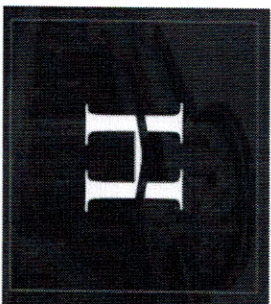


# Sierra Los Pinos Property Owners Association, Inc.

## Financial Statement Period Ending: February 29, 2020



# HOAMCO

**SERVING COMMUNITY ASSOCIATIONS SINCE 1991**

8700-A Education Pl. NW  
Albuquerque, NM 87114  
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**Fiscal Year End:** December 31  
**Accounting Method:** Accrual

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# SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION

## Balance Sheet

2/29/2020

	Operating	Reserve	Total
<b>Assets</b>			
<b>CASH</b>			
1010 - Alliance Operating Checking-579	\$189,797.34		\$189,797.34
1050 - Alliance Reserve MM-923		\$113,021.51	\$113,021.51
<b>Total CASH</b>	<b><u>\$189,797.34</u></b>	<b><u>\$113,021.51</u></b>	<b><u>\$302,818.85</u></b>
<b>ACCOUNTS RECEIVABLE</b>			
1200 - A/R Assessments	\$42,668.86		\$42,668.86
1240 - A/R Late Fees/Interest	\$298.87		\$298.87
1280 - A/R Other	\$222.92		\$222.92
<b>Total ACCOUNTS RECEIVABLE</b>	<b><u>\$43,190.65</u></b>		<b><u>\$43,190.65</u></b>
<b>OTHER ASSETS</b>			
1610 - Prepaid Insurance	\$1,568.66		\$1,568.66
<b>Total OTHER ASSETS</b>	<b><u>\$1,568.66</u></b>	<b><u>\$0.00</u></b>	<b><u>\$1,568.66</u></b>
<b>FIXED ASSETS</b>			
1800 - Equipment	\$14,337.82		\$14,337.82
1890 - Accumulated Depreciation	(\$13,060.46)		(\$13,060.46)
<b>Total FIXED ASSETS</b>	<b><u>\$1,277.36</u></b>		<b><u>\$1,277.36</u></b>
<b>Assets Total</b>	<b><u>\$235,834.01</u></b>	<b><u>\$113,021.51</u></b>	<b><u>\$348,855.52</u></b>
<b>Liabilities &amp; Equity</b>			
<b>LIABILITIES</b>			
2100 - Prepaid Owner Assessments	\$453.24		\$453.24
2250 - Accrued Expenses	\$45.00		\$45.00
<b>Total LIABILITIES</b>	<b><u>\$498.24</u></b>	<b><u>\$0.00</u></b>	<b><u>\$498.24</u></b>
<b>Operating</b>		<b>Reserve</b>	<b>Total</b>

**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**

**Balance Sheet**

**2/29/2020**

	<b>Operating</b>	<b>Reserve</b>	<b>Total</b>
<b>EQUITY</b>			
3200 - Operating Equity	\$106,081.25		\$106,081.25
3500 - Reserve Equity		\$111,605.27	\$111,605.27
<b>Total EQUITY</b>	<u>\$106,081.25</u>	<u>\$111,605.27</u>	<u>\$217,686.52</u>
<b>Net Income</b>	<u>\$129,254.52</u>	<u>\$1,416.24</u>	<u>\$130,670.76</u>
<b>Liabilities and Equity Total</b>	<u>\$235,834.01</u>	<u>\$113,021.51</u>	<u>\$348,855.52</u>

