	-	-	-	-	-	-
6050 - Utilities- Communications Service	762	980	(218)	762	980	(218)	11,765	11,003
6033 - Utilities- Electricity	1,283	1,023	260	1,283	1,023	260	15,364	14,081
6005 - Utilities- Natural Gas	927	912	15	927	912	15	10,813	9,887
6023 - Utilities- Water & Sewer	-	-	-	-	-	-	16,620	16,620
6035 - Utilities- Trash & Recycling Service	223	230	(7)	223	230	(7)	3,114	2,891
Total Utilities	3,195	3,145	50	3,195	3,145	50	57,676	54,482
Maintenance & Landscaping								
6515 - Building R&M- Materials	-	-	-	-	-	-	-	-
6520 - Building R&M- Contract Services	-	-	-	-	-	-	-	-
6675 - Equipment R&M	-	-	-	-	-	-	7,500	7,500
6635 - Janitorial Supplies	-	208	(208)	-	208	(208)	2,500	2,500
6110 - Landscape R&M	-	-	-	-	-	-	-	-
6796 - Other R&M	-	-	-	-	-	-	-	-
6795 - Other Supplies	305	-	305	305	-	305	7,750	7,445
6621 - Raw Materials: Sand & Gravel	-	-	-	-	-	-	-	-
6765 - Small Tools & Equipment	-	-	-	-	-	-	-	-
6785 - Vehicle Fuel	-	-	-	-	-	-	-	-
6775 - Vehicle R&M	-	-	-	-	-	-	-	-
Total Maintenance & Landscaping	305	208	97	305	208	97	17,750	17,445
Contracted & Professional Services								
5085 - Equipment Lease and Rental	-	-	-	-	-	-	-	-
6438 - Pool Management	-	-	-	-	-	-	55,000	55,000
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)	55,500	55,500
Total Recreation Expense	23,160	16,445	6,715	23,160	16,445	6,715	413,916	390,757
Total Recreation Income / (Loss)	\$ (20,746)	\$ (15,783)	\$ (4,963)	\$ (20,746)	\$ (15,783)	\$ (4,963)	\$ (371,616)	\$ (350,870)

Income Statement Report Sudden Valley Community Association UDR Activity

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Dues and Assessments Income- UDR								
4000 - Member Assessments 2015	(154.42)	0.00	(154.42)	(154.42)	0.00	(154.42)	0.00	154.42
4001 - BD Expense- 2024 Ops & prior	15,356.83	0.00	15,356.83	15,356.83	0.00	15,356.83	0.00	(15,356.83)
4993 - BD Expense- 60day accrual OPS	(53,456.07)	0.00	(53,456.07)	(53,456.07)	0.00	(53,456.07)	0.00	53,456.07
Total Dues and Assessments Income- UDR	(38,253.66)	0.00	(38,253.66)	(38,253.66)	0.00	(38,253.66)	0.00	38,253.66
Lease Income								
4439.1 - Lease Income- Library Prepaid Recv	666.67	0.00	666.67	666.67	0.00	666.67	0.00	(666.67)
Total Lease Income	666.67	0.00	666.67	666.67	0.00	666.67	0.00	(666.67)
Collections Income								
4710 - Late Fees & Interest	2,005.65	0.00	2,005.65	2,005.65	0.00	2,005.65	0.00	(2,005.65)
4711 - BD Expense- Late Fee & Int	1,848.44	0.00	1,848.44	1,848.44	0.00	1,848.44	0.00	(1,848.44)
4721 - BD Expense- Legal	1,544.43	0.00	1,544.43	1,544.43	0.00	1,544.43	0.00	(1,544.43)
Total Collections Income	5,398.52	0.00	5,398.52	5,398.52	0.00	5,398.52	0.00	(5,398.52)
Investment Income								
4910 - Interest Earned - Reserve Accounts	208.42	0.00	208.42	208.42	0.00	208.42	0.00	(208.42)
Total Investment Income	208.42	0.00	208.42	208.42	0.00	208.42	0.00	(208.42)
Total UDR Activity Income	(31,980.05)	0.00	(31,980.05)	(31,980.05)	0.00	(31,980.05)	0.00	31,980.05
<u>Expense</u>								
Regulatory Compliance								
9005 - State B&O Tax	38.10	0.00	38.10	38.10	0.00	38.10	0.00	(38.10)
Total Regulatory Compliance	38.10	0.00	38.10	38.10	0.00	38.10	0.00	(38.10)
CC&Rs/ Mandates								
5025 - Collection Charges	172.63	0.00	172.63	172.63	0.00	172.63	0.00	(172.63)
Total CC&Rs/ Mandates	172.63	0.00	172.63	172.63	0.00	172.63	0.00	(172.63)

