

Date: February 14, 2025

To: Finance Committee

From: Sue Kwapich

Re: Attached are the following reports for January 2025:

1. Balance Sheet as of January 31, 2025
2. P & L Summary – January 2025 and Fiscal Year To Date
3. P & L w/Line Items – same report as above with all the line items under each category.
4. P & L Actual vs Budget – Fiscal Year Ending 10/31/25
5. January Statement of Cash Flows

**Sun Valley Elkhorn Association, Inc. (Operational)**

**Balance Sheet**

As of January 31, 2025

Accrual Basis

	Jan 31, 25
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
101 · Idaho First Bank 7289 Checking	82,168.76
102 · Idaho First Bank 6498 SQ (MM)	23,373.04
103 · Petty Cash	1,600.00
107 · Savings-Zions Bank-3145	8,312.59
108 · DL Evans-Checking-5403	14,367.29
109 · DL Evans-Savings-5438	200,296.51
1104 · CR - Treasury Direct	
1 - CR - 08-15-24 (13 wk Bill)	321,368.85
2 - CR - 11-12-24 (4 week Bill)	99,648.83
3 - CR - 11-12-24 (8 week Bill)	99,301.56
4 - CR - 11-14-24 (13 wk Bill)	98,882.72
<b>Total 1104 · CR - Treasury Direct</b>	<b>619,201.96</b>
1105 · CR - DL Evans-Checking 5411	101,064.05
1106 · CR - DL Evans-Savings 5446	427,661.39
1107 · CR - Zions Loan Acct 7689	33,301.61
<b>Total Checking/Savings</b>	<b>1,511,347.20</b>
<b>Accounts Receivable</b>	
110 · Assessments Receivable	83,038.03
<b>Total Accounts Receivable</b>	<b>83,038.03</b>
<b>Other Current Assets</b>	
1115 · Accrued Interest Receivable	3,583.13
115 · Accrued Interest Receivable	1,746.00
120 · Prepaid Expenses	22,145.57
<b>Total Other Current Assets</b>	<b>27,474.70</b>
<b>Total Current Assets</b>	<b>1,621,859.93</b>
<b>Fixed Assets</b>	
130 · Buildings	3,151,821.58
131 · Recreation Facilities	7,228,516.97
132 · Furniture & Fixtures	389,094.16
134 · Land Improvements	444,370.75
140 · Accumulated Depreciation	-4,988,347.40
<b>Total Fixed Assets</b>	<b>6,225,456.06</b>
<b>TOTAL ASSETS</b>	<b>7,847,315.99</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
205 · Accounts Payable - Trade	23,707.26
<b>Total Accounts Payable</b>	<b>23,707.26</b>
<b>Credit Cards</b>	
201 · DL Evans CC 8388 - Horensavitz	1,878.65
201A · DL Evans CC 8370 - Ahern	780.66
201B · DL Evans CC 8396 - Lube	1,138.38
<b>Total Credit Cards</b>	<b>3,797.69</b>
<b>Other Current Liabilities</b>	
209 · FUTA Taxes Payable	185.74
210 · SUTA Taxes Payable	140.18
212 · State Withholding Payable	1,644.00
214 · ADC Deposit-Completion	51,500.00
230 · Taxes	20.00

**Sun Valley Elkhorn Association, Inc. (Operational)**

**Balance Sheet**

**As of January 31, 2025**

Accrual Basis

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	<u>Jan 31, 25</u>
25500 · Sales Tax Payable	40.00
<b>Total Other Current Liabilities</b>	<u>53,529.92</u>
<b>Total Current Liabilities</b>	81,034.87
<b>Long Term Liabilities</b>	
1220 · Accrued Interest Payable	965.22
1231 · CR - Village Pool Loan xx2613	955,002.80
<b>Total Long Term Liabilities</b>	<u>955,968.02</u>
<b>Total Liabilities</b>	1,037,002.89
<b>Equity</b>	
3900 · Retained Earnings	6,369,077.59
Net Income	441,235.51
<b>Total Equity</b>	<u>6,810,313.10</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>7,847,315.99</u></u>

