

# newsflash

## What's inside:

- Story #1 – News from the Board
- Story #2 – Updated E&E Procedures
- Story #3 – HOA Financials
- Story #4 – Your Dues at Work
- Story #5 – Real Estate News from Bray
- Story #6 – Thanks to Harry & Ken
- Story #7 – Talkin' about the weather
- Story #8 – Final

## News from the Board

The next Regular Board Meeting will be by Zoom on March 7. At that time the board will be prepared to discuss the upcoming budget proposal that each owner of record will be asked to vote on for the Annual Meeting on April 11, 2024. Each owner will receive an email notice of the meeting with the link for them to use to sign in for the meeting.

We currently have a Board consisting of 6 members. We are allowed, by the By-Laws to have 7. As Ken Stephenson will not be available to serve next year, our board will have 2 available spaces for any owner who is interested in serving on the board, for a term of 1 year. Please submit your name to the Summer Hill email no later than March 10 to get your name on the ballot for the upcoming fiscal year.

The Annual Meeting along with the April Regular Meeting will be held live and in person on April 11 at the Koininia Church, 730 25 Rd, Grand Junction, CO 81505 at 6:30 P.M. Doors will open at 6:10 and everyone is welcome to attend. All owners will receive a packet with agendas, previous Annual Meeting minutes, budget and board candidate ballot and committee reports by USPS mail. All ballots must be received back either by mail to the HOA Post Office Box, giving it to a current board member, or using the red box outside 2660 B Summer Crest Court no later than April 1, 2024. No ballots will be accepted or counted if brought to the Annual Meeting.

Your HOA Board maintains a resident list with address, owner(s), renter (if applicable), email(s), and phone number(s). As this is a voluntarily submitted report, it is often incomplete with only a single email or phone for the residence, owner or renter, when in actuality there may be more than 1 owner/resident who wishes to receive updates, notices, and the very informative HOA News Flash. If you feel the information for your residence is not complete, please send an email to the attention of Kathy Moran via the Summer Hill email: [GJSummerHillHOA@gmail.com](mailto:GJSummerHillHOA@gmail.com)

*(Continued on page 2)*

## Updated E&E procedure coming

Jim Finlayson, System Administrator for the Problem Report/Work Order/Emergency Report procedure used by E&Es to report and track issues in the neighborhood, reports that the procedure for the system has been updated to reflect changes in phone service.

An updated "How To" will be sent to all residents who will be affected by these changes.

The first 2024 reports can be found on page 2.

# HOA Financials: 4/1/23 to

Summer Hill Subdivision Homeowners Association  
Budgets Actual April 1, 2023 through Jan 31, 2024  
Cash Basis

