

Cliff Rose Homeowners Association, Inc.

Financial Statement Period Ending June 30, 2025



HOAMCO

SERVING COMMUNITY ASSOCIATIONS SINCE 1991

3205 Lakeside Village
Prescott, AZ 86301
928-776-4479
800-447-3838
www.hoamco.com

Fiscal Year End: December 31
Accounting Method: Accrual

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CLIFF ROSE HOMEOWNERS ASSOCIATION INC
BALANCE SHEET
6/30/2025

	Operating	Reserve	RV	Total
Assets				
CASH				
1010 - Alliance Operating Checking - 0055	\$20,623.65			\$20,623.65
1011 - Alliance Debit Card-9241	\$1,000.00			\$1,000.00
1016 - Alliance Operating Checking - RV Lot - 8000			\$1,924.07	\$1,924.07
1020 - Alliance Construction Checking-8593	\$20,000.00			\$20,000.00
1050 - Alliance Reserve Money Market - 7872		\$44,076.17		\$44,076.17
1058 - Alliance Reserve CD - 3109(9/21/2025)3.90%		\$13,209.78		\$13,209.78
Total CASH	<u>\$41,623.65</u>	<u>\$57,285.95</u>	<u>\$1,924.07</u>	<u>\$100,833.67</u>
ACCOUNTS RECEIVABLE				
1200 - A/R Assessments	\$969.70			\$969.70
1230 - A/R Fines	\$9,132.00			\$9,132.00
1250 - A/R Late/Collection Fees	\$1,392.68			\$1,392.68
1280 - A/R Other	\$199.68			\$199.68
Total ACCOUNTS RECEIVABLE	<u>\$11,694.06</u>		<u>\$0.00</u>	<u>\$11,694.06</u>
OTHER ASSETS				
1400 - Other Recievable	\$19,114.32			\$19,114.32
1600 - Prepaid Expense	\$50.00			\$50.00
Total OTHER ASSETS	<u>\$19,164.32</u>			<u>\$19,164.32</u>
A/R ALLOWANCE				
1290 - Allowance For Doubful Accounts	(\$1,361.78)			(\$1,361.78)
Total A/R ALLOWANCE	<u>(\$1,361.78)</u>			<u>(\$1,361.78)</u>
Assets Total	<u>\$71,120.25</u>	<u>\$57,285.95</u>	<u>\$1,924.07</u>	<u>\$130,330.27</u>

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
BALANCE SHEET
6/30/2025

	Operating	Reserve	RV	Total
Liabilities & Equity				
LIABILITIES				
2100 - Prepaid Owner Assessments	\$1,666.93			\$1,666.93
2400 - Construction Deposit Payable	\$20,000.00			\$20,000.00
Total LIABILITIES	<u>\$21,666.93</u>	<u>\$0.00</u>		<u>\$21,666.93</u>
EQUITY				
3200 - Operating Equity	\$37,689.12		\$2,909.40	\$40,598.52
3500 - Reserve Equity		\$57,035.44		\$57,035.44
Total EQUITY	<u>\$37,689.12</u>	<u>\$57,035.44</u>	<u>\$2,909.40</u>	<u>\$97,633.96</u>
Net Income	<u>\$11,764.20</u>	<u>\$250.51</u>	<u>(\$985.33)</u>	<u>\$11,029.38</u>
Liabilities and Equity Total	<u>\$71,120.25</u>	<u>\$57,285.95</u>	<u>\$1,924.07</u>	<u>\$130,330.27</u>

