



Financial Report Package

January 2025

Prepared for

Kissing Camels Property Owners' Association

By

RowCal



Assets

CASH - OPERATING		
10-1000-00 SouthState Bank - Operating 0480	\$248,459.88	
10-1002-00 SouthState Bank - Debit Card 9008	1,053.72	
10-1008-00 ST- Operating Account 4244-8847	5,003.78	
10-1009-00 ST- Operating Nickel Cash 4244-8847	5,173.25	
10-1071-00 ST- Preferred Bank CD 05.30.25 5.30%	200,000.00	
10-1073-00 ST- Associated Bank CD 03.28.25 5.35%	200,000.00	
10-1074-00 ST-Lending Club Bank CD 03.10.25 4.65%	200,000.00	
10-1075-00 ST-Washington Fed Bank CD 09.11.25 4.35%	200,000.00	
Total CASH - OPERATING:		<u>\$1,059,690.63</u>
ACCOUNTS RECEIVABLE		
15-1500-00 Accounts Receivables	40,730.71	
15-1520-00 Accounts Receivable Other	16,688.46	
15-1525-00 Accrued Interest Receivable	13,583.70	
Total ACCOUNTS RECEIVABLE:		<u>\$71,002.87</u>
PREPAID EXPENSES		
16-1600-00 Prepaid Insurance	12,476.42	
16-1620-00 Prepaid Taxes	14,322.00	
16-1625-00 Security Deposit-Office	1,600.00	
Total PREPAID EXPENSES:		<u>\$28,398.42</u>
CURRENT ASSETS		
17-1720-00 Right of Use- Current	15,780.79	
Total CURRENT ASSETS:		<u>\$15,780.79</u>
PROPERTY, PLANT AND EQUIP		
18-1860-00 Land	137,830.56	
Total PROPERTY, PLANT AND EQUIP		<u>\$137,830.56</u>
OTHER ASSETS		
19-1910-00 Right of use- Non Current	13,432.66	
Total OTHER ASSETS:		<u>\$13,432.66</u>
Total Assets:		<u>\$1,326,135.93</u>

Liabilities & Equity

CURRENT LIABILITIES		
20-1010-00 Due From (To) Reserves	375,000.00	
20-2000-00 Accounts Payable	36,766.31	
20-2500-00 Prepaid Assessments	57,972.68	
20-2530-00 Builder Escrow Deposit	50,000.00	
20-2545-00 Permit Deposit	1,000.00	
20-2600-00 Deferred Assessment Revenue	316,821.22	
20-2605-00 Accrued Holiday Fund	83.15	
20-2650-00 Lease Liability - Current	15,780.79	
Total CURRENT LIABILITIES:		<u>\$853,424.15</u>
NON-CURRENT LIABILITIES		
21-2710-00 Lease Liability - Non Current	13,432.66	
Total NON-CURRENT LIABILITIES:		<u>\$13,432.66</u>
RETAINED EARNINGS		
39-3999-00 Retained Earnings	459,572.03	
Total RETAINED EARNINGS:		<u>\$459,572.03</u>



Balance Sheet - Operating
Kissing Camels Property Owners' Association
End Date: 01/31/2025

Date: 3/11/2025
Time: 6:17 pm
Page: 2

Net Income Gain / Loss

(\$292.91)

(\$292.91)

Total Liabilities & Equity:

\$1,326,135.93



Balance Sheet - Reserve
 Kissing Camels Property Owners' Association
 End Date: 01/31/2025