**Sun Valley Elkhorn Association, Inc. (Operational)  
Profit & Loss-Current Month & Year to Date**

Accrual Basis

January 2025

	<u>Jan 25</u>	<u>Nov '24 - Jan 25</u>
<b>Ordinary Income/Expense</b>		
<b>Income</b>	8,182.35	593,678.28
<b>Gross Profit</b>	8,182.35	593,678.28
<b>Expense</b>		
<b>1-Management</b>	52,509.20	145,329.34
<b>2-Common Area</b>	5,878.54	28,904.79
<b>3-Village Pool</b>	9,305.38	20,233.54
<b>4-Harker Pool</b>	3,573.50	12,356.45
<b>5-Harker Structure</b>	1,155.31	4,885.97
<b>6-Racquet Sports</b>	1,423.05	5,342.62
<b>7-Other Expense</b>	2,735.63	8,936.79
<b>8-Depreciation</b>	19,305.00	57,915.00
<b>Total Expense</b>	<u>95,885.61</u>	<u>283,904.50</u>
<b>Net Ordinary Income</b>	-87,703.26	309,773.78
<b>Other Income/Expense</b>		
<b>Other Income</b>	1,914.12	165,274.68
<b>Other Expense</b>		
<b>3-Village Pool.</b>	0.00	3,161.35
<b>8-Systems and Equipment</b>	4,375.00	21,875.00
<b>9-Other   Interest</b>	2,919.27	8,776.60
<b>Total Other Expense</b>	<u>7,294.27</u>	<u>33,812.95</u>
<b>Net Other Income</b>	-5,380.15	131,461.73
<b>Net Income</b>	<u><u>-93,083.41</u></u>	<u><u>441,235.51</u></u>

**Sun Valley Elkhorn Association, Inc. (Operational)**  
**Profit & Loss-Current Month & Year to Date**

Accrual Basis

January 2025

	Jan 25	Nov '24 - Jan...
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
301 · Member Assessments	0.00	567,600.00
302 · Amenity Access Dues	6,006.00	18,942.00
304 · Access Fees   Pools	400.00	863.63
306 · Set-Up Fees	800.00	2,400.00
315 · Interest Income	126.35	632.65
341 · ADC Income	850.00	3,000.00
409 · Returned Check Charges	0.00	240.00
<b>Total Income</b>	8,182.35	593,678.28
<b>Gross Profit</b>	8,182.35	593,678.28
<b>Expense</b>		
<b>1-Management</b>		
401 · Legal	5,632.50	8,952.50
403 · Misc Bank Charges	143.62	784.46
410 · Meeting Expense	2,018.21	3,547.54
415 · Office Supplies	486.26	2,425.74
416 · Stationary	775.65	775.65
417 · Statements/Checks	0.00	258.77
418 · Computer, Amenity, Email Suppor	1,205.94	3,041.02
419 · Education	679.00	699.00
430 · Employee Health Insurance	2,165.58	6,527.60
431-A · Admin-Part-time Payroll	0.00	0.00
431-B · Program Payroll	0.00	0.00
431 · Administrative Payroll	33,415.98	95,628.68
432 · Payroll Taxes	3,188.52	7,421.80
432-A · P/R Tax Allocated to Other Dept	-346.79	-588.74
433 · Workers Comp Ins	199.25	597.75
434 · Retirement	646.84	2,478.07
440 · Postage	29.20	4,692.98
442 · Auto	126.00	441.57
443 · ADC Expense	750.00	2,750.00
445 · Copier Maint Agrmt	277.33	3,445.62
447 · Telephone	177.24	510.46
448 · Pitnety Bowes Leased Equip	938.87	938.87
<b>Total 1-Management</b>	52,509.20	145,329.34
<b>2-Common Area</b>		
460 · Electricity	113.72	337.49
470 · Landscaping	0.00	4,866.01
475 · Snow Removal	5,563.49	8,140.99
485 · Trash Pickup	85.57	254.57
486 · Water/Irrigation	115.76	455.73
489 · Weed Control	0.00	14,850.00
<b>Total 2-Common Area</b>	5,878.54	28,904.79
<b>3-Village Pool</b>		
500 · Water & Sewer - VP	40.90	118.95
501 · Electricity - VP	1,314.09	3,280.62
502 · Natural Gas - VP	2,989.25	6,011.51
503 · Maint/Repair-VP	102.74	833.97
504 · Supplies - VP	173.93	818.73
508 · Telephone - VP	45.00	135.00
509 · Payroll - VP	4,003.82	6,778.66
510 · Payroll Taxes - VP	346.79	588.74
511 · Workers Comp-VP	199.25	597.75
513 · Cleaning-VP	0.00	980.00
514 · Security Alarm - VP	89.61	89.61
<b>Total 3-Village Pool</b>	9,305.38	20,233.54
<b>4-Harker Pool</b>		

