

POLO CLUB PLACE HOME OWNERS ASSOCIATION, INC.

Balance Sheet as of 10/31/2022

Assets	Operating	Reserve	Total
CURRENT ASSETS			
OPERATING CHECKING - PACIFIC PREMIER	\$19,022.53		\$19,022.53
OPERATING CHECKING - ICS BANK	\$100,220.13		\$100,220.13
RESERVES - PACIFIC PREMIER		\$184,469.89	\$184,469.89
RESERVES-ICS BANK		\$1.36	\$1.36
RESERVES - FIRST NAT'L/SUNFLOWER MM		\$228,876.22	\$228,876.22
RESERVES - FIRST WESTERN TRUST		\$221,164.94	\$221,164.94
RESERVES - UBS		\$129,214.98	\$129,214.98
ACCOUNTS RECEIVABLE-OWNERS	\$1,015.24		\$1,015.24
Total CURRENT ASSETS	\$120,257.90	\$763,727.39	\$883,985.29
FIXED ASSETS			
SECURITY VEHICLES - BRONCO	\$42,017.44		\$42,017.44
ACCUM DEPR- BRONCO	(\$5,602.32)		(\$5,602.32)
Total FIXED ASSETS	\$36,415.12		\$36,415.12
OTHER ASSETS			
DUE FROM RESERVES	\$3,880.00		\$3,880.00
Total OTHER ASSETS	\$3,880.00		\$3,880.00
Total Assets	\$160,553.02	\$763,727.39	\$924,280.41
Liabilities / Equity			
CURRENT LIABILITIES			
PREPAID ASSESSMENTS	\$22,329.85		\$22,329.85
SPECIAL ASSESSMENT DEPOSITS FOR ROADS		\$10,825.94	\$10,825.94
DUE TO OPERATING		\$3,880.00	\$3,880.00
Total CURRENT LIABILITIES	\$22,329.85	\$14,705.94	\$37,035.79
EQUITY			
OPERATING FUND EQUITY	\$264,162.99		\$264,162.99
RESERVE FUND EQUITY		\$595,977.52	\$595,977.52
NET INCOME (LOSS)	(\$125,939.82)	\$153,043.93	\$27,104.11
Total EQUITY	\$138,223.17	\$749,021.45	\$887,244.62
Total Liabilities / Equity	\$160,553.02	\$763,727.39	\$924,280.41

POLO CLUB PLACE HOME OWNERS ASSOCIATION, INC.

Statement of Revenues and Expenses 10/1/2022 - 10/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
REVENUE							
400000 - ASSESSMENTS	56,016.00	56,016.17	(.17)	560,159.57	560,161.70	(2.13)	672,194.00
405010 - LATE FEE INCOME	-	-	-	400.00	-	400.00	-
405015 - LATE FEE INTEREST INCOME	-	-	-	54.69	-	54.69	-
405021 - LEGAL FEES -BILLED TO H/O	-	-	-	2,560.00	-	2,560.00	-
405049 - RETURN PAYMENT FEE	-	-	-	20.00	-	20.00	-
405051 - BANK CHARGE FEE	-	-	-	10.00	-	10.00	-
405080 - LANDSCAPE DESIGN REVIEW FEE	210.00	683.33	(473.33)	17,139.00	6,833.30	10,305.70	8,200.00
410030 - PARKING SPACE INCOME	6,000.00	6,000.00	-	24,000.00	24,000.00	-	24,000.00
480007 - STORM DRAIN ASSESSMENT	5,000.05	5,000.00	.05	50,000.50	50,000.00	.50	60,000.00
480008 - IRRIGATION ASSESSMENT	1,499.98	1,500.00	(.02)	14,999.80	15,000.00	(.20)	18,000.00
490000 - INTEREST -OPERATING	.82	8.33	(7.51)	11.77	83.30	(71.53)	100.00
Total REVENUE	68,726.85	69,207.83	(480.98)	669,355.33	656,078.30	13,277.03	782,494.00
Total Income	68,726.85	69,207.83	(480.98)	669,355.33	656,078.30	13,277.03	782,494.00

