Financial Report Package

April 2025

Prepared for

Valley Greens Condominiums

By

Red Mtn. Community Management

Balance Sheet

Valley Greens Condominiums

End Date: 04/30/2025

	Operating	Reserve	Total
Assets			
Operating Cash			
SSB Oper 4000	$2,194.13	$0.00	$2,194.13
Total: Operating Cash	**$2,194.13**	**$0.00**	**$2,194.13**
Reserve Cash			
SSB Res 4003	$0.00	$9,365.09	$9,365.09
Total: Reserve Cash	**$0.00**	**$9,365.09**	**$9,365.09**
Accounts Receivable			
Accounts Receivable	$4,000.00	$0.00	$4,000.00
Total: Accounts Receivable	**$4,000.00**	**$0.00**	**$4,000.00**
Other Assets			
Due from Operating	$0.00	$10,020.50	$10,020.50
Total: Other Assets	**$0.00**	**$10,020.50**	**$10,020.50**
Total: Assets	**$6,194.13**	**$19,385.59**	**$25,579.72**
Liabilities & Equity			
Current Liabilities			
Prepaid Assessments	$850.00	$0.00	$850.00
Due to Reserve	$10,020.50	$0.00	$10,020.50
Total: Current Liabilities	**$10,870.50**	**$0.00**	**$10,870.50**
Equity			
Retained Earnings	($7,601.66)	$0.00	($7,601.66)
Total: Equity	**($7,601.66)**	**$0.00**	**($7,601.66)**
Reserve Equity			
Retained Earnings - Reserve	$0.00	$17,367.70	$17,367.70
Total: Reserve Equity	**$0.00**	**$17,367.70**	**$17,367.70**
Net Income Gain/Loss	$0.00	$2,017.89	$2,017.89
Net Income Gain/Loss	$2,925.29	$0.00	$2,925.29
Total: Liabilities & Equity	**$6,194.13**	**$19,385.59**	**$25,579.72**

Income Statement

Valley Greens Condominiums
Operating
End Date: 04/30/2025

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-to-date Actual	Year-to-date Budget	Year-to-date Variance	Annual Budget
Operating							
INCOME							
Operating Income							
40-40000 Operating Dues	$4,000.00	$3,800.00	$200.00	$16,000.00	$15,200.00	$800.00	$45,600.00
40-40050 Dues To Reserve	(500.00)	-	(500.00)	(2,000.00)	-	(2,000.00)	-
TOTAL Operating Income	$3,500.00	$3,800.00	($300.00)	$14,000.00	$15,200.00	($1,200.00)	$45,600.00
TOTAL INCOME	**$3,500.00**	**$3,800.00**	**($300.00)**	**$14,000.00**	**$15,200.00**	**($1,200.00)**	**$45,600.00**
EXPENSES							
Operating Expense							
50-50100 Management Fee- Contract	668.00	644.00	(24.00)	2,672.00	2,576.00	(96.00)	7,728.00
50-50210 Insurance	-	500.00	500.00	622.66	2,000.00	1,377.34	6,000.00
50-50220 Water & Sewer	-	433.33	433.33	1,344.84	1,733.32	388.48	5,200.00
50-50225 Natural Gas	(48.20)	-	48.20	(48.20)	-	48.20	-
50-50250 Trash Removal	-	238.33	238.33	467.35	953.32	485.97	2,860.00
50-50275 Roof Snow and Ice Removal	-	101.25	101.25	-	405.00	405.00	1,215.00
50-50290 Security & Fire Safety	617.61	83.33	(534.28)	1,437.07	333.32	(1,103.75)	1,000.00
50-50310 Common Area Utilities	151.32	83.33	(67.99)	507.99	333.32	(174.67)	1,000.00
50-50361 Grounds & Landscaping	200.00	583.33	383.33	3,271.00	2,333.32	(937.68)	7,000.00
50-50370 Roof Maintenance	-	-	-	400.00	-	(400.00)	-
50-50375 Repairs & Maintenance	-	250.00	250.00	-	1,000.00	1,000.00	3,000.00
50-51000 Misc Expense - Other	-	16.67	16.67	400.00	66.68	(333.32)	200.00
50-51001 Bank Service Charges	-	8.33	8.33	-	33.32	33.32	100.00
50-51004 Reserve Fund Transfer	-	500.00	500.00	-	2,000.00	2,000.00	6,000.00
TOTAL Operating Expense	$1,588.73	$3,441.90	$1,853.17	$11,074.71	$13,767.60	$2,692.89	$41,303.00
TOTAL EXPENSES	**$1,588.73**	**$3,441.90**	**$1,853.17**	**$11,074.71**	**$13,767.60**	**$2,692.89**	**$41,303.00**
Operating NET INCREASE (DECREASE)	$1,911.27	$358.10	$1,553.17	$2,925.29	$1,432.40	$1,492.89	$4,297.00