**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**  
**INCOME STATEMENT - Operating**  
**2/1/2020 - 2/29/2020**

Accounts	2/1/2020 - 2/29/2020		1/1/2020 - 2/29/2020		Annual Budget	Remaining Budget
	Actual	Budget Variance	Actual	Budget Variance		
<b>Income</b>						
<b>INCOME</b>						
4100 - Homeowner Assessments	\$0.00	\$0.00	\$140,409.85	\$140,409.85	\$0.00	\$0.00
4310 - Assessment Interest	\$18.64	\$0.00	\$37.28	\$0.00	\$37.28	(\$37.28)
4600 - Interest Income	\$14.88	\$0.00	\$28.94	\$0.00	\$28.94	(\$28.94)
<b>Total INCOME</b>	<b>\$33.52</b>	<b>\$0.00</b>	<b>\$140,476.07</b>	<b>\$140,409.85</b>	<b>\$66.22</b>	<b>(\$66.22)</b>
<b>TRANSFER BETWEEN FUNDS</b>						
8900 - Transfer to Reserves	(\$666.67)	(\$666.67)	\$0.00	(\$1,333.34)	\$0.00	(\$8,000.00)
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>(\$666.67)</b>	<b>(\$666.67)</b>	<b>\$0.00</b>	<b>(\$1,333.34)</b>	<b>\$0.00</b>	<b>(\$6,666.66)</b>
<b>Total Income</b>	<b>(\$633.15)</b>	<b>(\$666.67)</b>	<b>\$33.52</b>	<b>\$139,142.73</b>	<b>\$66.22</b>	<b>\$132,409.85</b>
<b>Expense</b>						
<b>ADMINISTRATIVE</b>						
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,000.00
5320 - Gifts/Awards	\$0.00	\$30.00	\$30.00	\$0.00	\$60.00	\$360.00
5400 - Insurance	\$784.33	\$750.00	(\$34.33)	\$1,568.66	(\$68.66)	\$7,431.34
5500 - Legal Fees	\$0.00	\$208.33	\$208.33	\$716.90	(\$300.24)	\$2,500.00
5530 - Lien/Collection Costs	\$0.00	\$33.33	\$33.33	\$0.00	\$66.66	\$400.00
5600 - Management Fees	\$429.34	\$666.67	\$237.33	\$858.68	\$474.66	\$7,141.32
5650 - Travel/Mileage	\$0.00	\$83.33	\$83.33	\$0.00	\$166.66	\$1,000.00
5800 - Office Supplies	\$114.80	\$83.33	(\$31.47)	\$300.81	(\$134.15)	\$1,000.00
5810 - Postage	\$16.35	\$66.67	\$50.32	\$86.10	\$47.24	\$699.19
5820 - Printing	\$9.36	\$58.33	\$48.97	\$386.90	\$116.66	\$800.00
5840 - Safe Deposit Box	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$700.00
5900 - Webmaster	\$0.00	\$125.00	\$125.00	\$217.84	\$32.16	\$45.00
<b>Total ADMINISTRATIVE</b>	<b>\$1,354.18</b>	<b>\$2,104.99</b>	<b>\$750.81</b>	<b>\$4,135.89</b>	<b>\$74.09</b>	<b>\$29,305.00</b>
<b>COMMON AREA</b>						
<b>Total ADMINISTRATIVE</b>	<b>\$1,354.18</b>	<b>\$2,104.99</b>	<b>\$750.81</b>	<b>\$4,209.98</b>	<b>\$74.09</b>	<b>\$25,169.11</b>