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2025 - 6/30/2025

	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025				
Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
Income								
INCOME								
4100 - Homeowner Assessments	\$0.00	\$0.00	\$0.00	\$49,920.00	\$49,920.00	\$0.00	\$49,920.00	\$0.00
4110 - RV Assessments	(\$112.00)	\$0.00	(\$112.00)	\$1,358.00	\$1,479.45	(\$121.45)	\$2,958.90	\$1,600.90
4310 - Assessment Interest	\$9.50	\$0.00	\$9.50	\$120.22	\$0.00	\$120.22	\$0.00	(\$120.22)
4330 - Late Fees	\$0.00	\$0.00	\$0.00	\$465.00	\$0.00	\$465.00	\$0.00	(\$465.00)
4350 - Lien/Collection Fees	\$0.00	\$0.00	\$0.00	\$1,765.00	\$0.00	\$1,765.00	\$0.00	(\$1,765.00)
4600 - Interest Income	\$0.99	\$1.00	(\$0.01)	\$6.22	\$6.00	\$0.22	\$12.00	\$5.78
4800 - Violation Fines	\$100.00	\$0.00	\$100.00	(\$100.00)	\$0.00	(\$100.00)	\$0.00	\$100.00
<u>Total INCOME</u>	<u>(\$1.51)</u>	<u>\$1.00</u>	<u>(\$2.51)</u>	<u>\$53,534.44</u>	<u>\$51,405.45</u>	<u>\$2,128.99</u>	<u>\$52,890.90</u>	<u>(\$643.54)</u>
TRANSFER BETWEEN FUNDS								
8900 - Transfer to Reserves	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	(\$5,000.00)	(\$3,259.38)	\$1,740.62
<u>Total TRANSFER BETWEEN FUNDS</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>(\$5,000.00)</u>	<u>\$0.00</u>	<u>(\$5,000.00)</u>	<u>(\$3,259.38)</u>	<u>\$1,740.62</u>
Total Income	(\$1.51)	\$1.00	(\$2.51)	\$48,534.44	\$51,405.45	(\$2,871.01)	\$49,631.52	\$1,097.08
Expense								
ADMINISTRATIVE								
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$0.00	\$1,075.00	\$550.00	(\$525.00)	\$550.00	(\$525.00)
5200 - Bad Debt	\$116.92	\$0.00	(\$116.92)	(\$1,438.22)	\$0.00	\$1,438.22	\$0.00	\$1,438.22
5400 - Insurance	\$0.00	\$0.00	\$0.00	\$4,676.60	\$4,200.00	(\$476.60)	\$4,200.00	(\$476.60)
5500 - Legal Fees	\$836.00	\$100.00	(\$736.00)	\$836.00	\$600.00	(\$236.00)	\$1,200.00	\$364.00
5530 - Lien/Collection Costs	\$200.00	\$0.00	(\$200.00)	\$2,515.00	\$0.00	(\$2,515.00)	\$0.00	(\$2,515.00)
5600 - Management Fees	\$613.21	\$613.21	\$0.00	\$3,679.26	\$3,679.26	\$0.00	\$7,358.52	\$3,679.26
5650 - Meetings	\$246.02	\$0.00	(\$246.02)	\$246.02	\$0.00	(\$246.02)	\$700.00	\$453.98
5800 - Office Supplies	\$20.30	\$50.00	\$29.70	\$75.25	\$124.00	\$48.75	\$288.00	\$212.75
5810 - Postage	\$31.29	\$45.00	\$13.71	\$567.06	\$660.00	\$92.94	\$1,400.00	\$832.94
5820 - Printing	\$22.20	\$0.00	(\$22.20)	\$1,795.60	\$0.00	(\$1,795.60)	\$0.00	(\$1,795.60)
5860 - Social Committee	\$750.00	\$0.00	(\$750.00)	\$750.00	\$200.00	(\$550.00)	\$900.00	\$150.00
5900 - Website	\$50.41	\$5.50	(\$44.91)	\$549.07	\$57.50	(\$491.57)	\$335.00	(\$214.07)
Total ADMINISTRATIVE	\$2,886.35	\$813.71	(\$2,072.64)	\$15,326.64	\$10,070.76	(\$5,255.88)	\$16,931.52	\$1,604.88

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2025 - 6/30/2025

	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025				
Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<u>COMMON AREA</u>								
6080 - Fire Mitigation	\$20,844.60	\$0.00	(\$20,844.60)	\$20,844.60	\$8,000.00	(\$12,844.60)	\$16,000.00	(\$4,844.60)
6300 - Landscape Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$6,000.00	\$6,000.00	\$12,000.00	\$12,000.00
6305 - Landscape Maintenance - Weed Trim	(\$9,996.90)	\$0.00	\$9,996.90	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6330 - Landscape - Other	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00	\$3,000.00	\$3,000.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	(\$116.00)	\$0.00	\$116.00	\$0.00	\$116.00
<u>Total COMMON AREA</u>	\$10,847.70	\$0.00	(\$10,847.70)	\$20,728.60	\$15,500.00	(\$5,228.60)	\$31,000.00	\$10,271.40
<u>TAXES/OTHER EXPENSES</u>								
8250 - Contingency	\$0.00	\$125.00	\$125.00	\$0.00	\$750.00	\$750.00	\$1,500.00	\$1,500.00
8280 - Annual Corporate & BOI Reporting	\$10.00	\$0.00	(\$10.00)	\$325.00	\$50.00	(\$275.00)	\$50.00	(\$275.00)
8800 - Taxes - Federal	\$0.00	\$0.00	\$0.00	\$340.00	\$100.00	(\$240.00)	\$100.00	(\$240.00)
8850 - Taxes - State	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$0.00
<u>Total TAXES/OTHER EXPENSES</u>	\$10.00	\$125.00	\$115.00	\$715.00	\$950.00	\$235.00	\$1,700.00	\$985.00
Total Expense	\$13,744.05	\$938.71	(\$12,805.34)	\$36,770.24	\$26,520.76	(\$10,249.48)	\$49,631.52	\$12,861.28
Operating Net Income	(\$13,745.56)	(\$937.71)	(\$12,807.85)	\$11,764.20	\$24,884.69	(\$13,120.49)	\$0.00	(\$11,764.20)