Income Statement Report

Sudden Valley Community Association

UDR Activity

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Payroll & Benefits								
5391 - Accrued Vacation Liability	4,361.74	0.00	4,361.74	4,361.74	0.00	4,361.74	0.00	(4,361.74)
Total Payroll & Benefits	4,361.74	0.00	4,361.74	4,361.74	0.00	4,361.74	0.00	(4,361.74)
Reserve UDR Projects								
9624.04 - Legal Exp. for Past Due Accts Collr	6,386.89	0.00	6,386.89	6,386.89	0.00	6,386.89	0.00	(6,386.89)
Total Reserve UDR Projects	6,386.89	0.00	6,386.89	6,386.89	0.00	6,386.89	0.00	(6,386.89)
Total UDR Activity Expense	10,959.36	0.00	10,959.36	10,959.36	0.00	10,959.36	0.00	(10,959.36)
Total UDR Activity Income / (Loss)	(42,939.41)	0.00	(42,939.41)	(42,939.41)	0.00	(42,939.41)	0.00	42,939.41

Income Statement Report

Sudden Valley Community Association

SVCA Reserves

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Dues and Assessments Income- Capital								
4030 - Special Assessments	27.00	0.00	27.00	27.00	0.00	27.00	0.00	(27.00)
4043.25 - Capital Rep & Repl Assmt 2025	120,612.45	0.00	120,612.45	120,612.45	0.00	120,612.45	0.00	(120,612.45)
4045 - Capital Rep& Repl Assessment	(38.63)	0.00	(38.63)	(38.63)	0.00	(38.63)	0.00	38.63
4046 - BD Expense- CRRRF 24 & Prior	4,447.14	0.00	4,447.14	4,447.14	0.00	4,447.14	0.00	(4,447.14)
4049 - BD Expense - CRRRF 2025	(6,886.56)	0.00	(6,886.56)	(6,886.56)	0.00	(6,886.56)	0.00	6,886.56
4050 - Roads Capital Assessment	(39.73)	0.00	(39.73)	(39.73)	0.00	(39.73)	0.00	39.73
4051 - BD Expense- Roads 24 & Prior	4,808.12	0.00	4,808.12	4,808.12	0.00	4,808.12	0.00	(4,808.12)
4053 - BD Expense - Roads 2025	(7,208.72)	0.00	(7,208.72)	(7,208.72)	0.00	(7,208.72)	0.00	7,208.72
4055.25 - Roads Capital Assmt 2025	124,046.90	0.00	124,046.90	124,046.90	0.00	124,046.90	0.00	(124,046.90)
4060.19 - Mailbox Capital Assmt 2019	0.71	0.00	0.71	0.71	0.00	0.71	0.00	(0.71)
4060.25 - Mailbox Capital Assmt 2025	2,215.38	0.00	2,215.38	2,215.38	0.00	2,215.38	0.00	(2,215.38)
4061 - BD Expense- Mailbox 2025	(127.48)	0.00	(127.48)	(127.48)	0.00	(127.48)	0.00	127.48
4062 - BD Expense- Mailbox 24 & Prior	84.43	0.00	84.43	84.43	0.00	84.43	0.00	(84.43)
4995 - BD Expense- 60day accrual CAP	(13,624.83)	0.00	(13,624.83)	(13,624.83)	0.00	(13,624.83)	0.00	13,624.83
Total Dues and Assessments Income- Capi	228,316.18	0.00	228,316.18	228,316.18	0.00	228,316.18	0.00	(228,316.18)
Investment Income								
4910 - Interest Earned - Reserve Accounts	3,219.68	0.00	3,219.68	3,219.68	0.00	3,219.68	0.00	(3,219.68)
Total Investment Income	3,219.68	0.00	3,219.68	3,219.68	0.00	3,219.68	0.00	(3,219.68)
Total SVCA Reserves Income	231,535.86	0.00	231,535.86	231,535.86	0.00	231,535.86	0.00	(231,535.86)
<u>Expense</u>								
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	8,363.90	0.00	8,363.90	8,363.90	0.00	8,363.90	0.00	(8,363.90)
6326 - Depr - Mailboxes	1,979.19	0.00	1,979.19	1,979.19	0.00	1,979.19	0.00	(1,979.19)
6327 - Depr - Roads and Bridges	55,485.13	0.00	55,485.13	55,485.13	0.00	55,485.13	0.00	(55,485.13)