|  | 2023-2024<br>Annual<br>Budget | 2023-2024<br>Actual<br>Apr-Jan | 2023-2024<br>Over<br>(Under)<br>Budget | %<br>Budget    |
|--|-------------------------------|--------------------------------|--|----------------|
| <b>Cash Receipts</b>                                     |                               |                                |  |                |
| Dues (assessments) per homes                             | 201,300                       | 201,300                        | -                                      | 100.00%        |
| Dues (assessments) per homes                             | 10,065                        | 10,065                         | -                                      | 100.00%        |
| Transfer Fee   | 1,500                         | 1,500                          | (500)                                  | 66.67%         |
| Grand Valley Power-Refund of capital costs               | 60                            | 166                            | 60                                     | 200.00%        |
| Finance Charges-Customers                                | 110                           | 67                             | (43)                                   | 60.91%         |
| Interest Income-Bankings Loan & CD's                     | 100                           | 2,160                          | 2,060                                  | 2060.00%       |
| <b>Total Cash Receipts</b>                               | <b>314,135</b>                | <b>317,258</b>                 | <b>3,123</b>                           | <b>100.98%</b> |
| <b>Expenses</b>  |                               |                                |  |                |
| WD Yards contract  |                               |                                |  |                |
| Irrigation - per contract                                | 11,100                        | 8,200                          | (2,900)                                | 73.87%         |
| Turf - per contract                                      | 40,600                        | 22,146                         | (18,454)                               | 54.54%         |
| Softscape - per contract                                 | 36,800                        | 20,700                         | (16,100)                               | 56.25%         |
| Water & Sewer Payments - per contract                    | 6,000                         | 2,800                          | (3,200)                                | 46.67%         |
| Fertilizer - per contract                                | 6,000                         | 4,700                          | (1,300)                                | 78.33%         |
| Tree Maintenance - per contract                          | 1,800                         | 6,100                          | 4,300                                  | 338.89%        |
| <b>Total WD Yards contract</b>                           | <b>104,300</b>                | <b>104,646</b>                 | <b>346</b>                             | <b>100.33%</b> |
| <b>Other maintenance expenses</b>                        |                               |                                |  |                |
| Irrigation - non routine                                 | 22,000                        | 18,800                         | (3,200)                                | 85.45%         |
| Turf - non routine                                       | 1,200                         | -                              | (1,200)                                | 0.00%          |
| Tree Maintenance - non routine                           | 3,800                         | 1,800                          | (2,000)                                | 47.37%         |
| Miscellaneous Maintenance                                | 2,800                         | 1,200                          | (1,600)                                | 42.86%         |
| Water projects   | 10,000                        | -                              | (10,000)                               | 0.00%          |
| Water Tank (upper third tank fill, with large container) | 2,000                         | 4,800                          | 2,800                                  | 240.00%        |
| Irrigation Water   | 2,000                         | 2,000                          | -                                      | 100.00%        |
| Grass Removal  | 1,500                         | 800                            | (700)                                  | 53.33%         |
| Utilities  | 8,800                         | 7,800                          | (1,000)                                | 88.89%         |
| Softscape - non routine                                  | 3,000                         | 1,100                          | (1,900)                                | 36.67%         |
| Fertilizer - non routine                                 | 2,000                         | 200                            | (1,800)                                | 10.00%         |
| Other Maintenance  | 2,800                         | -                              | (2,800)                                | 0.00%          |
| <b>Total Other maintenance expenses</b>                  | <b>70,200</b>                 | <b>50,500</b>                  | <b>(19,700)</b>                        | <b>72.08%</b>  |
| <b>Administration</b>                                    |                               |                                |  |                |
| Board education and training                             | 200                           | -                              | (200)                                  | 0.00%          |
| Website design and expenses                              | 100                           | 20                             | (78)                                   | 20.00%         |
| Insurance  | 1,800                         | 1,800                          | -                                      | 100.00%        |
| Legal and professional fees                              | 2,000                         | 1,200                          | (800)                                  | 60.00%         |
| Office expenses (usage annual mtg same registration)     | 1,500                         | 1,200                          | (300)                                  | 80.00%         |
| Income Taxes (paid on interest income from bank)         | -                             | 140                            | 140                                    | -              |
| <b>Total Administration</b>                              | <b>6,500</b>                  | <b>3,270</b>                   | <b>(3,230)</b>                         | <b>50.31%</b>  |
| <b>TOTAL EXPENSES</b>                                    | <b>204,080</b>                | <b>168,476</b>                 | <b>(35,604)</b>                        | <b>82.52%</b>  |
| <b>CASH RECEIPTS LESS CASH EXPENSES</b>                  | <b>6,664</b>                  | <b>66,146</b>                  |  |                |
| <b>Beginning of Year Cash Balance</b>                    |                               | <b>61,713</b>                  |  |                |
| <b>Cash Balance as of Jan 31, 2024</b>                   |                               | <b>127,859</b>                 |  |                |
| <b>CHECKING ACCT BALANCE</b>                             |                               | <b>5,704</b>                   |  |                |
| <b>SAVINGS ACCT BALANCE</b>                              |                               | <b>65,181</b>                  |  |                |
| <b>RESERVE ACCT BALANCE</b>                              |                               | <b>70,000</b>                  |  |                |
| <b>TOTAL CASH AS OF JAN 31, 2024</b>                     |                               | <b>208,744</b>                 |  |                |

(News from the Board, continued from page 1)

Several homes in Summer Hill are rentals. It is incumbent on the owner of the residence to be sure that the renters have the following information for our community and adhere to the covenants, rules and regulations. As a reminder, the owner of record is responsible for any violations and fines incurred by renters at the property.

The CC&Rs and ACC information can be found on the HOA website, [www.SummerHillHOAgj.com](http://www.SummerHillHOAgj.com). Additionally, a copy of the HOA Welcome Packet can be requested for your renter, by sending the renter information: names, phones and emails to the attention of Kathy Moran via the Summer Hill email: [GJSummerHillHOA@gmail.com](mailto:GJSummerHillHOA@gmail.com).