**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**  
**INCOME STATEMENT - Reserve**  
**2/1/2020 - 2/29/2020**

2/1/2020 - 2/29/2020      1/1/2020 - 2/29/2020

Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
<u>Reserve Income</u>								
<u>INCOME</u>								
4610 - Interest Income - Reserve	\$40.20	\$0.00	\$40.20	\$82.90	\$0.00	\$82.90	\$0.00	(\$82.90)
<b>Total INCOME</b>	<b>\$40.20</b>	<b>\$0.00</b>	<b>\$40.20</b>	<b>\$82.90</b>	<b>\$0.00</b>	<b>\$82.90</b>	<b>\$0.00</b>	<b>(\$82.90)</b>
<u>TRANSFER BETWEEN FUNDS</u>								
9000 - Transfer From Operating	\$666.67	\$666.67	\$0.00	\$1,333.34	\$1,333.34	\$0.00	\$8,000.00	\$6,666.66
<b>Total TRANSFER BETWEEN FUNDS</b>	<b>\$666.67</b>	<b>\$666.67</b>	<b>\$0.00</b>	<b>\$1,333.34</b>	<b>\$1,333.34</b>	<b>\$0.00</b>	<b>\$8,000.00</b>	<b>\$6,666.66</b>
<b>Total Reserve Income</b>	<b>\$706.87</b>	<b>\$666.67</b>	<b>\$40.20</b>	<b>\$1,416.24</b>	<b>\$1,333.34</b>	<b>\$82.90</b>	<b>\$8,000.00</b>	<b>\$6,583.76</b>
<b>Reserve Net Income</b>	<b>\$706.87</b>	<b>\$666.67</b>	<b>\$40.20</b>	<b>\$1,416.24</b>	<b>\$1,333.34</b>	<b>\$82.90</b>	<b>\$8,000.00</b>	<b>\$6,583.76</b>

**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**  
**Income Statement - Operating**  
**1/1/2020 - 2/29/2020**

	Jan 2020	Feb 2020	YTD
<b>Income</b>			
<u>INCOME</u>			
4100 - Homeowner Assessments	\$140,409.85	\$0.00	\$140,409.85
4310 - Assessment Interest	\$18.64	\$18.64	\$37.28
4600 - Interest Income	\$14.06	\$14.88	\$28.94
<u>Total INCOME</u>	<u>\$140,442.55</u>	<u>\$33.52</u>	<u>\$140,476.07</u>
<u>TRANSFER BETWEEN FUNDS</u>			
8900 - Transfer to Reserves	(\$666.67)	(\$666.67)	(\$1,333.34)
<u>Total TRANSFER BETWEEN FUNDS</u>	<u>(\$666.67)</u>	<u>(\$666.67)</u>	<u>(\$1,333.34)</u>
<b>Total Income</b>	\$139,775.88	(\$633.15)	\$139,142.73
<b>Expense</b>			
<u>ADMINISTRATIVE</u>			
5400 - Insurance	\$784.33	\$784.33	\$1,568.66
5500 - Legal Fees	\$716.90	\$0.00	\$716.90
5600 - Management Fees	\$429.34	\$429.34	\$858.68
5800 - Office Supplies	\$186.01	\$114.80	\$300.81
5810 - Postage	\$69.75	\$16.35	\$86.10
5820 - Printing	\$377.54	\$9.36	\$386.90
5900 - Webmaster	\$217.84	\$0.00	\$217.84
<u>Total ADMINISTRATIVE</u>	<u>\$2,781.71</u>	<u>\$1,354.18</u>	<u>\$4,135.89</u>
<u>COMMON AREA</u>			
6390 - Line Location Services	\$185.92	\$0.00	\$185.92
6500 - Repairs & Maintenance:			
Water - General	\$802.06	\$726.13	\$1,528.19
6572 - Repairs & Maintenance: Roads	\$0.00	\$391.46	\$391.46
6590 - Repairs & Maintenance: Water System 1	\$28.75	\$0.00	\$28.75
6591 - Repairs & Maintenance: Water System 2	\$23.25	\$0.00	\$23.25
6600 - Snow Removal	\$0.00	\$1,588.14	\$1,588.14

**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**  
**Income Statement - Operating**  
**1/1/2020 - 2/29/2020**

	Jan 2020	Feb 2020	YTD
<u>Total COMMON AREA</u>	\$1,039.98	\$2,705.73	\$3,745.71
<u>UTILITIES</u>			
7700 - Utilities	\$1,018.81	\$987.80	\$2,006.61
<u>Total UTILITIES</u>	\$1,018.81	\$987.80	\$2,006.61
<u>Total Expense</u>	\$4,840.50	\$5,047.71	\$9,888.21
<u>Operating Net Income</u>	\$134,935.38	(\$5,680.86)	\$129,254.52
<u>Net Income</u>	\$134,935.38	(\$5,680.86)	\$129,254.52