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Reserve
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Reserve Income								
<u>INCOME</u>								
4610 - Interest Income - Reserve	\$50.60	\$0.00	\$50.60	\$350.51	\$0.00	\$350.51	\$0.00	(\$350.51)
<u>Total INCOME</u>	\$50.60	\$0.00	\$50.60	\$350.51	\$0.00	\$350.51	\$0.00	(\$350.51)
 <u>TRANSFER BETWEEN FUNDS</u>								
9000 - Transfer From Operating	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	\$3,259.38	(\$1,740.62)
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	\$3,259.38	(\$1,740.62)
 Total Reserve Income	\$50.60	\$0.00	\$50.60	\$5,350.51	\$0.00	\$5,350.51	\$3,259.38	(\$2,091.13)
 Reserve Expense								
<u>COMMON AREA</u>								
9200 - Landscaping - Reserves	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
<u>Total COMMON AREA</u>	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
 Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
 Reserve Net Income	\$50.60	\$0.00	\$50.60	\$250.51	\$0.00	\$250.51	\$3,259.38	\$3,008.87

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - RV
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>INCOME</u>								
4110 - RV Assessments	\$0.00	\$0.00	\$0.00	\$2,730.00	\$2,747.55	(\$17.55)	\$5,495.10	\$2,765.10
4600 - Interest Income	\$0.05	\$0.00	\$0.05	\$0.67	\$0.00	\$0.67	\$0.00	(\$0.67)
<u>Total INCOME</u>	\$0.05	\$0.00	\$0.05	\$2,730.67	\$2,747.55	(\$16.88)	\$5,495.10	\$2,764.43
Total Income	\$0.05	\$0.00	\$0.05	\$2,730.67	\$2,747.55	(\$16.88)	\$5,495.10	\$2,764.43
Expense								
<u>COMMON AREA</u>								
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$0.00	\$3,600.00	\$2,000.00	(\$1,600.00)	\$4,000.00	\$400.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$41.67	\$41.67	\$116.00	\$250.02	\$134.02	\$500.00	\$384.00
6580 - Repairs & Maintenance: RV Lot Street	\$0.00	\$0.00	\$0.00	\$0.00	\$995.10	\$995.10	\$995.10	\$995.10
<u>Total COMMON AREA</u>	\$0.00	\$41.67	\$41.67	\$3,716.00	\$3,245.12	(\$470.88)	\$5,495.10	\$1,779.10
Total Expense	\$0.00	\$41.67	\$41.67	\$3,716.00	\$3,245.12	(\$470.88)	\$5,495.10	\$1,779.10
RV Net Income	\$0.05	(\$41.67)	\$41.72	(\$985.33)	(\$497.57)	(\$487.76)	\$0.00	\$985.33