**Sun Valley Elkhorn Association, Inc. (Operational)**  
**Profit & Loss-Current Month & Year to Date**

Accrual Basis

January 2025

	Jan 25	Nov '24 - Jan...
515 · Water & Sewer - HP	0.00	162.58
516 · Electricity - HP	1,362.50	3,573.91
517 · Natural Gas - HP	1,966.75	7,676.56
519 · Supplies - HP	0.00	210.65
523 · Telephone - HP	45.00	135.00
524 · Payroll - HP	0.00	0.00
526 · Workers Comp- HP	199.25	597.75
529 · Security Alarm - HP	0.00	0.00
<b>Total 4-Harker Pool</b>	<b>3,573.50</b>	<b>12,356.45</b>
<b>5-Harker Structure</b>		
531 · Cleaning - HS	0.00	1,260.00
532 · Electricity - HS	583.92	1,531.65
534 · Natural Gas - HS	168.04	392.28
535 · Maintenance - HS	61.46	841.01
536 · Supplies -HS	119.37	203.93
539 · Cable TV - HS	136.00	408.00
555 · Water & Sewer - HS	0.00	162.58
557 · Alarm - HS	86.52	86.52
<b>Total 5-Harker Structure</b>	<b>1,155.31</b>	<b>4,885.97</b>
<b>6-Racquet Sports</b>		
606 · Electricity - Racquet Sports	308.84	785.19
616 · Water - Racquet Sports	57.88	174.47
617 · Alarm - Racquet Sports	37.08	156.93
620 · Supplies - Racquet Sports	695.00	753.28
624-b · Workers Comp Racquet Sports	199.25	597.75
626 · Telephone - Racquet Sports	125.00	375.00
627 · Housing Lease - Racquet Sports	0.00	2,500.00
<b>Total 6-Racquet Sports</b>	<b>1,423.05</b>	<b>5,342.62</b>
<b>7-Other Expense</b>		
705 · Insurance - Association	2,460.63	7,381.89
707 · Professional Services	245.00	767.50
708 · Website Updates	0.00	225.00
715 · Property Taxes	0.00	14.66
730 · Tax Returns	30.00	30.00
745 · Tools   Equipment	0.00	317.74
750 · Other Expenses	0.00	200.00
<b>Total 7-Other Expense</b>	<b>2,735.63</b>	<b>8,936.79</b>
<b>8-Depreciation</b>		
724 · Depreciation	19,305.00	57,915.00
<b>Total 8-Depreciation</b>	<b>19,305.00</b>	<b>57,915.00</b>
<b>Total Expense</b>	<b>95,885.61</b>	<b>283,904.50</b>
<b>Net Ordinary Income</b>	<b>-87,703.26</b>	<b>309,773.78</b>
<b>Other Income/Expense</b>		
<b>Other Income</b>		
1301 - Capital Member Dues	0.00	155,100.00
1302 · Rental Amenity Access Dues	1,794.00	5,658.00
1315 · Interest Income CR	120.12	4,516.68
<b>Total Other Income</b>	<b>1,914.12</b>	<b>165,274.68</b>
<b>Other Expense</b>		
<b>3-Village Pool.</b>		
1570 · VP Incidental Repairs	0.00	3,161.35
<b>Total 3-Village Pool.</b>	<b>0.00</b>	<b>3,161.35</b>
<b>8-Systems and Equipment</b>		