**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**

**Income Statement - Reserve**

**1/1/2020 - 2/29/2020**

	Jan 2020	Feb 2020	YTD
<b>Reserve Income</b>			
<u>INCOME</u>			
4610 - Interest Income - Reserve	\$42.70	\$40.20	\$82.90
<u>Total INCOME</u>	\$42.70	\$40.20	\$82.90
<b>TRANSFER BETWEEN FUNDS</b>			
9000 - Transfer From Operating	\$666.67	\$666.67	\$1,333.34
<u>Total TRANSFER BETWEEN FUNDS</u>	\$666.67	\$666.67	\$1,333.34
<b>Total Reserve Income</b>	\$709.37	\$706.87	\$1,416.24
<b>Reserve Expense</b>			
<u>Total Reserve Expense</u>	\$0.00	\$0.00	\$0.00
<b>Reserve Net Income</b>	\$709.37	\$706.87	\$1,416.24
<b>Net Income</b>	\$709.37	\$706.87	\$1,416.24

**SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION**  
**Check Register Report**  
**2/1/2020 - 2/29/2020**

Account #	Check #	Check Date	Vendor or Payee	Check Amt	Expense Account	Invoice	Paid
1010	On-Line	2/4/2020	COMMUNITY ASSET MANAGEMENT LLC	\$440.04			
			FEB SUPP MGMT 0220 PRINTING		5820 Printing	\$0.48	\$0.48
			FEB SUPP MGMT 0220 OFFICE SUPPLIES		5800 Office Supplies	\$2.42	\$2.42
			FEB SUPP MGMT 0220 POSTAGE		5810 Postage	\$7.80	\$7.80
			FEB SUPP MGMT 0220 MANAGEMENT FEE		5600 Management Fees	\$429.34	\$429.34
1010	1238	2/6/2020	DAVID STUEDELL Reimbursement	\$112.38	5800 Office Supplies	\$112.38	\$112.38
1010	100062	2/7/2020	ALBERT MONTANO	\$1,524.84	6572 Repairs & Maintenance: Roads	\$1,524.84	\$1,524.84
		013020-					
1010	100063	2/7/2020	BRAD SHURTER	\$391.46	6572 Repairs & Maintenance: Roads	\$391.46	\$391.46
		020220-					
1010	100064	2/12/2020	NEW MEXICO WATER TESTING LABORATORY INC	\$726.13	6500 Repairs & Maintenance: Water - General	\$726.13	\$726.13
		0203-20					
1010	300017	2/12/2020	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$169.39	7700 Utilities	\$169.39	\$169.39
		012220-001	67096-001 FOREST ROAD 10 LOS PINOS SUB				
1010	300018	2/12/2020	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$221.03	7700 Utilities	\$221.03	\$221.03
		012220-005	67096-005 SIERRA LOS PINOS				
1010	300019	2/12/2020	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$338.96	7700 Utilities	\$338.96	\$338.96
		012220-003	67096-003 SIERRA LOS PINOS				
1010	300020	2/12/2020	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$258.42	7700 Utilities	\$258.42	\$258.42
		012220-002	67096-002 5250 SIERRA LOS PINOS				
1010	1239	2/19/2020	DAVID STUEDELL SNOW REMOVAL EXPENSE	\$63.30	6600 Snow Removal	\$63.30	\$63.30
		REIMB 021820					
1010	1240	2/19/2020	GERALDINE BURRWORTH	\$17.43	5810 Postage	\$8.55	\$8.55
		REIMB 021820					
		REIMB 021820	WALMART PURCHASE		5820 Printing	\$8.88	\$8.88
<b>Total:</b>				<b>\$4,263.38</b>			