

**CORDILLERA VALLEY CLUB
PROPERTY OWNERS ASSOCIATION
2023 approved budget**

Cordillera Valley Club Property Owners Association				
Statement of Revenues Expenditures and Changes in Fund Balance				
9.30.22				
	JAN-SEP	2022 Full Year	2022	2023
	P&L 2022	Projected Actual	Approved Budget	Approved Budget
Revenues				
Regular Assessments	\$ 204,000	\$ 204,000	204,000.00	204,000.00
Late Fees	\$ 1,005	\$ -	-	-
Interest Income - Operating	\$ 996	\$ 1,000	1,000.00	30,000.00
RETA 1%	\$ -	\$ -	-	-
Late fees & DRB Fine	\$ 3,850	\$ 4,350	500.00	500.00
Total Revenues	\$ 209,851	\$ 209,350	\$ 205,500	\$ 234,500
Expenses				
Administrative Expenses				
Management Fees	\$ 13,500	\$ 18,000	18,000.00	21,000.00
Accounting	\$ 5,000	\$ 6,600	6,600.00	6,600.00
Audit/Tax Prep Fees	\$ 650	\$ 650	650.00	650.00
Bank Charges	\$ 147	\$ 300	300.00	200.00
Ins Expense, incl. D&O Liab.	\$ 4,654	\$ 4,654	5,250.00	6,000.00
Legal Fees	\$ 2,581	\$ 3,000	1,000.00	2,000.00
Meeting Expenses	\$ 1,007	\$ 1,250	1,000.00	1,000.00
Office Supplies & Expense	\$ 923	\$ 1,000	500.00	1,500.00
Total Administrative Exp.	\$ 28,462	\$ 35,454	33,300.00	38,950.00
DRB Expenses				
DRB General Overhead	\$ 5,400	\$ 7,200	7,200.00	9,600.00
Total DRB Expenses	\$ 5,400	\$ 7,200	7,200.00	9,600.00
Community Operations				
Donations	\$ -	\$ -	-	-
Homeowner Relations	\$ 1,044	\$ 1,250	1,000.00	1,000.00
Trash and Recycling	\$ 26,147	\$ 37,300	37,300.00	37,000.00
Recreation/Fishing	\$ -	\$ 5,435	4,700.00	5,435.00
Landscaping - Lawn and Roadway Maintenance	\$ 39,217	\$ 46,000	45,000.00	47,000.00
Landscaping-Flowers & Beds	\$ 26,195	\$ 43,500	41,000.00	45,000.00
Holiday Lights	\$ 5,510	\$ 9,510	5,500.00	9,500.00
Weed & Pest Control	\$ 1,600	\$ 5,000	5,000.00	5,000.00
Tree Care	\$ -	\$ 4,500	3,500.00	3,500.00
Utilities - Water	\$ 22,324	\$ 25,000	22,000.00	27,000.00
Total Community Operations Exp	\$ 122,037	\$ 177,495	165,000.00	180,435.00
TOTAL OPERATING EXPENSES	\$ 155,900	\$ 220,149	\$ 205,500	\$ 228,985
Net income or loss from Operations	\$ 53,951	\$ (10,799)	-	5,515.00