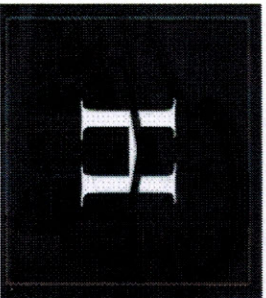


Sierra Los Pinos Property Owners Association, Inc.

Financial Statement

Period Ending: March 31, 2021



HOAMCO

SERVING COMMUNITY ASSOCIATIONS SINCE 1991

8700-A Education Pl. NW
Albuquerque, NM 87114
505-888-4479
www.hoamco.com

Fiscal Year End: December 31
Accounting Method: Accrual

Karen Witt, Portfolio Accountant
Email: kwitt@hoamco.com
505-888-4479 ext 2133

Nigel Burgess, Executive Vice President
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928-776-4479 ext 1110

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Balance Sheet
3/31/2021

	Operating	Reserve	Total
Assets			
CASH			
1010 - Alliance Operating Checking-579	\$203,450.93		\$203,450.93
1050 - Alliance Reserve MM-923		\$121,892.17	\$121,892.17
Total CASH	<u>\$203,450.93</u>	<u>\$121,892.17</u>	<u>\$325,343.10</u>
ACCOUNTS RECEIVABLE			
1200 - A/R Assessments	\$20,054.25		\$20,054.25
1240 - A/R Late Fees/Interest	\$505.37		\$505.37
1250 - A/R NSF/Collection Notice Fees	\$75.00		\$75.00
1280 - A/R Other	\$157.06		\$157.06
Total ACCOUNTS RECEIVABLE	<u>\$20,791.68</u>		<u>\$20,791.68</u>
OTHER ASSETS			
1610 - Prepaid Insurance	\$514.42		\$514.42
Total OTHER ASSETS	<u>\$514.42</u>	<u>\$0.00</u>	<u>\$514.42</u>
FIXED ASSETS			
1800 - Equipment	\$15,615.18		\$15,615.18
Total FIXED ASSETS	<u>\$15,615.18</u>		<u>\$15,615.18</u>
Assets Total	<u>\$240,372.21</u>	<u>\$121,892.17</u>	<u>\$362,264.38</u>
Liabilities & Equity			
LIABILITIES			
2100 - Prepaid Owner Assessments	\$2,504.62		\$2,504.62
2200 - Accounts Payable	\$668.52		\$668.52
Total LIABILITIES	<u>\$3,173.14</u>	<u>\$0.00</u>	<u>\$3,173.14</u>
Operating		Reserve	Total

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Balance Sheet
3/31/2021

	Operating	Reserve	Total
EQUITY			
3200 - Operating Equity	\$117,857.42		\$117,857.42
3500 - Reserve Equity		\$119,847.53	\$119,847.53
Total EQUITY	<u>\$117,857.42</u>	<u>\$119,847.53</u>	<u>\$237,704.95</u>
Net Income	<u>\$119,341.65</u>	<u>\$2,044.64</u>	<u>\$121,386.29</u>
Liabilities and Equity Total	<u>\$240,372.21</u>	<u>\$121,892.17</u>	<u>\$362,264.38</u>

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
INCOME STATEMENT - Operating
3/1/2021 - 3/31/2021

3/1/2021 - 3/31/2021 1/1/2021 - 3/31/2021

Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
Income								
INCOME								
4100 - Homeowner Assessments	\$0.00	\$0.00	\$0.00	\$140,409.85	\$140,409.85	\$0.00	\$140,409.85	\$0.00
4101 - New Membership Application Dues	\$0.00	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00	\$0.00	(\$25.00)
4310 - Assessment Interest	\$0.00	\$0.00	\$0.00	(\$53.78)	\$0.00	(\$53.78)	\$0.00	\$53.78
4350 - Lien/Collection Fees	\$0.00	\$0.00	\$0.00	(\$25.00)	\$0.00	(\$25.00)	\$0.00	\$25.00
4600 - Interest Income	\$5.30	\$0.00	\$5.30	\$20.79	\$0.00	\$20.79	\$0.00	(\$20.79)
Total INCOME	\$5.30	\$0.00	\$5.30	\$140,376.86	\$140,409.85	(\$32.99)	\$140,409.85	\$32.99

