

Cherry Ridge Owners Association

Statement of Revenues and Expenses 9/1/2025 - 9/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income Operating							
40000 - Operating Assessment	-	-	-	75,606.27	75,606.00	.27	75,606.00
40010 - Interest Revenue- Bank Operating	.36	-	.36	8.30	-	8.30	-
40100 - Late Fee	300.00	-	300.00	3,561.80	-	3,561.80	-
40110 - NSF Fee	-	-	-	(10.00)	-	(10.00)	-
40120 - Interest	63.73	-	63.73	596.81	-	596.81	-
40200 - Collection Fee	233.00	-	233.00	2,998.93	-	2,998.93	-
Total Income Operating	597.09	-	597.09	82,762.11	75,606.00	7,156.11	75,606.00
Total Income	597.09	-	597.09	82,762.11	75,606.00	7,156.11	75,606.00
Operating Expense							
Administrative & General							
50000 - Management Contract	811.50	1,190.00	378.50	7,279.86	10,710.00	3,430.14	14,280.00
50100 - Insurance	-	208.33	208.33	2,376.00	1,874.97	(501.03)	2,500.00
50200 - Bad Debt	-	12.50	12.50	1,089.80	112.50	(977.30)	150.00
50300 - Operating Contingency	-	8.33	8.33	-	74.97	74.97	100.00
50350 - Legal	233.00	166.67	(66.33)	2,436.55	1,500.03	(936.52)	2,000.00
50400 - Audit/Tax Prep	-	-	-	275.00	300.00	25.00	300.00
50550 - Assoc. Operating Expenses	410.17	208.33	(201.84)	1,314.75	1,874.97	560.22	2,500.00
50560 - Late Fee Chargeback	150.00	-	(150.00)	1,983.23	-	(1,983.23)	-
50750 - Website	-	8.33	8.33	-	74.97	74.97	100.00
51150 - Management Extra	-	102.08	102.08	1,160.46	918.72	(241.74)	1,225.00
Total Administrative & General	1,604.67	1,904.57	299.90	17,915.65	17,441.13	(474.52)	23,155.00
Utilities							
52000 - Electricity	79.81	83.33	3.52	643.57	749.97	106.40	1,000.00
52050 - Water / Sewer	2,823.90	1,000.00	(1,823.90)	18,824.80	9,000.00	(9,824.80)	12,000.00
Total Utilities	2,903.71	1,083.33	(1,820.38)	19,468.37	9,749.97	(9,718.40)	13,000.00
Landscaping							
54000 - Landscape Contract	2,854.00	2,854.00	-	25,686.00	25,686.00	-	34,248.00
54010 - Irrigation Repairs	-	125.00	125.00	1,825.00	1,125.00	(700.00)	1,500.00
54020 - Landscape Improvements	-	125.00	125.00	525.00	1,125.00	600.00	1,500.00
54080 - Landscape - Barkdust	-	-	-	-	51.00	51.00	51.00
Total Landscaping	2,854.00	3,104.00	250.00	28,036.00	27,987.00	(49.00)	37,299.00
Maintenance & Repairs							
55100 - Backflow	-	-	-	-	450.00	450.00	450.00
55450 - Lighting Maintenance	-	8.33	8.33	-	74.97	74.97	100.00
55900 - Bioswale	-	125.00	125.00	-	1,125.00	1,125.00	1,500.00
56100 - Fence Maintenance	-	-	-	-	51.00	51.00	51.00
56600 - Sidewalk Repair	-	-	-	-	51.00	51.00	51.00
Total Maintenance & Repairs	-	133.33	133.33	-	1,751.97	1,751.97	2,152.00

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Operating Expense							
Total Expense	7,362.38	6,225.23	(1,137.15)	65,420.02	56,930.07	(8,489.95)	75,606.00
Operating Net Total	(6,765.29)	(6,225.23)	(540.06)	17,342.09	18,675.93	(1,333.84)	-