**Sun Valley Elkhorn Association, Inc. (Operational)  
Profit & Loss-Current Month & Year to Date**

Accrual Basis

January 2025

	Jan 25	Nov '24 - Jan...
1544A · HOA Mgt Software - Upgrade	4,375.00	21,875.00
<b>Total 8-Systems and Equipment</b>	4,375.00	21,875.00
<b>9-Other   Interest</b>		
1449 · Zions Bank Loan Interest	2,916.27	8,767.60
1450 · Bank Charges	3.00	9.00
<b>Total 9-Other   Interest</b>	2,919.27	8,776.60
<b>Total Other Expense</b>	7,294.27	33,812.95
<b>Net Other Income</b>	-5,380.15	131,461.73
<b>Net Income</b>	-93,083.41	441,235.51

# Sun Valley Elkhorn Association, Inc. (Operational)

## Profit & Loss Budget vs. Actual

November 2024 through January 2025

Accrual Basis

	Nov '24 - Jan 25	Budget	\$ Over Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
301 · Member Assessments	567,600.00	565,311.00	2,289.00
302 · Amenity Access Dues	18,942.00	12,000.00	6,942.00
303 · Access Fees   Racquet Sports	0.00	1,500.00	-1,500.00
304 · Access Fees   Pools	863.63	900.00	-36.37
306 · Set-Up Fees	2,400.00	1,549.00	851.00
310 · Lien Charges	0.00	0.00	0.00
315 · Interest Income	632.65	841.00	-208.35
316 · Demand Ltr/Finance Chg	0.00	0.00	0.00
327 · Swim Team Income	0.00	0.00	0.00
328 · Aqua Aerobics	0.00	0.00	0.00
334 · Tennis Program Fees (Net)	0.00	0.00	0.00
341 · ADC Income	3,000.00	200.00	2,800.00
348 · Program Income	0.00	0.00	0.00
350 · Other Income	0.00	0.00	0.00
409 · Returned Check Charges	240.00	100.00	140.00
<b>Total Income</b>	<b>593,678.28</b>	<b>582,401.00</b>	<b>11,277.28</b>
<b>Gross Profit</b>	<b>593,678.28</b>	<b>582,401.00</b>	<b>11,277.28</b>
<b>Expense</b>			
<b>1-Management</b>			
401 · Legal	8,952.50	15,000.00	-6,047.50
403 · Misc Bank Charges	784.46	300.00	484.46
405 · Accounting	0.00	7,650.00	-7,650.00
410 · Meeting Expense	3,547.54	2,200.00	1,347.54
411 · Director Travel	0.00	0.00	0.00
415 · Office Supplies	2,425.74	1,995.00	430.74
416 · Stationary	775.65	0.00	775.65
417 · Statements/Checks	258.77	0.00	258.77
418 · Computer, Amenity, Email Suppor	3,041.02	1,500.00	1,541.02
419 · Education	699.00	750.00	-51.00
421 · Amenity Cards	0.00	0.00	0.00
425 · Office Machine Maintenance	0.00	250.00	-250.00
430 · Employee Health Insurance	6,527.60	9,543.00	-3,015.40
431-A · Admin-Part-time Payroll	0.00	0.00	0.00
431-B · Program Payroll	0.00	0.00	0.00
431 · Administrative Payroll	95,628.68	117,196.00	-21,567.32
432 · Payroll Taxes	7,421.80	14,236.00	-6,814.20
432-A · P/R Tax Allocated to Other Dept	-588.74	0.00	-588.74
433 · Workers Comp Ins	597.75	718.00	-120.25
434 · Retirement	2,478.07	2,375.00	103.07
440 · Postage	4,692.98	5,000.00	-307.02
441 · Subscriptions	0.00	155.00	-155.00
442 · Auto	441.57	525.00	-83.43
443 · ADC Expense	2,750.00	4,750.00	-2,000.00
444 · Summer Program Expense	0.00	0.00	0.00
445 · Copier Maint Agrmt	3,445.62	3,000.00	445.62
447 · Telephone	510.46	650.00	-139.54
448 · Pitnety Bowes Leased Equip	938.87	1,050.00	-111.13
<b>Total 1-Management</b>	<b>145,329.34</b>	<b>188,843.00</b>	<b>-43,513.66</b>
<b>2-Common Area</b>			
460 · Electricity	337.49	120.00	217.49
470 · Landscaping	4,866.01	4,800.00	66.01
475 · Snow Removal	8,140.99	800.00	7,340.99
480 · Park Maintenance	0.00	0.00	0.00
483 · Pond Maintenance			
483-A · Twin Creek Ponds	0.00	0.00	0.00
483 · Pond Maintenance - Other	0.00	180.00	-180.00
<b>Total 483 · Pond Maintenance</b>	<b>0.00</b>	<b>180.00</b>	<b>-180.00</b>