WD Yards is looking forward to another successful year as the Landscape Contractor for Summer Hill. As the water will be turned on from the canal on or about April 1, WD will once again be available to offer resident services for anyone who has their own irrigation system in their back or side yards. Fees this year will be \$75 for irrigation startup and \$75 for checking resident's back flow device and reporting to the City. WD requests that anyone wishing to use WD for the task this year contact the WD office directly at [\(970\) 243-1229](tel:9702431229).

## Your Dues at Work -

| Neighborhood       | Type                  |            |                  |          | Grand Total |
|--------------------|-----------------------|------------|------------------|----------|-------------|
|                    | Common Area Softscape | Irrigation | Resident Softcap | Trees    |             |
| Autumn Brook Ct    |                       |            | 2                |          | 2           |
| Meadow Crest Ct    | 1                     |            | 1                |          | 2           |
| Spring Crossing Rd | 1                     | 1          | 2                | 1        | 5           |
| Summer Bend Ct     |                       | 1          |                  |          | 1           |
| Summer Hill HOA    | 1                     |            |                  |          | 1           |
| <b>Grand Total</b> | <b>3</b>              | <b>2</b>   | <b>5</b>         | <b>1</b> | <b>11</b>   |

| Neighborhood       | Number of PR, ER, and WOs |           | Grand Total |
|--------------------|---------------------------|-----------|-------------|
|                    | 1 (Blank means OPEN)      | On Hold   |             |
| Autumn Brook Ct    |                           | 2         | 2           |
| Meadow Crest Ct    |                           | 2         | 2           |
| Spring Crossing Rd | 1                         | 4         | 5           |
| Summer Bend Ct     |                           | 1         | 1           |
| Summer Hill HOA    |                           | 1         | 1           |
| <b>Grand Total</b> | <b>1</b>                  | <b>10</b> | <b>11</b>   |

**A QUICK SNAPSHOT OF THE MESA COUNTY HOUSING MARKET JANUARY 2024**

**OVERALL MEDIAN PRICE**

JAN 2024: \$178,76  
UP 2%  
JAN 2023: \$161,000

**OVERALL SALES**

JAN 2024: 30  
DOWN 23%  
JAN 2023: 138

**457 ACTIVE LISTINGS**

DOWN 6%  
FROM JAN 2023

**DAYS ON MARKET**

JAN 2024: 66  
DOWN 25%  
JAN 2023: 88


**BUILDING PERMITS**

JAN 2024: 45  
UP 67%  
JAN 2023: 27

Residential | Commercial | Property Management | Construction & Maintenance | Development  
1815 N. 7th Street Grand Junction, CO 81501 970.242.3647 [www.brayrealestate.com](http://www.brayrealestate.com) **BRAY REAL ESTATE**

## News from Bray

1 of 1
Automatic Zoom



# The Bray Report

Residential Real Estate Statistics — Mesa County, CO

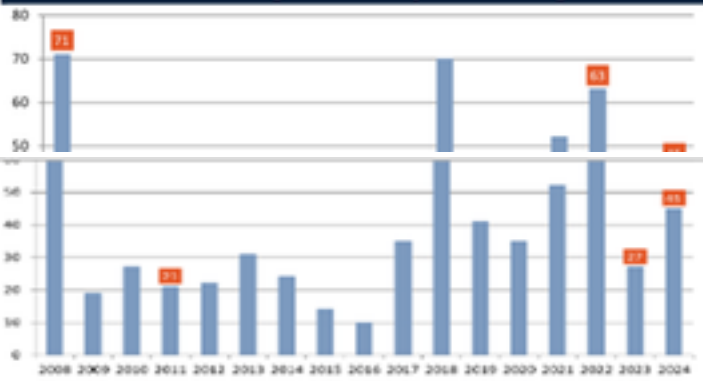
**JANUARY 2024**

|                                      | 2024      | 2023      | Change |
|--------------------------------------|-----------|-----------|--------|
| Total Sold - JAN                     | 115       | 150       | -23%   |
| Volume - JAN                         | \$47.4M   | \$57.6M   | -18%   |
| Median Price - JAN                   | \$369,000 | \$361,000 | +2%    |
| Days on Market - JAN                 | 66        | 88        | -25%   |
| Percent of List Price Received - JAN | 98.5%     | 97.5%     | +1.0%  |
| Active Listings - JAN                | 457       | 488       | -6%    |