Operating Expense

ADMINISTRATIVE EXPENSE

500000 - MANAGEMENT	9,466.00	9,416.67	(49.33)	92,244.35	94,166.70	1,922.35	113,000.00
502000 - LEGAL-GENERAL	6,969.55	5,208.33	(1,761.22)	107,793.80	52,083.30	(55,710.50)	62,500.00
502055 - LEGAL EXPENSES BILLED TO H/O	-	-	-	2,560.00	-	(2,560.00)	-
502056 - BANK RETURN FEE	-	-	-	25.00	-	(25.00)	-
502500 - LATE FEE EXPENSE	20.00	-	(20.00)	125.00	-	(125.00)	-
502540 - NSF & SHORT CHECK FEES	-	-	-	20.00	-	(20.00)	-
503000 - INSURANCE	(1,169.00)	880.00	2,049.00	38,768.84	15,140.00	(23,628.84)	16,900.00
504000 - AUDIT & TAX EXPENSE	-	-	-	3,379.00	400.00	(2,979.00)	400.00
507000 - ADMINISTRATIVE EXPENSE	117.42	200.00	82.58	2,643.65	4,100.00	1,456.35	4,800.00
510000 - SOCIAL	-	500.00	500.00	-	1,000.00	1,000.00	2,000.00
511010 - PROFESSIONAL SERVICES ACC	263.00	233.33	(29.67)	1,445.00	2,333.30	888.30	2,800.00
512000 - ACC EXPENSES BILLED H/O	473.00	683.33	210.33	17,402.00	6,833.30	(10,568.70)	8,200.00
513000 - BAD DEBT EXPENSE	-	-	-	1.72	-	(1.72)	-
515000 - WEB SITE EXPENSE	225.00	300.00	75.00	225.00	300.00	75.00	300.00
545000 - MISCELLANEOUS EXPENSE	-	-	-	2,280.00	-	(2,280.00)	-
Total ADMINISTRATIVE EXPENSE	16,364.97	17,421.66	1,056.69	268,913.36	176,356.60	(92,556.76)	210,900.00

GROUNDS MAINTENANCE

700000 - GROUNDS / COMMON AREA MAINTENANCE	1,914.94	1,500.00	(414.94)	17,067.35	17,350.00	282.65	20,350.00
700050 - STORM DRAIN MAINTENANCE	-	1,000.00	1,000.00	-	2,000.00	2,000.00	2,000.00
703010 - SPRINKLER REPAIRS	-	100.00	100.00	615.00	650.00	35.00	690.00
704035 - TREE MAINTENANCE	-	1,500.00	1,500.00	6,976.00	3,000.00	(3,976.00)	3,000.00
704540 - SIGNAGE	-	50.00	50.00	217.40	450.00	232.60	500.00
706000 - SNOW REMOVAL	-	-	-	6,344.46	4,900.00	(1,444.46)	5,600.00

POLO CLUB PLACE HOME OWNERS ASSOCIATION, INC.

Statement of Revenues and Expenses 10/1/2022 - 10/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
707500 - STREET & SIDEWALK MAINTENANCE	-	1,200.00	1,200.00	1,355.20	4,200.00	2,844.80	5,500.00
730010 - GATE MAINTENANCE/OPERATION	-	100.00	100.00	969.00	500.00	(469.00)	650.00
740000 - SEWER LINE REPAIR AND MAINT.	-	83.33	83.33	867.02	833.30	(33.72)	1,000.00
Total GROUNDS MAINTENANCE	1,914.94	5,533.33	3,618.39	34,411.43	33,883.30	(528.13)	39,290.00
UTILITIES							
900021 - ELECTRIC PUMPS & LIGHTS	3,557.31	2,800.00	(757.31)	16,008.99	15,700.00	(308.99)	18,900.00
900022 - STORM DRAIN EXPENSE	-	-	-	32,243.68	30,000.00	(2,243.68)	60,000.00
901040 - IRRIGATION WATER EXPENSES	11,770.48	3,000.00	(8,770.48)	21,294.84	13,000.00	(8,294.84)	18,000.00
Total UTILITIES	15,327.79	5,800.00	(9,527.79)	69,547.51	58,700.00	(10,847.51)	96,900.00
WELL WATER IRRIGATION EXPENSES							
901050 - IRRIGATION REPAIR	-	100.00	100.00	-	1,000.00	1,000.00	1,000.00
901051 - IRRIGATION MAINT. CONTRACT	-	2,000.00	2,000.00	9,500.00	12,000.00	2,500.00	16,000.00
901052 - IRRIGATION MAINT/LOCATES	44.20	100.00	55.80	1,348.42	1,300.00	(48.42)	1,500.00
901060 - PUMP REPAIR	4,863.46	200.00	(4,663.46)	4,863.46	1,100.00	(3,763.46)	1,500.00
901070 - MISC. IRRIGATION EXPENSE	-	100.00	100.00	975.00	500.00	(475.00)	700.00
Total WELL WATER IRRIGATION EXPENSES	4,907.66	2,500.00	(2,407.66)	16,686.88	15,900.00	(786.88)	20,700.00
SECURITY EXPENSES							
950000 - PAYROLL/GROSS WAGES	-	26,500.00	26,500.00	159,060.26	265,000.00	105,939.74	323,020.00
952010 - MEDICARE	-	388.67	388.67	2,313.11	3,886.70	1,573.59	4,664.00
952020 - SOCIAL SECURITY	-	1,591.67	1,591.67	9,890.62	15,916.70	6,026.08	19,100.00
952030 - STATE UNEMPLOYMENT	-	176.67	176.67	1,414.37	1,766.70	352.33	2,120.00
952040 - FEDERAL UNEMPLOYMENT	-	66.92	66.92	564.82	669.20	104.38	803.00
952050 - DENVER OCCUPATIONAL TAX	-	144.58	144.58	465.75	1,445.80	980.05	1,735.00
954000 - WORKERS COMPENSATION	-	2,200.00	2,200.00	5,119.00	12,972.00	7,853.00	17,372.00
956000 - PAYROLL SERVICE (COPAC)	-	90.00	90.00	754.05	860.00	105.95	1,000.00
956060 - SECURITY EXPENSE	42,647.35	-	(42,647.35)	158,851.24	-	(158,851.24)	-
956064 - DEPRECIATION EXP - TUCSON	-	-	-	14,466.25	-	(14,466.25)	-
956065 - DEPRECIATION EXP - BRONCO	700.29	-	(700.29)	5,602.32	-	(5,602.32)	-
956070 - SECURITY AUTO EXPENSES	925.78	875.00	(50.78)	10,781.06	8,750.00	(2,031.06)	10,500.00
956075 - LOSS ON TUCSON DISPOSAL	4,614.53	-	(4,614.53)	4,614.53	-	(4,614.53)	-
956090 - SECURITY AUTO EXPENSE-REPAIRS	-	250.00	250.00	11,281.68	2,500.00	(8,781.68)	3,000.00
957020 - SECURITY MISC EXPENSE	-	100.00	100.00	1,720.60	6,200.00	4,479.40	6,400.00
957025 - SECURITY TELEPHONE	84.97	82.50	(2.47)	836.31	825.00	(11.31)	990.00
Total SECURITY EXPENSES	48,972.92	32,466.01	(16,506.91)	387,735.97	320,792.10	(66,943.87)	390,704.00
RESERVE ADDITIONS							
970000 - TRANSFERS TO RESERVES	-	2,000.00	2,000.00	18,000.00	20,000.00	2,000.00	24,000.00
Total RESERVE ADDITIONS	-	2,000.00	2,000.00	18,000.00	20,000.00	2,000.00	24,000.00
Total Expense	87,488.28	65,721.00	(21,767.28)	795,295.15	625,632.00	(169,663.15)	782,494.00