## Sun Valley Elkhorn Association, Inc. (Operational)

### Profit & Loss Budget vs. Actual

November 2024 through January 2025

Accrual Basis

	Nov '24 - Jan 25	Budget	\$ Over Budget
484 · Park Supplies	0.00	75.00	-75.00
485 · Trash Pickup	254.57	285.00	-30.43
486 · Water/Irrigation	455.73	57.00	398.73
487 · Open Space Maintenance	0.00	300.00	-300.00
488 · Fire Extinguishers	0.00	0.00	0.00
489 · Weed Control	14,850.00	0.00	14,850.00
<b>Total 2-Common Area</b>	<b>28,904.79</b>	<b>6,617.00</b>	<b>22,287.79</b>
<b>3-Village Pool</b>			
500 · Water & Sewer - VP	118.95	61.00	57.95
501 · Electricity - VP	3,280.62	3,200.00	80.62
502 · Natural Gas - VP	6,011.51	8,500.00	-2,488.49
503 · Maint/Repair-VP	833.97	1,800.00	-966.03
504 · Supplies - VP	818.73	950.00	-131.27
505 · Towels - VP	0.00	950.00	-950.00
506 · Chemicals - VP	0.00	1,500.00	-1,500.00
507 · Uniforms - VP	0.00	0.00	0.00
508 · Telephone - VP	135.00	135.00	0.00
509 · Payroll - VP	6,778.66	5,000.00	1,778.66
510 · Payroll Taxes - VP	588.74		
511 · Workers Comp-VP	597.75	715.00	-117.25
513 · Cleaning-VP	980.00	4,001.00	-3,021.00
514 · Security Alarm - VP	89.61	112.50	-22.89
<b>Total 3-Village Pool</b>	<b>20,233.54</b>	<b>26,924.50</b>	<b>-6,690.96</b>
<b>4-Harker Pool</b>			
515 · Water & Sewer - HP	162.58	1,275.00	-1,112.42
516 · Electricity - HP	3,573.91	3,499.00	74.91
517 · Natural Gas - HP	7,676.56	7,500.00	176.56
518 · Maintenance - HP	0.00	750.00	-750.00
519 · Supplies - HP	210.65	300.00	-89.35
520 · Towels - HP	0.00	950.00	-950.00
521 · Chemicals - HP	0.00	600.00	-600.00
522 · Uniforms - HP	0.00	0.00	0.00
523 · Telephone - HP	135.00	150.00	-15.00
524 · Payroll - HP	0.00	0.00	0.00
526 · Workers Comp- HP	597.75	719.00	-121.25
528 · Cleaning - HP	0.00	3,000.00	-3,000.00
529 · Security Alarm - HP	0.00	67.50	-67.50
<b>Total 4-Harker Pool</b>	<b>12,356.45</b>	<b>18,810.50</b>	<b>-6,454.05</b>
<b>5-Harker Structure</b>			
531 · Cleaning - HS	1,260.00	0.00	1,260.00
532 · Electricity - HS	1,531.65	563.00	968.65
534 · Natural Gas - HS	392.28	375.00	17.28
535 · Maintenance - HS	841.01	150.00	691.01
536 · Supplies -HS	203.93	250.00	-46.07
539 · Cable TV - HS	408.00	315.00	93.00
543 · Furnace Service - HS	0.00	0.00	0.00
555 · Water & Sewer - HS	162.58	362.00	-199.42
556 · Kitchen Maintenance	0.00	100.00	-100.00
557 · Alarm - HS	86.52	75.00	11.52
<b>Total 5-Harker Structure</b>	<b>4,885.97</b>	<b>2,190.00</b>	<b>2,695.97</b>
<b>6-Racquet Sports</b>			
606 · Electricity - Racquet Sports	785.19	675.00	110.19
607 · Carpet Cleaning	0.00	0.00	0.00
615 · Maintenance - Racquet Sports	0.00	0.00	0.00
616 · Water - Racquet Sports	174.47	420.00	-245.53
617 · Alarm - Racquet Sports	156.93	155.00	1.93
620 · Supplies - Racquet Sports	753.28	0.00	753.28
621 · Uniforms - Racquet Sports	0.00	0.00	0.00
623 · Landscaping   Bldg Demo   Shade	0.00	0.00	0.00