### Active Residential Listings 2020-2024

|      | JAN | FEB | MAR | APR | MAY | JUN | JUL | AUG | SEP | OCT | NOV | DEC |
|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 2020 | 557 | 520 | 596 | 605 | 555 | 496 | 431 | 431 | 405 | 374 | 351 | 281 |
| 2021 | 223 | 213 | 156 | 166 | 217 | 293 | 356 | 400 | 438 | 392 | 309 | 219 |
| 2022 | 187 | 222 | 233 | 279 | 378 | 497 | 566 | 594 | 607 | 587 | 573 | 523 |
| 2023 | 488 | 479 | 433 | 410 | 403 | 434 | 459 | 491 | 525 | 546 | 519 | 455 |
| 2024 | 457 |     |     |     |     |     |     |     |     |     |     |     |

### Year-to-Date Single-Family Building Permits



Total building permits are UP 67% Year-to-Date over 2023.

### Months of Inventory

| Price Range  | JANUARY Sold | Active Listings | Months of Inventory |
|--------------|--------------|-----------------|---------------------|
| <199k        | 9            | 21              | 2.3                 |
| 200-299k     | 28           | 45              | 1.6                 |
| 300-399k     | 31           | 87              | 2.8                 |
| 400-499k     | 20           | 100             | 5.0                 |
| 500-750k     | 21           | 105             | 5.0                 |
| 750-999k     | 4            | 57              | 14.3                |
| 1M+          | 2            | 42              | 21.0                |
| <b>Total</b> | <b>115</b>   | <b>457</b>      | <b>4.0</b>          |

### Active Residential Listings: 458

| Area                     | <199k     | 200-299k  | 300-399k  | 400-499k   | 500-749k   | 750k-999k | 1M+       |
|--------------------------|-----------|-----------|-----------|------------|------------|-----------|-----------|
| Clifton (35 total)       | 6         | 7         | 11        | 7          | 3          | 0         | 1         |
| Collbran/Mesa (18)       | 0         | 3         | 2         | 3          | 3          | 3         | 4         |
| De Beque (2)             | 0         | 0         | 0         | 1          | 0          | 1         | 0         |
| EOM/Palisade (16)        | 3         | 1         | 3         | 1          | 4          | 2         | 2         |
| Fruita (24)              | 0         | 3         | 5         | 11         | 10         | 3         | 2         |
| Glade Park (6)           | 0         | 0         | 0         | 1          | 2          | 2         | 1         |
| Grand Junction City (42) | 5         | 10        | 9         | 16         | 1          | 1         | 0         |
| Loma/Mack/NW/W (16)      | 0         | 1         | 0         | 1          | 8          | 3         | 3         |
| Northeast (24)           | 1         | 7         | 13        | 8          | 4          | 0         | 1         |
| North (81)               | 1         | 1         | 6         | 15         | 28         | 24        | 6         |
| Orchard Mesa (46)        | 0         | 6         | 9         | 16         | 10         | 2         | 3         |
| Redlands (70)            | 0         | 1         | 1         | 10         | 27         | 14        | 17        |
| Southeast (47)           | 5         | 4         | 26        | 9          | 3          | 0         | 0         |
| Whitewater/Gateway (10)  | 0         | 1         | 2         | 1          | 2          | 2         | 2         |
| <b>Totals (457)</b>      | <b>21</b> | <b>45</b> | <b>87</b> | <b>100</b> | <b>105</b> | <b>57</b> | <b>42</b> |