POLO CLUB PLACE HOME OWNERS ASSOCIATION, INC.

Statement of Revenues and Expenses 10/1/2022 - 10/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Total	(18,761.43)	3,486.83	(22,248.26)	(125,939.82)	30,446.30	(156,386.12)	-

POLO CLUB PLACE HOME OWNERS ASSOCIATION, INC.

Statement of Revenues and Expenses 10/1/2022 - 10/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
OTHER REVENUE							
983010 - OWNER ADMIN FEES INCOME	-	416.67	(416.67)	10,000.00	4,166.70	5,833.30	5,000.00
983095 - OTHER INCOME - REIMBURSED ATTORNEY FEES	-	-	-	261,490.42	-	261,490.42	-
Total OTHER REVENUE	-	416.67	(416.67)	271,490.42	4,166.70	267,323.72	5,000.00
RESERVE REVENUE							
987010 - INTEREST INCOME - RESERVES	141.92	41.67	100.25	319.46	416.70	(97.24)	500.00
988000 - TRANSFERS FROM OPERATING	-	2,000.00	(2,000.00)	18,000.00	20,000.00	(2,000.00)	24,000.00
Total RESERVE REVENUE	141.92	2,041.67	(1,899.75)	18,319.46	20,416.70	(2,097.24)	24,500.00
Total Income	141.92	2,458.34	(2,316.42)	289,809.88	24,583.40	265,226.48	29,500.00
Reserve Expense							
RESERVE EXPENSES							
990001 - RES EXP - BANK FEES	-	12.50	12.50	42.00	125.00	83.00	150.00
991020 - RES EXP- ROAD DRAINAGE PROJECT	3,880.00	-	(3,880.00)	3,880.00	-	(3,880.00)	-
995020 - RES EXP- ATTORNEY FEES	88,464.48	-	(88,464.48)	88,464.48	-	(88,464.48)	-
996540 - RES EXP- SURVEILLANCE SYSTEM	3,400.00	-	(3,400.00)	6,375.00	-	(6,375.00)	-
997530 - RES EXP- SEWER	-	-	-	19,617.33	15,000.00	(4,617.33)	15,000.00
998015 - RES EXP- LANDSCAPING RENOVATIONS	-	-	-	4,385.00	-	(4,385.00)	-
998050 - RES EXP- IRRIGATION REPAIRS/MAINTENANCE	-	1,000.00	1,000.00	14,002.14	12,000.00	(2,002.14)	15,000.00
Total RESERVE EXPENSES	95,744.48	1,012.50	(94,731.98)	136,765.95	27,125.00	(109,640.95)	30,150.00
Total Expense	95,744.48	1,012.50	(94,731.98)	136,765.95	27,125.00	(109,640.95)	30,150.00
Reserve Net Total	(95,602.56)	1,445.84	(97,048.40)	153,043.93	(2,541.60)	155,585.53	(650.00)
Net Total	(114,363.99)	4,932.67	(119,296.66)	27,104.11	27,904.70	(800.59)	(650.00)