Income Statement Report Sudden Valley Community Association SVCA Reserves

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Depreciation Expense								
6328 - Depr - Building Improvements	16,064.74	0.00	16,064.74	16,064.74	0.00	16,064.74	0.00	(16,064.74)
6330 - Depr - Furniture & Fixtures	645.50	0.00	645.50	645.50	0.00	645.50	0.00	(645.50)
6335 - Depr - Communication Equipment	123.45	0.00	123.45	123.45	0.00	123.45	0.00	(123.45)
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	9,800.01	0.00	9,800.01	9,800.01	0.00	9,800.01	0.00	(9,800.01)
6360 - Amortization	678.47	0.00	678.47	678.47	0.00	678.47	0.00	(678.47)
Total Depreciation Expense	108,710.03	0.00	108,710.03	108,710.03	0.00	108,710.03	0.00	(108,710.03)
Reserve Expenses/Transfers								
8002 - CRRRF Loan Interest Expense	5,636.54	0.00	5,636.54	5,636.54	0.00	5,636.54	0.00	(5,636.54)
8003 - CRRRF - Hazardous Tree Removal	26,764.80	0.00	26,764.80	26,764.80	0.00	26,764.80	0.00	(26,764.80)
Total Reserve Expenses/Transfers	32,401.34	0.00	32,401.34	32,401.34	0.00	32,401.34	0.00	(32,401.34)
Reserve CRRRF Capital Projects								
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	163,037.02	0.00	163,037.02	163,037.02	0.00	163,037.02	0.00	(163,037.02)
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)
9722.05 - Rekeying of Facilities	31,494.00	0.00	31,494.00	31,494.00	0.00	31,494.00	0.00	(31,494.00)
9722.08 - 2022 Area Z Facility Remodel	496,971.50	0.00	496,971.50	496,971.50	0.00	496,971.50	0.00	(496,971.50)
9722.09 - Barn 8 Refurbishment	165,991.19	0.00	165,991.19	165,991.19	0.00	165,991.19	0.00	(165,991.19)
9723.03 - 2023 Playground ADA Improvemer	107,775.01	0.00	107,775.01	107,775.01	0.00	107,775.01	0.00	(107,775.01)
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	349,118.00	0.00	349,118.00	349,118.00	0.00	349,118.00	0.00	(349,118.00)
9723.07 - Website Improvements	5,604.52	0.00	5,604.52	5,604.52	0.00	5,604.52	0.00	(5,604.52)
9723.11 - Irrigation Sys Pump Control Replac	43,671.32	0.00	43,671.32	43,671.32	0.00	43,671.32	0.00	(43,671.32)
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)
9723.16 - Generac Generator for Maint Shop	16,290.00	0.00	16,290.00	16,290.00	0.00	16,290.00	0.00	(16,290.00)