TRANSFER BETWEEN FUNDS								
8900 - Transfer to Reserves	(\$666.67)	(\$666.67)	\$0.00	(\$2,000.01)	(\$2,000.01)	\$0.00	(\$8,000.00)	(\$5,999.99)
Total TRANSFER BETWEEN FUNDS	(\$666.67)	(\$666.67)	\$0.00	(\$2,000.01)	(\$2,000.01)	\$0.00	(\$8,000.00)	(\$5,999.99)

Total Income (\$661.37) (\$666.67) \$5.30 \$138,376.85 \$138,409.84 (\$32.99) \$132,409.85 (\$5,967.00)

Expense	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
ADMINISTRATIVE								
5100 - Accounting/Tax Prep Fees	\$269.69	\$500.00	\$230.31	\$269.69	\$500.00	\$230.31	\$500.00	\$230.31
5320 - Gifts/Awards	\$0.00	\$30.00	\$30.00	\$0.00	\$90.00	\$90.00	\$360.00	\$360.00
5400 - Insurance	\$514.42	\$416.67	(\$97.75)	\$1,543.26	\$1,250.01	(\$293.25)	\$5,000.00	\$3,456.74
5500 - Legal Fees	\$2,432.20	\$208.33	(\$2,223.87)	\$7,594.99	\$624.99	(\$6,970.00)	\$2,500.00	(\$5,094.99)
5530 - Lien/Collection Costs	\$0.00	\$33.33	\$33.33	\$0.00	\$99.99	\$99.99	\$400.00	\$400.00
5600 - Management Fees	\$442.22	\$416.67	(\$25.55)	\$1,326.66	\$1,250.01	(\$76.65)	\$5,000.00	\$3,673.34
5650 - Travel/Mileage	\$0.00	\$83.33	\$83.33	\$0.00	\$249.99	\$249.99	\$1,000.00	\$1,000.00
5800 - Office Supplies	\$48.79	\$83.33	\$34.54	\$94.28	\$249.99	\$155.71	\$1,000.00	\$905.72
5810 - Postage	\$6.46	\$66.67	\$60.21	\$81.61	\$200.01	\$118.40	\$800.00	\$718.39
5820 - Printing	\$1.29	\$58.33	\$57.04	\$386.90	\$174.99	(\$211.91)	\$700.00	\$313.10
5840 - Safe Deposit Box	\$45.00	\$0.00	(\$45.00)	\$45.00	\$0.00	(\$45.00)	\$45.00	\$0.00
5900 - Webmaster	\$0.00	\$125.00	\$125.00	\$656.16	\$375.00	(\$281.16)	\$1,500.00	\$843.84
Total ADMINISTRATIVE	\$3,760.07	\$2,021.66	(\$1,738.41)	\$11,998.55	\$5,064.98	(\$6,933.57)	\$18,805.00	\$6,806.45

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
INCOME STATEMENT - Operating
3/1/2021 - 3/31/2021

