

**Ironbridge POA  
Balance Sheet  
As of July 31, 2024**

Jul 31, 24

**ASSETS**

Current Assets

Checking/Savings

Alpine Operating	163,669.84
EJ - Investment Operating	49,928.96
EJ - Investment Reserves	<u>1,708,227.31</u>

Total Checking/Savings 1,921,826.11

Accounts Receivable

Accounts Receivable	<u>34,776.14</u>
Total Accounts Receivable	<u>34,776.14</u>

Total Current Assets 1,956,602.25

**TOTAL ASSETS 1,956,602.25**

**LIABILITIES & EQUITY**

Liabilities

Current Liabilities

Other Current Liabilities

Deposits

Construction Deposits - IMM	89,307.42
Construction Deposits 2023	<u>105,100.00</u>

Total Deposits 194,407.42

Prepaid Assessments 66,515.75

Total Other Current Liabilities 260,923.17

Total Current Liabilities 260,923.17

Total Liabilities 260,923.17

Equity

Opening Balance Equity 1,173,458.83

Retained Earnings 411,557.42

Net Income 110,662.83

Total Equity 1,695,679.08

**TOTAL LIABILITIES & EQUITY 1,956,602.25**

Accrual Basis

**Ironbridge POA  
Profit & Loss Budget Performance  
July 2024**

	<u>Jul 24</u>	<u>Budget</u>	<u>Jan - Jul 24</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
<b>Ordinary Income/Expense</b>					
<b>Income</b>					
1 - Operating Assessment	32,542.80	32,542.80	227,799.60	227,799.60	390,513.60
2 - Reserve Assessment	21,695.20	21,695.20	151,866.40	151,866.40	260,342.40
3 - Club Assessment	109,060.00	109,060.00	763,420.00	763,420.00	1,308,720.00
Design Review Fee	14,500.00	400.00	28,700.00	2,800.00	4,800.00
Interest Operating	233.96	333.33	4,303.54	2,333.35	4,000.00
Late Fees & Violations	621.42		2,011.34		
<b>Total Income</b>	<u>178,653.38</u>	<u>164,031.33</u>	<u>1,178,100.88</u>	<u>1,148,219.35</u>	<u>1,968,376.00</u>
<b>Gross Profit</b>	178,653.38	164,031.33	1,178,100.88	1,148,219.35	1,968,376.00
<b>Expense</b>					
<b>1000 - IB Club</b>					
Club Equalization	8,000.00	0.00	16,000.00	0.00	39,000.00
Facility Fees	109,060.00	109,060.00	763,420.00	763,420.00	1,308,720.00
<b>Total 1000 - IB Club</b>	<u>117,060.00</u>	<u>109,060.00</u>	<u>779,420.00</u>	<u>763,420.00</u>	<u>1,347,720.00</u>
<b>2000 - Reserve Fund</b>					
Transfer to Reserve Fund	21,695.20	21,695.20	151,866.40	151,866.40	260,342.40
<b>Total 2000 - Reserve Fund</b>	<u>21,695.20</u>	<u>21,695.20</u>	<u>151,866.40</u>	<u>151,866.40</u>	<u>260,342.40</u>
<b>3000 - Repairs and Maintenance</b>					
Bike Path Maintenance	0.00	142.86	0.00	571.42	1,000.00
Contingency	0.00	833.33	0.00	5,833.35	10,000.00
Entrance Decor	0.00	285.71	0.00	1,142.84	2,000.00
Irrigation Ditch (Robertson25%)	0.00	0.00	2,996.25	0.00	3,000.00
Irrigation Repairs	1,926.55	4,285.71	16,215.26	17,142.87	30,000.00
Landscape Maintenance	4,025.00	5,285.71	5,613.75	21,142.87	37,000.00
Landscaping Service	4,401.25	4,228.58	50,699.32	16,914.29	29,600.00
Light Bulbs	97.50	125.00	113.75	875.00	1,500.00
Pet Station Maintenance	650.00	583.33	4,750.00	4,083.31	7,000.00
Pump House Maintenance	0.00	285.71	17.50	1,142.84	2,000.00
Rep. & Maintenance (R&M)	27,991.36	650.00	39,349.75	4,550.00	7,800.00
Signage	0.00	0.00	0.00	0.00	900.00
Snow removal	0.00	0.00	20,888.73	26,000.01	52,000.00

Accrual Basis

**Ironbridge POA  
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	<u>Jul 24</u>	<u>Budget</u>	<u>Jan - Jul 24</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Snow removal pathways	0.00	0.00	2,805.00	3,999.99	8,000.00
Street Sweeping	0.00	0.00	6,819.50	5,200.00	5,200.00
<b>Total 3000 - Repairs and Maintenance</b>	<b>39,091.66</b>	<b>16,705.94</b>	<b>150,268.81</b>	<b>108,598.79</b>	<b>197,000.00</b>
<b>General &amp; Administrative</b>					
Admin & Acct	520.00	833.33	4,530.00	5,833.31	10,000.00
Conservation Easement	0.00	1,800.00	3,564.31	5,400.00	7,200.00
Covenant Enforcement	534.92	500.00	1,760.35	3,500.00	6,000.00
Design Review	1,540.00	400.00	18,500.94	2,800.00	4,800.00
Insurance	864.00	834.47	6,118.00	5,841.25	10,013.60
IPOA Utilities	2,113.53	583.37	6,856.24	4,083.35	7,000.00
Legal Fees	3,099.00	2,500.00	83,800.50	17,500.00	30,000.00
Management Fees	6,600.00	6,600.00	46,200.00	46,200.00	79,200.00
Office Expense	15.33	166.67	91.49	1,166.65	2,000.00
Tax Prep	0.00	0.00	400.00	5,000.00	5,000.00
Website Design & Maintenance	0.00	50.00	16.06	350.00	600.00
Welcome Amenities	0.00	125.00	393.68	875.00	1,500.00
<b>Total General &amp; Administrative</b>	<b>15,286.78</b>	<b>14,392.84</b>	<b>172,231.57</b>	<b>98,549.56</b>	<b>163,313.60</b>
<b>Total Expense</b>	<b>193,133.64</b>	<b>161,853.98</b>	<b>1,253,786.78</b>	<b>1,122,434.75</b>	<b>1,968,376.00</b>
<b>Net Ordinary Income</b>	<b>-14,480.26</b>	<b>2,177.35</b>	<b>-75,685.90</b>	<b>25,784.60</b>	<b>0.00</b>
<b>Other Income/Expense</b>					
<b>Other Income</b>					
Reserve Fund Income					
1 - Transfer from Operating	21,695.20		151,866.40		
2 - EJ Invest. Int. Reserve	3,625.55		34,833.33		
<b>Total Reserve Fund Income</b>	<b>25,320.75</b>		<b>186,699.73</b>		
<b>Total Other Income</b>	<b>25,320.75</b>		<b>186,699.73</b>		
<b>Other Expense</b>					
Capital Reserve Expense					
Tax	0.00		351.00		
<b>Total Capital Reserve Expense</b>	<b>0.00</b>		<b>351.00</b>		
<b>Total Other Expense</b>	<b>0.00</b>		<b>351.00</b>		

Accrual Basis

**Ironbridge POA**  
**Profit & Loss Budget Performance**  
July 2024

	<u>Jul 24</u>	<u>Budget</u>	<u>Jan - Jul 24</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Net Other Income	25,320.75		186,348.73		
Net Income	<u>10,840.49</u>	<u>2,177.35</u>	<u>110,662.83</u>	<u>25,784.60</u>	<u>0.00</u>