**Sun Valley Elkhorn Association, Inc. (Operational)**

**Profit & Loss Budget vs. Actual**

November 2024 through January 2025

Accrual Basis

	Nov '24 - Jan 25	Budget	\$ Over Budget
624-a · RS - Payroll Compensation	0.00	0.00	0.00
624-b · Workers Comp Racquet Sports	597.75	719.00	-121.25
625 · RS Manager Compensation	0.00	0.00	0.00
626 · Telephone - Racquet Sports	375.00	450.00	-75.00
627 · Housing Lease - Racquet Sports	2,500.00	0.00	2,500.00
<b>Total 6-Racquet Sports</b>	<b>5,342.62</b>	<b>2,419.00</b>	<b>2,923.62</b>
<b>7-Other Expense</b>			
705 · Insurance - Association	7,381.89	12,500.00	-5,118.11
707 · Professional Services	767.50	0.00	767.50
708 · Website Updates	225.00	750.00	-525.00
715 · Property Taxes	14.66	20.00	-5.34
730 · Tax Returns	30.00	0.00	30.00
745 · Tools   Equipment	317.74	180.00	137.74
749 · Bad Debts	0.00	0.00	0.00
750 · Other Expenses	200.00	3,050.00	-2,850.00
811 · Open Space Trails	0.00	0.00	0.00
<b>Total 7-Other Expense</b>	<b>8,936.79</b>	<b>16,500.00</b>	<b>-7,563.21</b>
<b>8-Depreciation</b>			
724 · Depreciation	57,915.00	57,915.00	0.00
<b>Total 8-Depreciation</b>	<b>57,915.00</b>	<b>57,915.00</b>	<b>0.00</b>
<b>Total Expense</b>	<b>283,904.50</b>	<b>320,219.00</b>	<b>-36,314.50</b>
<b>Net Ordinary Income</b>	<b>309,773.78</b>	<b>262,182.00</b>	<b>47,591.78</b>
<b>Other Income/Expense</b>			
<b>Other Income</b>			
1301 - Capital Member Dues	155,100.00	154,348.00	752.00
1302 - Rental Amenity Access Dues	5,658.00	3,000.00	2,658.00
1303 - Special Assessment	0.00	0.00	0.00
1304 - Other Income - CR	0.00	0.00	0.00
1315 - Interest Income CR	4,516.68	8,195.00	-3,678.32
<b>Total Other Income</b>	<b>165,274.68</b>	<b>165,543.00</b>	<b>-268.32</b>
<b>Other Expense</b>			
<b>2-Common Area.</b>			
1460 · Trails   Signs   Trailwork	0.00	0.00	0.00
1464 · Split Rail Fence Repair	0.00	0.00	0.00
1467 · VP Aerators/Fountain/Algea Unit	0.00	0.00	0.00
1533-B · Harker Pkg Lot   Path Sealcoat	0.00	0.00	0.00
<b>Total 2-Common Area.</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>3-Village Pool.</b>			
1562 · Commercial Laundry Machines	0.00	0.00	0.00
1569 · Golf Net   Pole - Replace	0.00	0.00	0.00
1570 · VP Incidental Repairs	3,161.35	0.00	3,161.35
1571 · VP Furniture - Replace	0.00	0.00	0.00
1574 · VP Vacuum/Cleaning	0.00	0.00	0.00
1580-A · Pool   Spa Covers	0.00	0.00	0.00
1588 · VP Umbrellas - Replace	0.00	0.00	0.00
<b>Total 3-Village Pool.</b>	<b>3,161.35</b>	<b>0.00</b>	<b>3,161.35</b>
<b>4-Harker Pool.</b>			
1490 · HP Incidental Repairs	0.00	0.00	0.00
1492-A · HP Furniture Replace	0.00	0.00	0.00
1518 · HP Storage Building - Painting	0.00	0.00	0.00
1525 · HP   Spa Rebuild	0.00	0.00	0.00
<b>Total 4-Harker Pool.</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>5-Harker Structure.</b>			
1493 · HC Water Heaters - Replace	0.00	0.00	0.00