Date: 3/11/2025
 Time: 6:17 pm
 Page: 3

Assets

CASH - RESERVES

11-1100-00 SouthState Bank - Reserves 0483	\$97,562.00
11-1101-00 SouthState- Reserve Sweep 1220	281,870.19
11-1125-00 ST- Reserve Account 7258-6410	18,208.79
11-1130-00 ST- Reserve Nickel Cash 7258-6410	6,997.79
11-1370-00 ST- Bradesco CD 03.21.25 5.10%	200,000.00
11-1373-00 ST- Bank United CD 02.03.25 5.20%	200,000.00
11-1374-00 ST- Wells Fargo CD 05.14.25 5.20%	200,000.00
11-1375-00 ST- Veritex CD 02.21.25 5.30%	200,000.00
11-1376-00 ST- PNC Bank CD 02.03.25 5.00%	200,000.00
11-1379-00 ST- Centier Bank CD 03.12.25 4.85%	200,000.00
11-1380-00 ST- Bank of America CD 03.25.25 4.55%	200,000.00
11-1381-00 ST- Crossfirst Bank CD 07.11.25 4.10%	200,000.00
11-1382-00 ST- Cadence Bank CD 09.30.25 4.10%	200,000.00
11-1383-00 ST- Goldman Sachs Bank CD 06.24.25 4.20%	200,000.00

Total CASH - RESERVES: \$2,404,638.77

ACCOUNTS RECEIVABLE

15-1210-00 Due From (To) Operating	375,000.00
15-1526-00 Accrued Interest Receivable- Reserve	41,920.00

Total ACCOUNTS RECEIVABLE: \$416,920.00

Total Assets: \$2,821,558.77

Liabilities & Equity

NON-CURRENT LIABILITIES

21-2605-00 Deferred Assessment Revenue - Reserves	1,542,686.00
---	--------------

Total NON-CURRENT LIABILITIES: \$1,542,686.00

RESERVES

30-3200-00 Reserve Retained Earnings	1,236,733.65
--------------------------------------	--------------

Total RESERVES: \$1,236,733.65

Net Income Gain / Loss	42,139.12
------------------------	-----------

\$42,139.12

Total Liabilities & Equity: \$2,821,558.77



Income Statement - Operating
 Kissing Camels Property Owners' Association
 01/01/2025 to 01/31/2025