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - Operating

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Income							
<u>INCOME</u>							
4100 - Homeowner Assessments	\$49,920.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$49,920.00
4110 - RV Assessments	\$4,728.00	(\$192.00)	\$0.00	(\$4,536.00)	\$1,470.00	(\$112.00)	\$1,358.00
4310 - Assessment Interest	\$55.26	\$28.34	\$21.76	\$16.33	(\$10.97)	\$9.50	\$120.22
4330 - Late Fees	\$0.00	\$465.00	\$30.00	\$0.00	(\$30.00)	\$0.00	\$465.00
4350 - Lien/Collection Fees	\$45.00	\$1,035.00	\$525.00	(\$35.00)	\$195.00	\$0.00	\$1,765.00
4600 - Interest Income	\$1.24	\$1.26	\$1.36	\$0.50	\$0.87	\$0.99	\$6.22
4800 - Violation Fines	\$400.00	(\$700.00)	\$800.00	(\$950.00)	\$250.00	\$100.00	(\$100.00)
<u>Total INCOME</u>	\$55,149.50	\$637.60	\$1,378.12	(\$5,504.17)	\$1,874.90	(\$1.51)	\$53,534.44
 <u>TRANSFER BETWEEN FUNDS</u>							
8900 - Transfer to Reserves	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	\$0.00	(\$5,000.00)
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	\$0.00	(\$5,000.00)
 <i>Total Income</i>	\$55,149.50	\$637.60	\$1,378.12	(\$10,504.17)	\$1,874.90	(\$1.51)	\$48,534.44
 Expense							
<u>ADMINISTRATIVE</u>							
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$550.00	\$0.00	\$525.00	\$0.00	\$1,075.00
5200 - Bad Debt	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,555.14)	\$116.92	(\$1,438.22)
5400 - Insurance	\$0.00	\$0.00	\$0.00	\$762.00	\$3,914.60	\$0.00	\$4,676.60
5500 - Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$836.00	\$836.00
5530 - Lien/Collection Costs	\$55.00	\$1,035.00	\$1,750.00	\$0.00	(\$525.00)	\$200.00	\$2,515.00
5600 - Management Fees	\$613.21	\$613.21	\$613.21	\$613.21	\$613.21	\$613.21	\$3,679.26
5650 - Meetings	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$246.02	\$246.02
5800 - Office Supplies	\$2.10	\$1.40	\$20.30	\$20.65	\$10.50	\$20.30	\$75.25
5810 - Postage	\$323.54	\$77.21	\$26.19	\$78.18	\$30.65	\$31.29	\$567.06
5820 - Printing	\$1,257.60	\$11.90	\$98.80	\$114.70	\$290.40	\$22.20	\$1,795.60
5860 - Social Committee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$750.00	\$750.00
5900 - Website	\$45.11	\$45.11	\$45.11	\$101.27	\$262.06	\$50.41	\$549.07
<u>Total ADMINISTRATIVE</u>	\$2,296.56	\$1,783.83	\$3,103.61	\$1,690.01	\$3,566.28	\$2,886.35	\$15,326.64
 <u>COMMON AREA</u>							
6080 - Fire Mitigation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,844.60	\$20,844.60
6300 - Landscape Maintenance	\$0.00	\$3,600.00	(\$3,600.00)	\$0.00	\$0.00	\$0.00	\$0.00
6305 - Landscape Maintenance - Weed Trim	\$0.00	\$0.00	\$0.00	\$9,996.90	\$0.00	(\$9,996.90)	\$0.00

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - Operating

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$3,600.00	\$0.00	(\$3,600.00)	\$0.00	\$0.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	(\$116.00)	\$0.00	(\$116.00)
<u>Total COMMON AREA</u>	<u>\$0.00</u>	<u>\$3,600.00</u>	<u>\$0.00</u>	<u>\$9,996.90</u>	<u>(\$3,716.00)</u>	<u>\$10,847.70</u>	<u>\$20,728.60</u>
<u>TAXES/OTHER EXPENSES</u>							
8280 - Annual Corporate & BOI Reporting	\$275.00	\$0.00	\$0.00	\$0.00	\$40.00	\$10.00	\$325.00
8800 - Taxes - Federal	\$0.00	\$0.00	\$0.00	\$340.00	\$0.00	\$0.00	\$340.00
8850 - Taxes - State	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$0.00	\$50.00
<u>Total TAXES/OTHER EXPENSES</u>	<u>\$275.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$390.00</u>	<u>\$40.00</u>	<u>\$10.00</u>	<u>\$715.00</u>
 <i>Total Expense</i>	 \$2,571.56	 \$5,383.83	 \$3,103.61	 \$12,076.91	 (\$109.72)	 \$13,744.05	 \$36,770.24
 Operating Net Income	 <u>\$52,577.94</u>	 <u>(\$4,746.23)</u>	 <u>(\$1,725.49)</u>	 <u>(\$22,581.08)</u>	 <u>\$1,984.62</u>	 <u>(\$13,745.56)</u>	 <u>\$11,764.20</u>

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - Reserve

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Reserve Income							
<u>INCOME</u>							
4610 - Interest Income - Reserve	\$61.47	\$65.00	\$62.90	\$55.53	\$55.01	\$50.60	\$350.51
<u>Total INCOME</u>	\$61.47	\$65.00	\$62.90	\$55.53	\$55.01	\$50.60	\$350.51
 <u>TRANSFER BETWEEN FUNDS</u>							
9000 - Transfer From Operating	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$5,000.00
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$5,000.00
 <i>Total Reserve Income</i>	\$61.47	\$65.00	\$62.90	\$5,055.53	\$55.01	\$50.60	\$5,350.51
 Reserve Expense							
<u>COMMON AREA</u>							
9200 - Landscaping - Reserves	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
<u>Total COMMON AREA</u>	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
 <i>Total Reserve Expense</i>	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
 Reserve Net Income	(\$5,038.53)	\$65.00	\$62.90	\$5,055.53	\$55.01	\$50.60	\$250.51