### SOLD Residential Properties Jan 1 - Jan 31, 2024

| Area                    | <199k    | 200-299k  | 300-399k  | 400-499k  | 500-749k  | 750k-999k | 1M+      |
|-------------------------|----------|-----------|-----------|-----------|-----------|-----------|----------|
| Clifton (16 total)      | 5        | 6         | 2         | 2         | 1         | 0         | 0        |
| Collbran/Mesa (2)       | 0        | 0         | 0         | 1         | 1         | 0         | 0        |
| De Beque (0)            | 0        | 0         | 0         | 0         | 0         | 0         | 0        |
| EOM/Palisade (3)        | 0        | 1         | 1         | 0         | 1         | 0         | 0        |
| Fruita (14)             | 0        | 3         | 5         | 2         | 4         | 0         | 0        |
| Glade Park (1)          | 0        | 0         | 0         | 0         | 0         | 1         | 0        |
| Grand Junction City (9) | 0        | 4         | 4         | 1         | 0         | 0         | 0        |
| Loma/Mack/NW/W (5)      | 0        | 0         | 0         | 0         | 4         | 0         | 1        |
| Northeast (19)          | 1        | 4         | 10        | 4         | 0         | 0         | 0        |
| North (15)              | 1        | 3         | 3         | 3         | 5         | 0         | 0        |
| Orchard Mesa (9)        | 0        | 3         | 3         | 2         | 1         | 0         | 0        |
| Redlands (11)           | 0        | 1         | 0         | 2         | 4         | 3         | 1        |
| Southeast (11)          | 2        | 3         | 3         | 3         | 0         | 0         | 0        |
| Whitewater/Gateway (0)  | 0        | 0         | 0         | 0         | 0         | 0         | 0        |
| <b>Totals (115)</b>     | <b>9</b> | <b>28</b> | <b>31</b> | <b>20</b> | <b>21</b> | <b>4</b>  | <b>2</b> |



## Many thanks to Harry McDonald

After years of coordinating the E&Es for the Summer Hill HOA, Harry is stepping down to pass the torch to another Summer Hill volunteer. As we all know, the E&E System is a critical part of the management of Summer Hill, enabling an efficient way to identify problems in a timely manner and track how they are solved.

Harry has been involved with the management of Summer Hill HOA for over 17 years beginning as a board member in 2007, then as Board President and back on the board for a year or two. Eventually he was the E&E for Summer Bend and then the coordinator for all the E&Es. He and his wife, Janie, are good neighbors living in Summer Bend. All of us enjoy his Memorial Day custom of joining other trumpet players across the U.S. at 11 am to play taps in honor of those service members who gave the ultimate sacrifice.

Thank you, Harry, for your dedication. Now it is time for someone to step forward and continue Harry's fine work as E&E Coordinator. Contact any Board Member to indicate your interest in the position.

## Board Service is Appreciated, Ken

Ken Stephenson has served on the HOA Board for \_\_\_\_\_ years and has been an active representative of the Summer Hill residents. He was instrumental in cleaning up the pond on the hill, and solving a drainage problem there. Thanks for making the area much more attractive.

Ken, in his Board capacity as the Authority for ditches and drainages, worked with WD and residents to open the drainages to prevent flooding, as well as making the area more attractive.

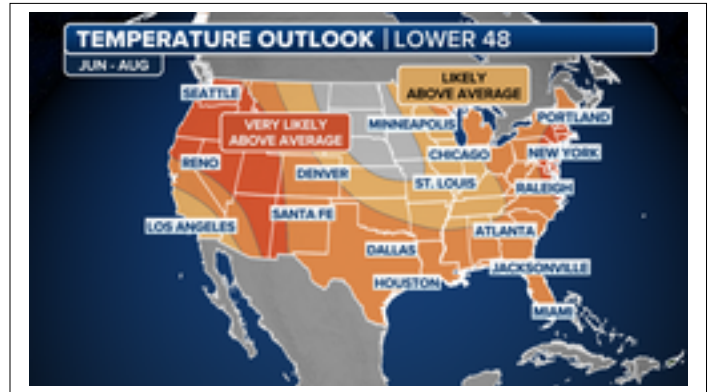
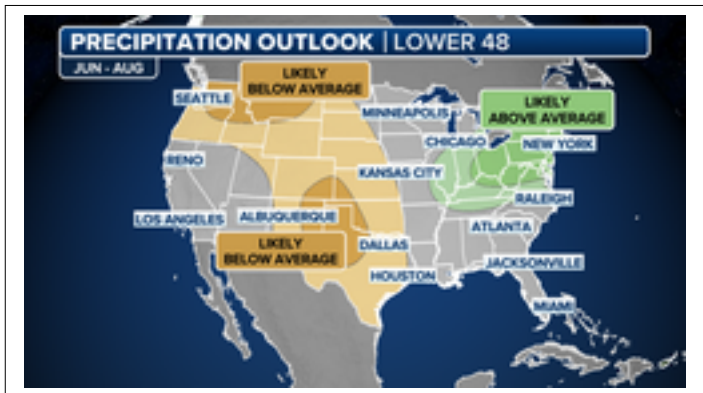
Thanks, Ken, for a job well done. He will continue to serve on the Board until the Annual Meeting in April.