Date: 3/11/2025
 Time: 6:17 pm
 Page: 1

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
ASSESSMENT INCOME							
4000-00 Assments-KCE	\$74,475.36	\$-	\$74,475.36	\$74,475.36	\$-	\$74,475.36	\$-
4005-00 Assments-Camels Ridge	19,626.67	-	19,626.67	19,626.67	-	19,626.67	-
4006-00 Assments-The Park	15,573.33	-	15,573.33	15,573.33	-	15,573.33	-
4007-00 Assments-Courtyard	6,613.33	-	6,613.33	6,613.33	-	6,613.33	-
4008-00 Assments-The Greens	7,637.34	-	7,637.34	7,637.34	-	7,637.34	-
4009-00 Assments-Signature Golf	3,626.67	-	3,626.67	3,626.67	-	3,626.67	-
4010-00 Assments-The Retreat	3,413.33	-	3,413.33	3,413.33	-	3,413.33	-
4011-00 Assessments - Red Rocks	14,038.60	-	14,038.60	14,038.60	-	14,038.60	-
4012-00 Assessments- The Preserve	9,109.33	-	9,109.33	9,109.33	-	9,109.33	-
4015-00 Assments-KC Townhomes	470.88	-	470.88	470.88	-	470.88	-
4020-00 Assessments- Lots	1,024.00	-	1,024.00	1,024.00	-	1,024.00	-
Total ASSESSMENT INCOME	\$155,608.84	\$-	\$155,608.84	\$155,608.84	\$-	\$155,608.84	\$-
USER FEE INCOME							
4260-00 Recycling Income	(514.78)	-	(514.78)	(514.78)	-	(514.78)	-
4300-00 Collection Processing Fees	(25.00)	-	(25.00)	(25.00)	-	(25.00)	-
Total USER FEE INCOME	(\$539.78)	\$-	(\$539.78)	(\$539.78)	\$-	(\$539.78)	\$-
OTHER USER FEE INCOME							
4305-00 Late Fees & Interest	1,509.72	-	1,509.72	1,509.72	-	1,509.72	-
Total OTHER USER FEE INCOME	\$1,509.72	\$-	\$1,509.72	\$1,509.72	\$-	\$1,509.72	\$-
OTHER INCOME							
4422-00 Shared Services-GOGC	12,116.43	-	12,116.43	12,116.43	-	12,116.43	-
4424-00 Shared Expenses-KC TH	2,692.90	-	2,692.90	2,692.90	-	2,692.90	-
4428-00 Architectural Review Fees	2,500.00	-	2,500.00	2,500.00	-	2,500.00	-
4438-00 Impact Fees	5,150.00	-	5,150.00	5,150.00	-	5,150.00	-
4448-00 Sec Income-Cathl Ridge	3,200.00	-	3,200.00	3,200.00	-	3,200.00	-
Total OTHER INCOME	\$25,659.33	\$-	\$25,659.33	\$25,659.33	\$-	\$25,659.33	\$-
INVESTMENT INCOME							
4500-00 Interest Income - Operating	19.65	-	19.65	19.65	-	19.65	-
Total INVESTMENT INCOME	\$19.65	\$-	\$19.65	\$19.65	\$-	\$19.65	\$-
Total OPERATING INCOME	\$182,257.76	\$-	\$182,257.76	\$182,257.76	\$-	\$182,257.76	\$-
OPERATING EXPENSE							
ADMINISTRATIVE EXPENSES							
5060-00 Office Expenses	3,834.08	-	(3,834.08)	3,834.08	-	(3,834.08)	-
5300-00 Insurance - Other	1,092.32	-	(1,092.32)	1,092.32	-	(1,092.32)	-
5305-00 D&O Insurance Premiums	5,145.83	-	(5,145.83)	5,145.83	-	(5,145.83)	-
5415-00 Trash Removal Service	9,465.33	-	(9,465.33)	9,465.33	-	(9,465.33)	-
5440-00 Stormwater Fees	542.70	-	(542.70)	542.70	-	(542.70)	-
7020-00 Legal - General	2,775.00	-	(2,775.00)	2,775.00	-	(2,775.00)	-
7040-00 Professional Management Fees	19,295.36	-	(19,295.36)	19,295.36	-	(19,295.36)	-
Total ADMINISTRATIVE EXPENSES	\$42,150.62	\$-	(\$42,150.62)	\$42,150.62	\$-	(\$42,150.62)	\$-
COMMUNICATION EXPENSES							
5075-00 Website	730.00	-	(730.00)	730.00	-	(730.00)	-
5110-00 Newsletter Services	2,160.00	-	(2,160.00)	2,160.00	-	(2,160.00)	-
Total COMMUNICATION EXPENSES	\$2,890.00	\$-	(\$2,890.00)	\$2,890.00	\$-	(\$2,890.00)	\$-
LANDSCAPING							
5410-00 Water/ Sewer	56.55	-	(56.55)	56.55	-	(56.55)	-
6300-00 Landscape Contract	4,839.39	-	(4,839.39)	4,839.39	-	(4,839.39)	-
6305-00 Common Area Expenses	1,833.00	-	(1,833.00)	1,833.00	-	(1,833.00)	-
6315-00 Flowers	775.00	-	(775.00)	775.00	-	(775.00)	-
6320-00 Tree Maintenance	10,876.68	-	(10,876.68)	10,876.68	-	(10,876.68)	-
6325-00 Snow & Storm Expenses	7,753.77	-	(7,753.77)	7,753.77	-	(7,753.77)	-
Total LANDSCAPING	\$26,134.39	\$-	(\$26,134.39)	\$26,134.39	\$-	(\$26,134.39)	\$-



Income Statement - Operating
 Kissing Camels Property Owners' Association
 01/01/2025 to 01/31/2025