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - RV

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Income							
<u>INCOME</u>							
4110 - RV Assessments	\$0.00	\$0.00	\$0.00	\$4,536.00	(\$1,806.00)	\$0.00	\$2,730.00
4600 - Interest Income	\$0.00	\$0.00	\$0.00	\$0.53	\$0.09	\$0.05	\$0.67
<u>Total INCOME</u>	\$0.00	\$0.00	\$0.00	\$4,536.53	(\$1,805.91)	\$0.05	\$2,730.67
<i>Total Income</i>	\$0.00	\$0.00	\$0.00	\$4,536.53	(\$1,805.91)	\$0.05	\$2,730.67
Expense							
<u>COMMON AREA</u>							
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	\$3,600.00	\$0.00	\$3,600.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	\$116.00	\$0.00	\$116.00
<u>Total COMMON AREA</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$3,716.00	\$0.00	\$3,716.00
<i>Total Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00	\$3,716.00	\$0.00	\$3,716.00
 Operating Net Income	 \$0.00	 \$0.00	 \$0.00	 \$4,536.53	 (\$5,521.91)	 \$0.05	 (\$985.33)

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>INCOME</u>								
4100 - Homeowner Assessments	\$0.00	\$0.00	\$0.00	\$49,920.00	\$49,920.00	\$0.00	\$49,920.00	\$0.00
4110 - RV Assessments	(\$112.00)	\$0.00	(\$112.00)	\$1,358.00	\$1,479.45	(\$121.45)	\$2,958.90	\$1,600.90
4310 - Assessment Interest	\$9.50	\$0.00	\$9.50	\$120.22	\$0.00	\$120.22	\$0.00	(\$120.22)
4330 - Late Fees	\$0.00	\$0.00	\$0.00	\$465.00	\$0.00	\$465.00	\$0.00	(\$465.00)
4350 - Lien/Collection Fees	\$0.00	\$0.00	\$0.00	\$1,765.00	\$0.00	\$1,765.00	\$0.00	(\$1,765.00)
4600 - Interest Income	\$0.99	\$1.00	(\$0.01)	\$6.22	\$6.00	\$0.22	\$12.00	\$5.78
4800 - Violation Fines	\$100.00	\$0.00	\$100.00	(\$100.00)	\$0.00	(\$100.00)	\$0.00	\$100.00
<u>Total INCOME</u>	(\$1.51)	\$1.00	(\$2.51)	\$53,534.44	\$51,405.45	\$2,128.99	\$52,890.90	(\$643.54)
 <u>TRANSFER BETWEEN FUNDS</u>								
8900 - Transfer to Reserves	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	(\$5,000.00)	(\$3,259.38)	\$1,740.62
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	(\$5,000.00)	(\$3,259.38)	\$1,740.62
 Total Income	(\$1.51)	\$1.00	(\$2.51)	\$48,534.44	\$51,405.45	(\$2,871.01)	\$49,631.52	\$1,097.08
 Expense								
<u>ADMINISTRATIVE</u>								
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$0.00	\$1,075.00	\$550.00	(\$525.00)	\$550.00	(\$525.00)
5200 - Bad Debt	\$116.92	\$0.00	(\$116.92)	(\$1,438.22)	\$0.00	\$1,438.22	\$0.00	\$1,438.22
5400 - Insurance	\$0.00	\$0.00	\$0.00	\$4,676.60	\$4,200.00	(\$476.60)	\$4,200.00	(\$476.60)
5500 - Legal Fees	\$836.00	\$100.00	(\$736.00)	\$836.00	\$600.00	(\$236.00)	\$1,200.00	\$364.00
5530 - Lien/Collection Costs	\$200.00	\$0.00	(\$200.00)	\$2,515.00	\$0.00	(\$2,515.00)	\$0.00	(\$2,515.00)
5600 - Management Fees	\$613.21	\$613.21	\$0.00	\$3,679.26	\$3,679.26	\$0.00	\$7,358.52	\$3,679.26
5650 - Meetings	\$246.02	\$0.00	(\$246.02)	\$246.02	\$0.00	(\$246.02)	\$700.00	\$453.98
5800 - Office Supplies	\$20.30	\$50.00	\$29.70	\$75.25	\$124.00	\$48.75	\$288.00	\$212.75
5810 - Postage	\$31.29	\$45.00	\$13.71	\$567.06	\$660.00	\$92.94	\$1,400.00	\$832.94
5820 - Printing	\$22.20	\$0.00	(\$22.20)	\$1,795.60	\$0.00	(\$1,795.60)	\$0.00	(\$1,795.60)
5860 - Social Committee	\$750.00	\$0.00	(\$750.00)	\$750.00	\$200.00	(\$550.00)	\$900.00	\$150.00
5900 - Website	\$50.41	\$5.50	(\$44.91)	\$549.07	\$57.50	(\$491.57)	\$335.00	(\$214.07)
<u>Total ADMINISTRATIVE</u>	\$2,886.35	\$813.71	(\$2,072.64)	\$15,326.64	\$10,070.76	(\$5,255.88)	\$16,931.52	\$1,604.88