Income Statement

Valley Greens Condominiums
Reserve
End Date: 04/30/2025

	Current Period			Year-to-date			Annual
Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve							
RESERVE FUND							
Reserve Income							
48-48000 Reserve Dues	$500.00	$500.00	$-	$2,000.00	$2,000.00	$-	$6,000.00
48-48020 Res. Spc. Assessment	-	1,333.33	(1,333.33)	-	5,333.32	(5,333.32)	16,000.00
48-48050 Res. Interest Income	4.88	-	4.88	17.89	-	17.89	-
TOTAL Reserve Income	$504.88	$1,833.33	($1,328.45)	$2,017.89	$7,333.32	($5,315.43)	$22,000.00
Reserve NET INCREASE (DECREASE)	$504.88	$1,833.33	($1,328.45)	$2,017.89	$7,333.32	($5,315.43)	$22,000.00
NET INCREASE (DECREASE)	$2,416.15	$2,191.43	$224.72	$4,943.18	$8,765.72	($3,822.54)	$26,297.00

Payables Aging Report

As Of 4/30/2025

Vendor	Current	Over 30	Over 60	Over 90	Balance
Totals:					

Bank Account Reconciliation

Valley Greens Condominiums

SSB Operating 4000 (End: 04/30/2025)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Uncleared Items					
12/30/2024		Orkin		300054	($155.99)
04/07/2025		Allied Security (Proguard Pro.) Inc.		300061	($375.00)
04/07/2025		Allied Security (Proguard Pro.) Inc.		300060	($188.85)
04/18/2025		2 Speed Excavation LLC		100082	($200.00)
			Total Uncleared		**($919.84)**
Cleared Items					
Credits					
04/01/2025	04/02/2025	Deposit from batch 3383	3383 - Online Payment	1114	$500.00
04/15/2025	04/15/2025	Deposit from batch 4410	4410 - Auto Payment	1117	$500.00
04/15/2025	04/16/2025	Deposit from batch 4398	4398 - ACH Payment	1116	$2,000.00
			Total Cleared Credits		**$3,000.00**
Debits					
03/06/2025	04/01/2025	2 Speed Excavation LLC		100077	($600.00)
03/26/2025	04/08/2025	2 Speed Excavation LLC		100081	($900.00)
04/01/2025	04/02/2025	Red Mountain Community Management		0	($668.00)
04/15/2025	04/15/2025	Transfer to SSB Reserve 4003			($500.00)
04/30/2025	04/30/2025	Xcel Energy		0	($103.12)
04/30/2025	04/30/2025	Century Link		0	($53.76)
			Total Cleared Debits		**($2,824.88)**

SSB Operating 4000 Summary

Ending Account Balance:	$ 2,194.13
Uncleared Items:	($919.84)
Adjusted Balance:	$ 3,113.97
Bank Ending Balance:	$ 3,113.97
Difference:	$-

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Cleared Items					
Credits					
04/15/2025	04/15/2025	Transfer from SSB Operating 4000			$500.00
04/30/2025	04/30/2025	Interest			$4.88
			Total Cleared Credits		**$504.88**

SSB Reserve 4003 Summary

Ending Account Balance:	$ 9,365.09
Uncleared Items:	$-
Adjusted Balance:	$ 9,365.09
Bank Ending Balance:	$ 9,365.09
Difference:	$-

General Ledger Trial Balance with Details

Valley Greens Condominiums

Accts: 10-10000-00 To: 90-45060-01 Dates: 4/1/2025 - 4/30/2025

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
10-10002-00	SSB Oper 4000	$1,282.86	$3,000.00	$2,088.73	$2,194.13

Date	GL Ref #	Debit	Credit	Description
04/01/2025	39733	$ -	$ 668.00	SSB Oper 4000 Inv # ; Red Mountain Community Management Chk # 0
04/01/2025	39783	500.00	-	Deposit from batch 3383
04/07/2025	40031	-	188.85	SSB Oper 4000; Allied Security (Proguard Pro.) Inc. Chk # 300060
04/07/2025	40033	-	375.00	SSB Oper 4000; Allied Security (Proguard Pro.) Inc. Chk # 300061
04/15/2025	40134	-	500.00	Funds Transfer
04/15/2025	40232	2,000.00	-	Deposit from batch 4398
04/15/2025	40355	500.00	-	Deposit from batch 4410
04/18/2025	40531	-	200.00	SSB Oper 4000; 2 Speed Excavation LLC Chk # 100082
04/30/2025	40890	-	53.76	SSB Oper 4000 Inv # ; Century Link Chk # 0
04/30/2025	40892	-	103.12	SSB Oper 4000 Inv # ; Xcel Energy Chk # 0

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
12-12003-00	SSB Res 4003	8,860.21	504.88	-	9,365.09

Date	GL Ref #	Debit	Credit	Description
04/15/2025	40134	$ 500.00	$ -	Funds Transfer
04/30/2025	40840	4.88	-	Interest

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
14-14000-00	Accounts Receivable	3,500.00	4,000.00	3,500.00	4,000.00