Date: 3/11/2025
 Time: 6:17 pm
 Page: 2

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
SECURITY							
6405-00 Guard Service Contract	\$48,888.97	\$-	(\$48,888.97)	\$48,888.97	\$-	(\$48,888.97)	\$-
6407-00 Guard Service-Vehicle	2,196.25	-	(2,196.25)	2,196.25	-	(2,196.25)	-
6425-00 Visitors Mgmt Software	1,100.00	-	(1,100.00)	1,100.00	-	(1,100.00)	-
6435-00 Security Communications	73.75	-	(73.75)	73.75	-	(73.75)	-
6437-00 Guardhouse Expenses	2,127.26	-	(2,127.26)	2,127.26	-	(2,127.26)	-
6605-00 Gate Repair & Access Control	3,797.00	-	(3,797.00)	3,797.00	-	(3,797.00)	-
Total SECURITY	\$58,183.23	\$-	(\$58,183.23)	\$58,183.23	\$-	(\$58,183.23)	\$-
INFRASTRUCTURE EXPENSES							
5400-00 Electricity	411.65	-	(411.65)	411.65	-	(411.65)	-
5445-00 Utility Notification	738.70	-	(738.70)	738.70	-	(738.70)	-
6900-00 Infrastructure - Other	965.00	-	(965.00)	965.00	-	(965.00)	-
Total INFRASTRUCTURE EXPENSES	\$2,115.35	\$-	(\$2,115.35)	\$2,115.35	\$-	(\$2,115.35)	\$-
OTHER EXPENSES							
9105-00 Reserve Contribution Expense	45,927.08	-	(45,927.08)	45,927.08	-	(45,927.08)	-
9106-00 Impact Fee Allocation	5,150.00	-	(5,150.00)	5,150.00	-	(5,150.00)	-
Total OTHER EXPENSES	\$51,077.08	\$-	(\$51,077.08)	\$51,077.08	\$-	(\$51,077.08)	\$-
Total OPERATING EXPENSE	\$182,550.67	\$-	(\$182,550.67)	\$182,550.67	\$-	(\$182,550.67)	\$-
Net Income:	(\$292.91)	\$0.00	(\$292.91)	(\$292.91)	\$0.00	(\$292.91)	\$0.00



Income Statement - Reserve
 Kissing Camels Property Owners' Association
 01/01/2025 to 01/31/2025

Date: 3/11/2025
 Time: 6:17 pm
 Page: 3

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
RESERVE INCOME							
INVESTMENT INCOME							
4505-00 Interest Income - Reserves	\$356.22	\$-	\$356.22	\$356.22	\$-	\$356.22	\$-
Total INVESTMENT INCOME	\$356.22	\$-	\$356.22	\$356.22	\$-	\$356.22	\$-
RESERVE INCOME							
4610-00 Reserve Contribution Income	45,927.08	-	45,927.08	45,927.08	-	45,927.08	-
4620-00 Impact Fees Income	5,150.00	-	5,150.00	5,150.00	-	5,150.00	-
Total RESERVE INCOME	\$51,077.08	\$-	\$51,077.08	\$51,077.08	\$-	\$51,077.08	\$-
Total RESERVE INCOME	\$51,433.30	\$-	\$51,433.30	\$51,433.30	\$-	\$51,433.30	\$-
RESERVE EXPENSE							
RESERVE - Roads							
9801-00 Engineering Analysis	2,475.00	-	(2,475.00)	2,475.00	-	(2,475.00)	-
9803-00 Next Year Planning	1,843.50	-	(1,843.50)	1,843.50	-	(1,843.50)	-
9808-00 Roads Contingency/ Other	451.50	-	(451.50)	451.50	-	(451.50)	-
Total RESERVE - Roads	\$4,770.00	\$-	(\$4,770.00)	\$4,770.00	\$-	(\$4,770.00)	\$-
RESERVE - Other Infrastructure							
9810-00 New Development Supervision	1,272.50	-	(1,272.50)	1,272.50	-	(1,272.50)	-
9816-00 Fillmore Gate Expense	3,251.68	-	(3,251.68)	3,251.68	-	(3,251.68)	-
Total RESERVE - Other Infrastructure	\$4,524.18	\$-	(\$4,524.18)	\$4,524.18	\$-	(\$4,524.18)	\$-
Total RESERVE EXPENSE	\$9,294.18	\$-	(\$9,294.18)	\$9,294.18	\$-	(\$9,294.18)	\$-
Net Reserve:	\$42,139.12	\$0.00	\$42,139.12	\$42,139.12	\$0.00	\$42,139.12	\$0.00