## Calend

|          |  |
|----------|--|
| March 5  | Election Day - Primaries   |
| March 7  | HOA Board Meeting – via Zoom   |
| March 15 | Annual Meeting Ballots mailed out  |
| March 17 | St. Patrick's Day  |
| April 1  | Irrigation Canal opens   |
| April 4  | Deadline to cast ballot to vote for the HOA budget and 2024-25 Board members                             |
| April 11 | HOA Annual Meeting – in person, at the Koinonia Church, 730 25 Rd, Grand Junction, CO 81505 at 6:30 P.M. |
| April 15 | HOA irrigation resumes   |

## Talkin' about the Weather,,,



An early glimpse of the climate outlook for the upcoming summer shows much of the lower 48 will continue the streak of temperatures that are well above average and precipitation that will be hit or miss except for in the [Northeast](#). NOAA's Climate Prediction Center released its updated seasonal outlooks on Thursday that showed the probability of regions seeing above-normal, near-normal and below-normal temperatures and rainfall.

"While El Niño conditions continue with equatorial sea surface temperatures (SSTs) above average across the central and eastern equatorial Pacific Ocean, the total subsurface ocean heat content anomaly across the equatorial Pacific has dropped to near zero, signaling an imminent transition to ENSO-neutral conditions," NOAA forecasters stated.

Complicating outlooks is the waning El Niño, but similar to previous events, extreme heat will likely linger well past the global climate feature's grip. The outlook is much different than in 2023 when the region saw only its 35th warmest summer on record. Other areas that could be subject to seeing above-normal temperatures include the Southwest and Pacific [Northwest](#). The only section of the country that could be in store for close to average temperatures is the Upper Midwest, which is a flip from the winter pattern when the region experienced some of the warmest anomalies.

Less than four months before the start of meteorological summer, vast regions of the Southwest, Plains and Northwest were experiencing drought conditions, and if there is no relief over the spring, don't expect much change over the summer. NOAA's precipitation outlook for June, July and August showed most states west of the Mississippi River experiencing a drier than average summer, with the Northeast seeing substantially more rainfall than is typical. The outlook is fairly similar to last year's outcome, with an extremely rainy Northeast and a parched Pacific Northwest.

NOAA's spring outlook shows how dying El Niño could bring the heat to large swath of US. While El Niño conditions continue for the time being, ocean water temperatures beneath the surface are no longer warmer than average. That, climatologists say, shows that there's an imminent end to El Niño.



# final thoughts

THERE IS SOMETHING INFINITELY  
HEALING IN THE REPEATED REFRAINS  
OF NATURE — THE ASSURANCE  
THAT DAWN COMES AFTER NIGHT,  
AND SPRING AFTER WINTER.

— RACHEL CARSON



## Summer Hill HOA Board

*Liz Beerman*

*Jean Gauley*

*Kathy Moran*

*Ken Stephenson*

**Summer Hill Subdivision Homeowners Association**  
**Budget to Actual April 1, 2023 through Feb 29, 2024**  
**Cash Basis**