**Sun Valley Elkhorn Association, Inc. (Operational)**

**Profit & Loss Budget vs. Actual**

November 2024 through January 2025

Accrual Basis

	Nov '24 - Jan 25	Budget	\$ Over Budget
1498 · HC Water Softener - Replace	0.00	0.00	0.00
1547 · HC Carpet - Replace	0.00	0.00	0.00
1557 · HC Incidental Repairs	0.00	0.00	0.00
<b>Total 5-Harker Structure.</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>6-Racquet Sports.</b>			
1606 · VTP Incidental Repairs	0.00	0.00	0.00
1612 · HT Incidental Repairs	0.00	0.00	0.00
1656-A · VT Ct Laser Level-Har Tru	0.00	0.00	0.00
1661 · VTR Annual Contingency	0.00	0.00	0.00
<b>Total 6-Racquet Sports.</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>7-Harker Park</b>			
1468 · Park Furniture - Replace	0.00	0.00	0.00
<b>Total 7-Harker Park</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>8-Systems and Equipment</b>			
1530 · AED Devices - Replace	0.00	0.00	0.00
1544A · HOA Mgt Software - Upgrade	21,875.00	17,000.00	4,875.00
1544B · HOA Website - Upgrade	0.00	0.00	0.00
1545 · Security Systems - Replace	0.00	0.00	0.00
<b>Total 8-Systems and Equipment</b>	<b>21,875.00</b>	<b>17,000.00</b>	<b>4,875.00</b>
<b>9-Other   Interest</b>			
1449 · Zions Bank Loan Interest	8,767.60	8,607.88	159.72
1450 · Bank Charges	9.00	11.00	-2.00
<b>Total 9-Other   Interest</b>	<b>8,776.60</b>	<b>8,618.88</b>	<b>157.72</b>
<b>Total Other Expense</b>	<b>33,812.95</b>	<b>25,618.88</b>	<b>8,194.07</b>
<b>Net Other Income</b>	<b>131,461.73</b>	<b>139,924.12</b>	<b>-8,462.39</b>
<b>Net Income</b>	<b>441,235.51</b>	<b>402,106.12</b>	<b>39,129.39</b>

**Sun Valley Elkhorn Association, Inc.**  
**Statement of Cash Flows**  
**January 2024**

Net Income from P & L	-93,083.41
Adjustments to reconcile Net Income to cash provided by operations:	
(Increase) Decrease in Accounts Receivable	12,898.00
(Increase) Decrease in Other Current Assets	2,960.63
Increase (Decrease) in Accounts Payable	9,093.77
Increase (Decrease) in Other Current Liabilities	-3,699.69
Net Cash Provided by Operations	<u>-71,830.70</u>
Investing Activities:	
Depreciation Expense (non-cash expense)	<u>19,305.00</u>
Financing Activities:	
Principal Pool Loan	<u>-12,606.03</u>
Net Increase (Decrease) in Cash	-65,131.73
Cash - Beginning of Period	1,576,478.93
Cash - End of Period	<u><u>1,511,347.20</u></u>