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Operating
6/1/2025 - 6/30/2025

	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025				
Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<u>COMMON AREA</u>								
6080 - Fire Mitigation	\$10,847.70	\$0.00	(\$10,847.70)	\$10,847.70	\$8,000.00	(\$2,847.70)	\$16,000.00	\$5,152.30
6300 - Landscape Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$6,000.00	\$6,000.00	\$12,000.00	\$12,000.00
6305 - Landscape Maintenance - Weed Trim	\$0.00	\$0.00	\$0.00	\$9,996.90	\$0.00	(\$9,996.90)	\$0.00	(\$9,996.90)
6330 - Landscape - Other	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00	\$3,000.00	\$3,000.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	(\$116.00)	\$0.00	\$116.00	\$0.00	\$116.00
<u>Total COMMON AREA</u>	\$10,847.70	\$0.00	(\$10,847.70)	\$20,728.60	\$15,500.00	(\$5,228.60)	\$31,000.00	\$10,271.40
<u>TAXES/OTHER EXPENSES</u>								
8250 - Contingency	\$0.00	\$125.00	\$125.00	\$0.00	\$750.00	\$750.00	\$1,500.00	\$1,500.00
8280 - Annual Corporate & BOI Reporting	\$10.00	\$0.00	(\$10.00)	\$325.00	\$50.00	(\$275.00)	\$50.00	(\$275.00)
8800 - Taxes - Federal	\$0.00	\$0.00	\$0.00	\$340.00	\$100.00	(\$240.00)	\$100.00	(\$240.00)
8850 - Taxes - State	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$0.00
<u>Total TAXES/OTHER EXPENSES</u>	\$10.00	\$125.00	\$115.00	\$715.00	\$950.00	\$235.00	\$1,700.00	\$985.00
Total Expense	\$13,744.05	\$938.71	(\$12,805.34)	\$36,770.24	\$26,520.76	(\$10,249.48)	\$49,631.52	\$12,861.28
Operating Net Income	(\$13,745.56)	(\$937.71)	(\$12,807.85)	\$11,764.20	\$24,884.69	(\$13,120.49)	\$0.00	(\$11,764.20)

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - Reserve
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Reserve Income								
<u>INCOME</u>								
4610 - Interest Income - Reserve	\$50.60	\$0.00	\$50.60	\$350.51	\$0.00	\$350.51	\$0.00	(\$350.51)
<u>Total INCOME</u>	\$50.60	\$0.00	\$50.60	\$350.51	\$0.00	\$350.51	\$0.00	(\$350.51)
 <u>TRANSFER BETWEEN FUNDS</u>								
9000 - Transfer From Operating	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	\$3,259.38	(\$1,740.62)
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	\$3,259.38	(\$1,740.62)
 Total Reserve Income	\$50.60	\$0.00	\$50.60	\$5,350.51	\$0.00	\$5,350.51	\$3,259.38	(\$2,091.13)
 Reserve Expense								
<u>COMMON AREA</u>								
9200 - Landscaping - Reserves	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
<u>Total COMMON AREA</u>	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
 Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$5,100.00	\$0.00	(\$5,100.00)	\$0.00	(\$5,100.00)
 Reserve Net Income	\$50.60	\$0.00	\$50.60	\$250.51	\$0.00	\$250.51	\$3,259.38	\$3,008.87