|  | 2023-2024<br>Annual<br>Budget | 2023-2024<br>Actual<br>Apr-Feb  | 2023-2024<br>Over<br>(Under)<br>Budget | %              |
|--|-------------------------------|---------------------------------|--|----------------|
|  |                               |                                 |  | Budget         |
| <b>Cash Receipts</b>   |                               |                                 |  |                |
| Dues Assessment-patio homes                                  | 201,300                       | 201,300                         | -                                      | 100.00%        |
| Dues Assessment-large lot homes                              | 10,065                        | 10,065                          | -                                      | 100.00%        |
| Transfer fees  | 1,500                         | 1,000                           | (500)                                  | 66.67%         |
| Grand Valley Power-Return of capital credits                 | 83                            | 168                             | 85                                     | 202.41%        |
| Finance Charges-Customers                                    | 110                           | 61                              | (49)                                   | 55.45%         |
| Interest Income-Savings Acct & CD's                          | 100                           | 2,770                           | 2,670                                  | 2770%          |
| <b>Total Cash Receipts</b>                                   | <u>213,158</u>                | <u>215,364</u>                  | <u>2,206</u>                           | <u>101.03%</u> |
| <b>Expenses</b>  |                               |                                 |  |                |
| WD Yards contract  |                               |                                 | -                                      |                |
| Irrigation - per contract                                    | 11,100                        | 10,217                          | (883)                                  | 92.05%         |
| Turf - per contract  | 62,625                        | 57,581                          | (5,044)                                | 91.95%         |
| Softscape - per contract                                     | 36,846                        | 33,484                          | (3,362)                                | 90.88%         |
| Native Grasses/Pathways - per contract                       | 6,820                         | 6,252                           | (568)                                  | 91.67%         |
| Ponds - per contract   | 5,650                         | 5,629                           | (21)                                   | 99.63%         |
| Tree Maintenance - per contract                              | 4,987                         | 4,571                           | (416)                                  | 91.66%         |
| Total WD Yards contract                                      | <u>128,028</u>                | <u>117,734</u>                  | <u>(10,294)</u>                        | <u>91.96%</u>  |
| Other maintenance expenses                                   |                               |                                 |  |                |
| Irrigation - non routine                                     | 25,000                        | 30,836                          | 5,836                                  | 123.34%        |
| Turf - non routine   | 1,520                         | -                               | (1,520)                                | 0.00%          |
| Tree Maintenance - non routine                               | 2,600                         | 2,525                           | (75)                                   | 97.12%         |
| Miscellaneous Maintenance                                    | 3,650                         | 1,474                           | (2,176)                                | 40.38%         |
| Major projects (Ditch work)                                  | 10,000                        | 16,800                          | 6,800                                  | 168.00%        |
| Winter Work (upper West pond fill in, trim large cottonwood) | 5,500                         | 4,600                           | (900)                                  | 83.64%         |
| Irrigation Water   | 2,400                         | 2,034                           | (366)                                  | 84.75%         |
| Snow Removal   | 1,500                         | 300                             | (1,200)                                | 20.00%         |
| Utilities  | 9,800                         | 7,773                           | (2,027)                                | 79.32%         |
| Softscape - non routine                                      | 3,250                         | 1,250                           | (2,000)                                | 38.46%         |
| Ponds - non routine  | 2,000                         | 340                             | (1,660)                                | 17.00%         |
| Ditch Maintenance  | 2,846                         | -                               | (2,846)                                | 0.00%          |
| Total Other maintenance expenses                             | <u>70,066</u>                 | <u>67,932</u>                   | <u>(2,134)</u>                         | <u>96.95%</u>  |
| Administration   |                               |                                 |  |                |
| Board education and training                                 | 500                           | -                               | -                                      | 0.00%          |
| Website design and expenses                                  | 100                           | 22                              | (78)                                   | 22.00%         |
| Insurance  | 1,800                         | 1,490                           | (310)                                  | 82.78%         |
| Professional Fees  | 2,500                         | 1,220                           | (1,280)                                | 48.80%         |
| Office expense/postage/annual mtg/state registration         | 1,500                         | 1,065                           | (435)                                  | 71.00%         |
| Income Taxes (paid on interest income from bank)             | -                             | 182                             | 182                                    |                |
| Total Administration   | <u>6,400</u>                  | <u>3,979</u>                    | <u>(1,921)</u>                         | <u>62.17%</u>  |
| <b>TOTAL EXPENSES</b>  | <u>204,494</u>                | <u>189,645</u>                  | <u>(14,349)</u>                        | <u>92.74%</u>  |
| <b>CASH RECEIPTS LESS CASH EXPENSES</b>                      | 8,664                         | 25,719                          |  |                |
| Beginning of Year Cash Balance                               |                               | <u>92,743</u>                   |  |                |
| <b>Cash Balance as of Feb 29, 2024</b>                       |                               | <u><b>\$ 118,462</b></u>        |  |                |
| <b>CHECKING ACCT BALANCE</b>                                 |                               | 1,966                           |  |                |
| <b>SAVINGS ACCT BALANCE</b>                                  |                               | 46,496                          |  |                |
| <b>RESERVE ACCT BALANCE</b>                                  |                               | 70,000                          |  |                |
| <b>TOTAL CASH AS OF FEB 29, 2024</b>                         |                               | <u><u><b>\$ 118,462</b></u></u> |  |                |