3/1/2021 - 3/31/2021 1/1/2021 - 3/31/2021

Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
COMMON AREA								
6060 - Certified Water Operator	\$3,545.82	\$1,666.67	(\$1,879.15)	\$3,545.82	\$5,000.01	\$1,454.19	\$20,000.00	\$16,454.18
6390 - Line Location Services	\$0.00	\$16.67	\$16.67	\$158.00	\$50.01	(\$107.99)	\$200.00	\$42.00
6410 - Parks	\$0.00	\$16.67	\$16.67	\$0.00	\$50.01	\$50.01	\$200.00	\$200.00
6500 - Repairs & Maintenance: Water - General	\$196.36	\$416.67	\$220.31	\$196.36	\$1,250.01	\$1,053.65	\$5,000.00	\$4,803.64
6572 - Repairs & Maintenance: Roads	\$0.00	\$3,166.67	\$3,166.67	\$0.00	\$9,500.01	\$9,500.01	\$38,000.00	\$38,000.00
6590 - Repairs & Maintenance: Water System 1	\$0.00	\$1,250.00	\$1,250.00	\$29.00	\$3,750.00	\$3,721.00	\$15,000.00	\$14,971.00
6591 - Repairs & Maintenance: Water System 2	\$0.00	\$833.33	\$833.33	\$85.03	\$2,499.99	\$2,414.96	\$10,000.00	\$9,914.97
6600 - Snow Removal	\$0.00	\$1,250.00	\$1,250.00	\$0.00	\$3,750.00	\$3,750.00	\$15,000.00	\$15,000.00
6900 - Water Conservation Fees/Taxes	\$0.00	\$41.67	\$41.67	\$164.56	\$125.01	(\$39.55)	\$500.00	\$335.44
6950 - Water Sampling	\$0.00	\$83.33	\$83.33	\$161.81	\$249.99	\$88.18	\$1,000.00	\$838.19
Total COMMON AREA	\$3,742.18	\$8,741.68	\$4,999.50	\$4,340.58	\$26,225.04	\$21,884.46	\$104,900.00	\$100,559.42
TAXES/OTHER EXPENSES								
8280 - Corporation Commission	\$0.00	\$5.00	\$5.00	\$0.00	\$15.00	\$15.00	\$60.00	\$60.00
8840 - Taxes - Property	\$0.00	\$41.67	\$41.67	\$0.00	\$125.01	\$125.01	\$500.00	\$500.00
8850 - Taxes - State	\$50.00	\$50.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$0.00
Total TAXES/OTHER EXPENSES	\$50.00	\$96.67	\$46.67	\$50.00	\$190.01	\$140.01	\$610.00	\$560.00
UTILITIES								
7700 - Utilities	\$143.15	\$674.57	\$531.42	\$2,646.07	\$2,023.71	(\$622.36)	\$8,094.85	\$5,448.78
Total UTILITIES	\$143.15	\$674.57	\$531.42	\$2,646.07	\$2,023.71	(\$622.36)	\$8,094.85	\$5,448.78
Total Expense	\$7,695.40	\$11,534.58	\$3,839.18	\$19,035.20	\$33,503.74	\$14,468.54	\$132,409.85	\$113,374.65
Operating Net Income	(\$8,356.77)	(\$12,201.25)	\$3,844.48	\$119,341.65	\$104,906.10	\$14,435.55	\$0.00	(\$119,341.65)

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
INCOME STATEMENT - Reserve
3/1/2021 - 3/31/2021

3/1/2021 - 3/31/2021 1/1/2021 - 3/31/2021

Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget	Remaining Budget
Reserve Income								
INCOME								
4610 - Interest Income - Reserve	\$15.47	\$0.00	\$15.47	\$44.63	\$0.00	\$44.63	\$0.00	(\$44.63)
Total INCOME	\$15.47	\$0.00	\$15.47	\$44.63	\$0.00	\$44.63	\$0.00	(\$44.63)
TRANSFER BETWEEN FUNDS								
9000 - Transfer From Operating	\$666.67	\$666.67	\$0.00	\$2,000.01	\$2,000.01	\$0.00	\$8,000.00	\$5,999.99
Total TRANSFER BETWEEN FUNDS	\$666.67	\$666.67	\$0.00	\$2,000.01	\$2,000.01	\$0.00	\$8,000.00	\$5,999.99
Total Reserve Income	\$682.14	\$666.67	\$15.47	\$2,044.64	\$2,000.01	\$44.63	\$8,000.00	\$5,955.36
Reserve Net Income	\$682.14	\$666.67	\$15.47	\$2,044.64	\$2,000.01	\$44.63	\$8,000.00	\$5,955.36

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Income Statement - Operating
1/1/2021 - 3/31/2021