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
INCOME STATEMENT - RV
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget	Remaining Budget
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
<u>INCOME</u>								
4110 - RV Assessments	\$0.00	\$0.00	\$0.00	\$2,730.00	\$2,747.55	(\$17.55)	\$5,495.10	\$2,765.10
4600 - Interest Income	\$0.05	\$0.00	\$0.05	\$0.67	\$0.00	\$0.67	\$0.00	(\$0.67)
<u>Total INCOME</u>	\$0.05	\$0.00	\$0.05	\$2,730.67	\$2,747.55	(\$16.88)	\$5,495.10	\$2,764.43
Total Income	\$0.05	\$0.00	\$0.05	\$2,730.67	\$2,747.55	(\$16.88)	\$5,495.10	\$2,764.43
Expense								
<u>COMMON AREA</u>								
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$0.00	\$3,600.00	\$2,000.00	(\$1,600.00)	\$4,000.00	\$400.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$41.67	\$41.67	\$116.00	\$250.02	\$134.02	\$500.00	\$384.00
6580 - Repairs & Maintenance: RV Lot Street	\$0.00	\$0.00	\$0.00	\$0.00	\$995.10	\$995.10	\$995.10	\$995.10
<u>Total COMMON AREA</u>	\$0.00	\$41.67	\$41.67	\$3,716.00	\$3,245.12	(\$470.88)	\$5,495.10	\$1,779.10
Total Expense	\$0.00	\$41.67	\$41.67	\$3,716.00	\$3,245.12	(\$470.88)	\$5,495.10	\$1,779.10
RV Net Income	\$0.05	(\$41.67)	\$41.72	(\$985.33)	(\$497.57)	(\$487.76)	\$0.00	\$985.33

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - Operating

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Income							
<u>INCOME</u>							
4100 - Homeowner Assessments	\$49,920.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$49,920.00
4110 - RV Assessments	\$4,728.00	(\$192.00)	\$0.00	(\$4,536.00)	\$1,470.00	(\$112.00)	\$1,358.00
4310 - Assessment Interest	\$55.26	\$28.34	\$21.76	\$16.33	(\$10.97)	\$9.50	\$120.22
4330 - Late Fees	\$0.00	\$465.00	\$30.00	\$0.00	(\$30.00)	\$0.00	\$465.00
4350 - Lien/Collection Fees	\$45.00	\$1,035.00	\$525.00	(\$35.00)	\$195.00	\$0.00	\$1,765.00
4600 - Interest Income	\$1.24	\$1.26	\$1.36	\$0.50	\$0.87	\$0.99	\$6.22
4800 - Violation Fines	\$400.00	(\$700.00)	\$800.00	(\$950.00)	\$250.00	\$100.00	(\$100.00)
<u>Total INCOME</u>	\$55,149.50	\$637.60	\$1,378.12	(\$5,504.17)	\$1,874.90	(\$1.51)	\$53,534.44
<u>TRANSFER BETWEEN FUNDS</u>							
8900 - Transfer to Reserves	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	\$0.00	(\$5,000.00)
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	(\$5,000.00)	\$0.00	\$0.00	(\$5,000.00)
 <i>Total Income</i>	 \$55,149.50	 \$637.60	 \$1,378.12	 (\$10,504.17)	 \$1,874.90	 (\$1.51)	 \$48,534.44
 Expense							
<u>ADMINISTRATIVE</u>							
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$550.00	\$0.00	\$525.00	\$0.00	\$1,075.00
5200 - Bad Debt	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,555.14)	\$116.92	(\$1,438.22)
5400 - Insurance	\$0.00	\$0.00	\$0.00	\$762.00	\$3,914.60	\$0.00	\$4,676.60
5500 - Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$836.00	\$836.00
5530 - Lien/Collection Costs	\$55.00	\$1,035.00	\$1,750.00	\$0.00	(\$525.00)	\$200.00	\$2,515.00
5600 - Management Fees	\$613.21	\$613.21	\$613.21	\$613.21	\$613.21	\$613.21	\$3,679.26
5650 - Meetings	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$246.02	\$246.02
5800 - Office Supplies	\$2.10	\$1.40	\$20.30	\$20.65	\$10.50	\$20.30	\$75.25
5810 - Postage	\$323.54	\$77.21	\$26.19	\$78.18	\$30.65	\$31.29	\$567.06
5820 - Printing	\$1,257.60	\$11.90	\$98.80	\$114.70	\$290.40	\$22.20	\$1,795.60
5860 - Social Committee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$750.00	\$750.00
5900 - Website	\$45.11	\$45.11	\$45.11	\$101.27	\$262.06	\$50.41	\$549.07
<u>Total ADMINISTRATIVE</u>	\$2,296.56	\$1,783.83	\$3,103.61	\$1,690.01	\$3,566.28	\$2,886.35	\$15,326.64
 <u>COMMON AREA</u>							
6080 - Fire Mitigation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,847.70	\$10,847.70
6300 - Landscape Maintenance	\$0.00	\$3,600.00	(\$3,600.00)	\$0.00	\$0.00	\$0.00	\$0.00
6305 - Landscape Maintenance - Weed Trim	\$0.00	\$0.00	\$0.00	\$9,996.90	\$0.00	\$0.00	\$9,996.90