Date	GL Ref #	Debit	Credit	Description
04/01/2025	36207	4,000.00	-	Assessment - Homeowner - Batch 3188
04/01/2025	39783	-	500.00	Deposit from batch 3383
04/01/2025	39824	-	500.00	Applied Prepaid VG000F
04/15/2025	40232	-	500.00	Deposit from batch 4398
04/15/2025	40232	-	500.00	Deposit from batch 4398
04/15/2025	40232	-	500.00	Deposit from batch 4398
04/15/2025	40232	-	500.00	Deposit from batch 4398
04/15/2025	40355	-	500.00	Deposit from batch 4410

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
18-18000-00	Due from Operating	10,020.50	-	-	10,020.50

Date	GL Ref #	Debit	Credit	Description

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
20-20000-00	Accounts Payable	-	1,588.73	1,588.73	-

Date	GL Ref #	Debit	Credit	Description
04/01/2025	36687	$ -	$ 668.00	Accounts Payable
04/01/2025	39733	668.00	-	Accounts Payable Inv # ; Red Mountain Community Management Chk # 0
04/07/2025	40031	188.85	-	Accounts Payable Inv # 10172484; Allied Security (Proguard Pro.) Inc. Chk # 300060
04/07/2025	40033	375.00	-	Accounts Payable Inv # 10172201; Allied Security (Proguard Pro.) Inc. Chk # 300061
04/08/2025	40027	-	188.85	Accounts Payable Inv # 10172484
04/08/2025	40029	-	375.00	Accounts Payable Inv # 10172201
04/16/2025	40482	-	200.00	Accounts Payable Inv # 041625-
04/18/2025	40531	200.00	-	Accounts Payable Inv # 041625-; 2 Speed Excavation LLC Chk # 100082
04/30/2025	40880	-	103.12	Accounts Payable
04/30/2025	40882	-	53.76	Accounts Payable
04/30/2025	40890	53.76	-	Accounts Payable Inv # ; Century Link Chk # 0
04/30/2025	40892	103.12	-	Accounts Payable Inv # ; Xcel Energy Chk # 0

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
20-21000-00	Prepaid Assessments	(1,350.00)	500.00	-	(850.00)

Date	GL Ref #	Debit	Credit	Description
04/01/2025	39824	$ 500.00	$ -	Adjust Prepaid

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
20-25000-00	Due to Reserve	(10,020.50)	-	-	(10,020.50)

Date	GL Ref #	Debit	Credit	Description

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
30-32000-00	Retained Earnings	7,601.66	-	-	7,601.66

Date	GL Ref #	Debit	Credit	Description

General Ledger Trial Balance with Details

Valley Greens Condominiums

Accts: 10-10000-00 To: 90-45060-01 Dates: 4/1/2025 - 4/30/2025

Account No	Description				Prior Balance	Current Debit	Current Credit	End Balance
39-39500-00	Retained Earnings - Reserve				(17,367.70)	-	-	(17,367.70)
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
40-40000-00	Operating Dues				(12,000.00)	-	4,000.00	(16,000.00)
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/01/2025	36207	$ -	$ 4,000.00	Assessment - Homeowner - Batch 3188				
40-40050-00	Dues To Reserve				1,500.00	500.00	-	2,000.00
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/15/2025	40136	$ 500.00	$ -	Dues To Reserve				
48-48000-01	Reserve Dues				(1,500.00)	-	500.00	(2,000.00)
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/15/2025	40136	$ -	$ 500.00	Reserve Dues				
48-48050-01	Res. Interest Income				(13.01)	-	4.88	(17.89)
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/30/2025	40840	$ -	$ 4.88	Interest				
50-50100-00	Management Fee- Contract				2,004.00	668.00	-	2,672.00
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/01/2025	36687	$ 668.00	$ -	Management Fee- Contract				
50-50210-00	Insurance				622.66	-	-	622.66
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
50-50220-00	Water & Sewer				1,344.84	-	-	1,344.84
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
50-50225-00	Natural Gas				-	103.12	151.32	(48.20)
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/30/2025	40880	$ 103.12	$ -	Natural Gas				
04/30/2025	41046	-	151.32	Change natural gas charges				
50-50250-00	Trash Removal				467.35	-	-	467.35
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
50-50290-00	Security & Fire Safety				819.46	617.61	-	1,437.07
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/08/2025	40027	$ 188.85	$ -	Allied Security (Proguard Pro.) Inc.				
04/08/2025	40029	375.00	-	Allied Security (Proguard Pro.) Inc.				
04/30/2025	40882	53.76	-	Security & Fire Safety				
50-50310-00	Common Area Utilities				356.67	151.32	-	507.99
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/30/2025	41046	$ 48.20	$ -	Change natural gas charges				
04/30/2025	41046	103.12	-	Change natural gas charges				
50-50361-00	Grounds & Landscaping				3,071.00	200.00	-	3,271.00
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
04/16/2025	40482	$ 200.00	$ -	shoveling for March				
50-50370-00	Roof Maintenance				400.00	-	-	400.00
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
50-51000-00	Misc Expense - Other				400.00	-	-	400.00
Date	**GL Ref #**	**Debit**	**Credit**	**Description**				
			Totals:		**$0.00**	**$11,833.66**	**$11,833.66**	**$0.00**