	Jan 2021	Feb 2021	Mar 2021	YTD
Income				
INCOME				
4100 - Homeowner Assessments	\$140,409.85	\$0.00	\$0.00	\$140,409.85
4101 - New Membership Application Dues	\$25.00	\$0.00	\$0.00	\$25.00
4310 - Assessment Interest	(\$53.78)	\$0.00	\$0.00	(\$53.78)
4350 - Lien/Collection Fees	(\$25.00)	\$0.00	\$0.00	(\$25.00)
4600 - Interest Income	\$7.86	\$7.63	\$5.30	\$20.79
Total INCOME	\$140,363.93	\$7.63	\$5.30	\$140,376.86
TRANSFER BETWEEN FUNDS				
8900 - Transfer to Reserves	(\$666.67)	(\$666.67)	(\$666.67)	(\$2,000.01)
Total TRANSFER BETWEEN FUNDS	(\$666.67)	(\$666.67)	(\$666.67)	(\$2,000.01)
Total Income	\$139,697.26	(\$659.04)	(\$661.37)	\$138,376.85
Expense				
ADMINISTRATIVE				
5100 - Accounting/Tax Prep Fees	\$0.00	\$0.00	\$269.69	\$269.69
5400 - Insurance	\$514.42	\$514.42	\$514.42	\$1,543.26
5500 - Legal Fees	\$3,199.46	\$1,963.33	\$2,432.20	\$7,594.99
5600 - Management Fees	\$442.22	\$442.22	\$442.22	\$1,326.66
5800 - Office Supplies	\$1.08	\$44.41	\$48.79	\$94.28
5810 - Postage	\$68.70	\$6.45	\$6.46	\$81.61
5820 - Printing	\$383.35	\$2.26	\$1.29	\$386.90
5840 - Safe Deposit Box	\$0.00	\$0.00	\$45.00	\$45.00
5900 - Webmaster	\$31.16	\$625.00	\$0.00	\$656.16
Total ADMINISTRATIVE	\$4,640.39	\$3,598.09	\$3,760.07	\$11,998.55
COMMON AREA				
6060 - Certified Water Operator	\$0.00	\$0.00	\$3,545.82	\$3,545.82
6390 - Line Location Services	\$158.00	\$0.00	\$0.00	\$158.00
6500 - Repairs & Maintenance: Water - General	\$0.00	\$0.00	\$196.36	\$196.36

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION

Income Statement - Operating

1/1/2021 - 3/31/2021

	Jan 2021	Feb 2021	Mar 2021	YTD
6590 - Repairs & Maintenance: Water System 1	\$15.00	\$14.00	\$0.00	\$29.00
6591 - Repairs & Maintenance: Water System 2	\$75.70	\$9.33	\$0.00	\$85.03
6900 - Water Conservation Fees/Taxes	\$164.56	\$0.00	\$0.00	\$164.56
6950 - Water Sampling	\$161.81	\$0.00	\$0.00	\$161.81
Total COMMON AREA	\$575.07	\$23.33	\$3,742.18	\$4,340.58
TAXES/OTHER EXPENSES				
8850 - Taxes - State	\$0.00	\$0.00	\$50.00	\$50.00
Total TAXES/OTHER EXPENSES	\$0.00	\$0.00	\$50.00	\$50.00
UTILITIES				
7700 - Utilities	\$2,052.92	\$450.00	\$143.15	\$2,646.07
Total UTILITIES	\$2,052.92	\$450.00	\$143.15	\$2,646.07
Total Expense	\$7,268.38	\$4,071.42	\$7,695.40	\$19,035.20
Operating Net Income	\$132,428.88	(\$4,730.46)	(\$8,356.77)	\$119,341.65
Net Income	\$132,428.88	(\$4,730.46)	(\$8,356.77)	\$119,341.65

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Income Statement - Reserve

1/1/2021 - 3/31/2021

	Jan 2021	Feb 2021	Mar 2021	YTD
Reserve Income				
INCOME				
4610 - Interest Income - Reserve	\$15.28	\$13.88	\$15.47	\$44.63
Total INCOME	\$15.28	\$13.88	\$15.47	\$44.63
TRANSFER BETWEEN FUNDS				
9000 - Transfer From Operating	\$666.67	\$666.67	\$666.67	\$2,000.01
Total TRANSFER BETWEEN FUNDS	\$666.67	\$666.67	\$666.67	\$2,000.01
Total Reserve Income	\$681.95	\$680.55	\$682.14	\$2,044.64
Reserve Expense				
Total Reserve Expense	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$681.95	\$680.55	\$682.14	\$2,044.64
Net Income	\$681.95	\$680.55	\$682.14	\$2,044.64

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Accounts Payable Aging Report
Period Through: 3/31/2021