CLIFF ROSE HOMEOWNERS ASSOCIATION INC
Income Statement - Operating
1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$3,600.00	\$0.00	(\$3,600.00)	\$0.00	\$0.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	(\$116.00)	\$0.00	(\$116.00)
<u>Total COMMON AREA</u>	<u>\$0.00</u>	<u>\$3,600.00</u>	<u>\$0.00</u>	<u>\$9,996.90</u>	<u>(\$3,716.00)</u>	<u>\$10,847.70</u>	<u>\$20,728.60</u>
<u>TAXES/OTHER EXPENSES</u>							
8280 - Annual Corporate & BOI Reporting	\$275.00	\$0.00	\$0.00	\$0.00	\$40.00	\$10.00	\$325.00
8800 - Taxes - Federal	\$0.00	\$0.00	\$0.00	\$340.00	\$0.00	\$0.00	\$340.00
8850 - Taxes - State	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$0.00	\$50.00
<u>Total TAXES/OTHER EXPENSES</u>	<u>\$275.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$390.00</u>	<u>\$40.00</u>	<u>\$10.00</u>	<u>\$715.00</u>
<i>Total Expense</i>	\$2,571.56	\$5,383.83	\$3,103.61	\$12,076.91	(\$109.72)	\$13,744.05	\$36,770.24
 Operating Net Income	 <u>\$52,577.94</u>	 <u>(\$4,746.23)</u>	 <u>(\$1,725.49)</u>	 <u>(\$22,581.08)</u>	 <u>\$1,984.62</u>	 <u>(\$13,745.56)</u>	 <u>\$11,764.20</u>

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - Reserve

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Reserve Income							
<u>INCOME</u>							
4610 - Interest Income - Reserve	\$61.47	\$65.00	\$62.90	\$55.53	\$55.01	\$50.60	\$350.51
<u>Total INCOME</u>	\$61.47	\$65.00	\$62.90	\$55.53	\$55.01	\$50.60	\$350.51
 <u>TRANSFER BETWEEN FUNDS</u>							
9000 - Transfer From Operating	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$5,000.00
<u>Total TRANSFER BETWEEN FUNDS</u>	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$5,000.00
 <i>Total Reserve Income</i>	\$61.47	\$65.00	\$62.90	\$5,055.53	\$55.01	\$50.60	\$5,350.51
 Reserve Expense							
<u>COMMON AREA</u>							
9200 - Landscaping - Reserves	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
<u>Total COMMON AREA</u>	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
 <i>Total Reserve Expense</i>	\$5,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,100.00
 Reserve Net Income	(\$5,038.53)	\$65.00	\$62.90	\$5,055.53	\$55.01	\$50.60	\$250.51

CLIFF ROSE HOMEOWNERS ASSOCIATION INC

Income Statement - RV

1/1/2025 - 6/30/2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	YTD
Income							
<u>INCOME</u>							
4110 - RV Assessments	\$0.00	\$0.00	\$0.00	\$4,536.00	(\$1,806.00)	\$0.00	\$2,730.00
4600 - Interest Income	\$0.00	\$0.00	\$0.00	\$0.53	\$0.09	\$0.05	\$0.67
<u>Total INCOME</u>	\$0.00	\$0.00	\$0.00	\$4,536.53	(\$1,805.91)	\$0.05	\$2,730.67
<i>Total Income</i>	\$0.00	\$0.00	\$0.00	\$4,536.53	(\$1,805.91)	\$0.05	\$2,730.67
Expense							
<u>COMMON AREA</u>							
6400 - Pest & Weed Control: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	\$3,600.00	\$0.00	\$3,600.00
6505 - Repairs & Maintenance: RV Lot	\$0.00	\$0.00	\$0.00	\$0.00	\$116.00	\$0.00	\$116.00
<u>Total COMMON AREA</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$3,716.00	\$0.00	\$3,716.00
<i>Total Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00	\$3,716.00	\$0.00	\$3,716.00
 Operating Net Income	 \$0.00	 \$0.00	 \$0.00	 \$4,536.53	 (\$5,521.91)	 \$0.05	 (\$985.33)