Income Statement Report Sudden Valley Community Association SVCA Reserves

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Reserve CRRRF Capital Projects								
9723.17 - 10 Golf Cart Lease	12,001.20	0.00	12,001.20	12,001.20	0.00	12,001.20	0.00	(12,001.20)
9724.01 - Turf Building Remodel - HVAC	9,009.00	0.00	9,009.00	9,009.00	0.00	9,009.00	0.00	(9,009.00)
9724.012 - Turf Building Remodel - Permit/Dc	7,947.48	0.00	7,947.48	7,947.48	0.00	7,947.48	0.00	(7,947.48)
9724.02 - Asphalt Cart Path Repairs	54,080.00	0.00	54,080.00	54,080.00	0.00	54,080.00	0.00	(54,080.00)
9724.03 - Fleet Replacement of Asst OP-1 &	88,524.68	0.00	88,524.68	88,524.68	0.00	88,524.68	0.00	(88,524.68)
9724.04 - Purchase of Kubota M5660SUHD	50,936.70	0.00	50,936.70	50,936.70	0.00	50,936.70	0.00	(50,936.70)
9724.05 - Purchase of Sand Trap Rake	32,578.91	0.00	32,578.91	32,578.91	0.00	32,578.91	0.00	(32,578.91)
9724.06 - Clubhouse HVAC 20 Ton Design/P	13,274.92	0.00	13,274.92	13,274.92	0.00	13,274.92	0.00	(13,274.92)
9724.07 - Adult Center Furnace & Water Hea	44,588.06	0.00	44,588.06	44,588.06	0.00	44,588.06	0.00	(44,588.06)
9724.08 - Adult Ctr & Clbhse Painting/Chs Dc	40,867.00	0.00	40,867.00	40,867.00	0.00	40,867.00	0.00	(40,867.00)
9724.09 - Fencing(Adult Cntr/Area Z/Turfcare	69,243.27	0.00	69,243.27	69,243.27	0.00	69,243.27	0.00	(69,243.27)
9724.10 - John Deere ProGator 2030A	52,093.42	0.00	52,093.42	52,093.42	0.00	52,093.42	0.00	(52,093.42)
9724.11 - Golf Bridge Repair (Bridge #2)	23,791.33	0.00	23,791.33	23,791.33	0.00	23,791.33	0.00	(23,791.33)
9725.01 - Fairway Aerator-replace #1030	57,495.37	0.00	57,495.37	57,495.37	0.00	57,495.37	0.00	(57,495.37)
9725.02 - Golf-Turf trailer	16,400.00	0.00	16,400.00	16,400.00	0.00	16,400.00	0.00	(16,400.00)
Total Reserve CRRRF Capital Projects	2,092,828.38	0.00	2,092,828.38	2,092,828.38	0.00	2,092,828.38	0.00	(2,092,828.38)
Reserve Roads Capital Projects								
9921.03 - 2021 Southern Crt Stabilization & /	18,134.50	0.00	18,134.50	18,134.50	0.00	18,134.50	0.00	(18,134.50)
9922.8 - 2022 Cold Spring Drainage Repair	65,308.88	0.00	65,308.88	65,308.88	0.00	65,308.88	0.00	(65,308.88)
9923.1 - Ten Year Capital Roads & Drainage	132,348.25	0.00	132,348.25	132,348.25	0.00	132,348.25	0.00	(132,348.25)
9923.3 - 2023 Roads On-Call Engineering	39,994.75	0.00	39,994.75	39,994.75	0.00	39,994.75	0.00	(39,994.75)
9923.41 - 2023 Roads Project- Street Signs	30,535.77	0.00	30,535.77	30,535.77	0.00	30,535.77	0.00	(30,535.77)
9923.42 - 2023 Roads Project- Pavement Ma	26,259.16	0.00	26,259.16	26,259.16	0.00	26,259.16	0.00	(26,259.16)
9923.5 - 2024 Road and Drainage Design & l	36,619.15	0.00	36,619.15	36,619.15	0.00	36,619.15	0.00	(36,619.15)
9924.1 - 2024 Roads: Fast Response	51,261.31	0.00	51,261.31	51,261.31	0.00	51,261.31	0.00	(51,261.31)
9924.2 - 2024 Roads: On-Call Engineering	40,305.05	0.00	40,305.05	40,305.05	0.00	40,305.05	0.00	(40,305.05)
9924.3 - 2024 Roads: Pot Holes/Minor Road	33,378.16	0.00	33,378.16	33,378.16	0.00	33,378.16	0.00	(33,378.16)

Income Statement Report Sudden Valley Community Association SVCA Reserves

January 01, 2025 thru January 31, 2025

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Reserve Roads Capital Projects								
9924.4 - 2024 Roads: Rplc Dr Run Lnd Rpr/C	984,776.23	0.00	984,776.23	984,776.23	0.00	984,776.23	0.00	(984,776.23)
9924.5 - 2024 Roads: Renewal of 5-yr progra	25,722.75	0.00	25,722.75	25,722.75	0.00	25,722.75	0.00	(25,722.75)
9924.6 - 2024 Roads:Area Z Accss Brdg Dsg	45,383.17	0.00	45,383.17	45,383.17	0.00	45,383.17	0.00	(45,383.17)
9924.9 - 2024 Bi-Annual Bridge Inspections	5,561.00	0.00	5,561.00	5,561.00	0.00	5,561.00	0.00	(5,561.00)
Total Reserve Roads Capital Projects	1,535,588.13	0.00	1,535,588.13	1,535,588.13	0.00	1,535,588.13	0.00	(1,535,588.13)
Reserve Road CVC Capital Project								
9924.7 - 2024 Roads: CVC Supplies & Outsid	68,292.21	0.00	68,292.21	68,292.21	0.00	68,292.21	0.00	(68,292.21)
9924.72 - 2024 Roads: CVC Wage, Taxes an	56,103.82	0.00	56,103.82	56,103.82	0.00	56,103.82	0.00	(56,103.82)
Total Reserve Road CVC Capital Project	124,396.03	0.00	124,396.03	124,396.03	0.00	124,396.03	0.00	(124,396.03)
Total SVCA Reserves Expense	3,893,923.91	0.00	3,893,923.91	3,893,923.91	0.00	3,893,923.91	0.00	(3,893,923.91)
Total SVCA Reserves Income / (Loss)	(3,662,388.05)	0.00	(3,662,388.05)	(3,662,388.05)	0.00	(3,662,388.05)	0.00	3,662,388.05

Sudden Valley Community Association

SUDDEN VALLEY COMMUNITY ASSOCIATION - LOTS & DUES ANALYSIS 2025

	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	16	82	98	276	2,529	2,805	24	103	2	8	3	10	18	37	2	8	292	2,611	2,903	49	166	215	341	2,777	3,118	774	0	3	777	740		6	1,523	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
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
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
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
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
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
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
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
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
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
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

LLE = Lot Line Eraser
 CTB = Covenant to Bind