Payee	Invoice	Invoice Date	Due Date	Description	Expense	Total	Current	30 Days	60 Days	90 Days
JEMEZ MOUNTAINS ELECTRIC COOP INC	032221-002	3/22/2021	4/12/2021	167096-002 5250 SIERRA LOS PINOS	7700-Utilities	\$210.27	\$210.27			
				032221-002 Total:		\$210.27	\$210.27	\$0.00	\$0.00	\$0.00
JEMEZ MOUNTAINS ELECTRIC COOP INC	032221-003	3/22/2021	4/12/2021	167096-003 4800 SIERRA LOS PINOS	7700-Utilities	\$85.48	\$85.48			
				032221-003 Total:		\$85.48	\$85.48	\$0.00	\$0.00	\$0.00
JEMEZ MOUNTAINS ELECTRIC COOP INC	032221-005	3/22/2021	4/12/2021	167096-005 6709602 SIERRA LOS PINOS	7700-Utilities	\$110.76	\$110.76			
				032221-005 Total:		\$110.76	\$110.76	\$0.00	\$0.00	\$0.00
JEMEZ MOUNTAINS ELECTRIC COOP INC	032221-001	3/22/2021	4/12/2021	167096-001 FOREST ROAD 10 LOS PINOS	7700-Utilities	\$262.01	\$262.01			
				032221-001 Total:		\$262.01	\$262.01	\$0.00	\$0.00	\$0.00
Totals:						\$668.52	\$668.52	\$0.00	\$0.00	\$0.00

SIERRA LOS PINOS PROPERTY OWNERS ASSOCIATION
Check Register Report
3/1/2021 - 3/31/2021

Account #	Check #	Check Date	Vendor or Payee	Check Amt	Expense Account	Invoice	Paid
1010	On-Line	3/1/2021	COMMUNITY ASSET MANAGEMENT LLC	\$452.12			
			MAR SUPP MGMT 0321 PRINTING		5820 Printing	\$1.29	\$1.29 ✓
			MAR SUPP MGMT 0321 OFFICE SUPPLIES		5800 Office Supplies	\$2.15	\$2.15 ✓
			MAR SUPP MGMT 0321 POSTAGE		5810 Postage	\$6.46	\$6.46 ✓
			MAR SUPP MGMT 0321 MANAGEMENT FEE		5600 Management Fees	\$442.22	\$442.22 ✓
1010	100123	3/3/2021	LEVELCON - MICRO-DESIGN, INC.	\$23.33	6591 Repairs & Maintenance: Water System 2	\$9.33	\$9.33 ✓
					6590 Repairs & Maintenance: Water System 1	\$14.00	\$14.00 ✓
1010	100124	3/8/2021	PORCH AND ASSOCIATES LLC	\$269.69	5100 Accounting/Tax Prep Fees	\$269.69	\$269.69 ✓
1010	1275	3/10/2021	JEREMY OEPPING	\$46.64	5800 Office Supplies	\$46.64	\$46.64 ✓
1010	100125	3/12/2021	THE TURNER LAW FIRM LLC	\$2,432.20	5500 Legal Fees	\$2,432.20	\$2,432.20 ✓
1010	300069	3/15/2021	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$100.68	7700 Utilities	\$100.68	\$100.68 ✓
1010	300070	3/15/2021	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$88.11	7700 Utilities	\$88.11	\$88.11 ✓
1010	300071	3/15/2021	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$316.63	7700 Utilities	\$316.63	\$316.63 ✓
1010	300072	3/15/2021	JEMEZ MOUNTAINS ELECTRIC COOP INC	\$69.21	7700 Utilities	\$69.21	\$69.21 ✓
1010	100126	3/16/2021	ENTERPRISE BANK & TRUST	\$45.00	5840 Safe Deposit Box	\$45.00	\$45.00 ✓
1010	1276	3/17/2021	NEW MEXICO TAXATION AND REVENUE	\$50.00	8850 Taxes - State	\$50.00	\$50.00 ✓
1010	100127	3/31/2021	JOHN L HINES	\$3,742.18	6500 Repairs & Maintenance: Water - General	\$196.36	\$196.36 ✓
					6060 Certified Water Operator	\$1,772.91	\$1,772.91 ✓
					6060 Certified Water Operator	\$1,772.91	\$1,772.91 ✓
Total:				\$7,635.79			