

# **Financial Report Package**

**Prepared for**

**Stroh Ranch Community Association Inc.**

**Period ending:  
12/31/2025**

**By**

**Professional Community Services**

# Stroh Ranch Community Association Inc.

Balance Sheet as of 12/31/2025

<b>Assets</b>	<b>Operating</b>	<b>Reserve</b>	<b>Total</b>
<b>Asset</b>			
10-1012-00 - Operating Account - Enterprise Bank	\$15,544.59		\$15,544.59
10-1052-00 - Operating Savings - Enterprise Bank	\$5,182.76		\$5,182.76
12-1211-00 - Reserve Account - Filing #9 - Enterprise Bank		\$59,673.50	\$59,673.50
12-1212-00 - Reserve Account - Fence - Enterprise Bank		\$56,278.08	\$56,278.08
<b>Total Asset</b>	<b>\$20,727.35</b>	<b>\$115,951.58</b>	<b>\$136,678.93</b>
<b>Other Assets</b>			
13-1300-00 - Accounts Receivable	\$93,181.74		\$93,181.74
13-1305-00 - A/R Other	(\$139.00)		(\$139.00)
13-1390-00 - Allowance for Bad Debt	(\$32,000.00)		(\$32,000.00)
16-1600-00 - Prepays	\$508.00		\$508.00
<b>Total Other Assets</b>	<b>\$61,550.74</b>		<b>\$61,550.74</b>
<b>Total Assets</b>	<b>\$82,278.09</b>	<b>\$115,951.58</b>	<b>\$198,229.67</b>
<b>Liabilities / Equity</b>			
<b>Liability</b>			
30-3010-00 - Accounts Payable	\$57,471.89		\$57,471.89
30-3013-00 - Homeowner Escrows Held	\$16,500.00		\$16,500.00
30-3040-00 - Retained Earnings	\$62.00		\$62.00
30-3310-00 - Prepaid Assessments	\$28,127.35		\$28,127.35
<b>Total Liability</b>	<b>\$102,161.24</b>		<b>\$102,161.24</b>
<b>Equity</b>			
30-3070-00 - Net Income	(\$38,150.78)	\$16,137.30	(\$22,013.48)
50-5200-00 - Operating Fund Balance	\$18,267.63		\$18,267.63
50-5300-00 - Reserve Fund Balance		(\$3,678.33)	(\$3,678.33)
50-5305-00 - Reserve Fund Balance - Stroh Filing #9		\$48,794.07	\$48,794.07
50-5310-00 - Reserve Fund Balance - Fence Fund		\$54,698.54	\$54,698.54
<b>Total Equity</b>	<b>(\$19,883.15)</b>	<b>\$115,951.58</b>	<b>\$96,068.43</b>
<b>Total Liabilities / Equity</b>	<b>\$82,278.09</b>	<b>\$115,951.58</b>	<b>\$198,229.67</b>

# Stroh Ranch Community Association Inc.

## Statement of Revenues and Expenses 12/1/2025 - 12/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Income</b>							
63-6300-00 - Owner Assessment	-	-	-	263,510.87	265,900.00	(2,389.13)	265,900.00
63-6309-00 - Filing #9 Assessment	-	-	-	11,590.00	11,590.00	-	11,590.00
63-6315-00 - Priority Lien	-	-	-	70.88	-	70.88	-
63-6345-00 - Late, Legal & Fine Fee	-	700.00	(700.00)	6,870.52	13,500.00	(6,629.48)	13,500.00
63-6350-00 - Interest	4.83	-	4.83	386.19	-	386.19	-
63-6355-00 - W/C Capitalization	-	-	-	433.00	-	433.00	-
63-6370-00 - Miscellaneous Income	-	-	-	1,024.19	-	1,024.19	-
<b>Total Income</b>	<b>4.83</b>	<b>700.00</b>	<b>(695.17)</b>	<b>283,885.65</b>	<b>290,990.00</b>	<b>(7,104.35)</b>	<b>290,990.00</b>
<b>Total Income</b>	<b>4.83</b>	<b>700.00</b>	<b>(695.17)</b>	<b>283,885.65</b>	<b>290,990.00</b>	<b>(7,104.35)</b>	<b>290,990.00</b>
<b>Operating Expense</b>							
<b>Income</b>							
90-9040-03 - Reserve Perimeter Fence	-	-	-	6,175.00	-	(6,175.00)	-
<b>Total Income</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>6,175.00</b>	<b>-</b>	<b>(6,175.00)</b>	<b>-</b>
<b>Expense</b>							
64-6410-00 - Trash Removal / Recycling	15,370.88	13,384.00	(1,986.88)	180,181.73	160,600.00	(19,581.73)	160,600.00
64-6418-00 - Security Safe System	-	-	-	12,500.00	13,000.00	500.00	13,000.00
64-6443-00 - Filing #9 Sub	489.00	975.00	486.00	6,066.36	11,590.00	5,523.64	11,590.00
64-6470-00 - Social / Recreational	-	4,900.00	4,900.00	40,775.00	40,000.00	(775.00)	40,000.00
65-6505-00 - Legal Services - General	(1,896.14)	800.00	2,696.14	13,516.52	8,000.00	(5,516.52)	8,000.00
65-6509-00 - Legal Risk Share	-	250.00	250.00	-	3,000.00	3,000.00	3,000.00
65-6510-00 - Audit/Accounting Services	-	-	-	-	1,800.00	1,800.00	1,800.00
65-6515-00 - Professional Fees/ Other	2,900.00	3,212.00	312.00	31,900.00	38,500.00	6,600.00	38,500.00
65-6520-00 - Insurance Coverage	(1,530.00)	-	1,530.00	2,940.00	5,000.00	2,060.00	5,000.00
65-6530-00 - General Admin	156.28	4,655.00	4,498.72	15,918.82	25,000.00	9,081.18	25,000.00
65-6540-00 - Bank Charges / Coupon	-	-	-	(20.00)	-	20.00	-
65-6590-00 - Bad Debt	-	500.00	500.00	-	500.00	500.00	500.00
75-7510-00 - Reserve Contribution - Fence Reserves	-	-	-	12,000.00	12,000.00	-	12,000.00
<b>Total Expense</b>	<b>15,490.02</b>	<b>28,676.00</b>	<b>13,185.98</b>	<b>315,778.43</b>	<b>318,990.00</b>	<b>3,211.57</b>	<b>318,990.00</b>
<b>Total Expense</b>	<b>15,490.02</b>	<b>28,676.00</b>	<b>13,185.98</b>	<b>321,953.43</b>	<b>318,990.00</b>	<b>(2,963.43)</b>	<b>318,990.00</b>
<b>Operating Net Total</b>	<b>(15,485.19)</b>	<b>(27,976.00)</b>	<b>12,490.81</b>	<b>(38,067.78)</b>	<b>(28,000.00)</b>	<b>(10,067.78)</b>	<b>(28,000.00)</b>

# Stroh Ranch Community Association Inc.

## Statement of Revenues and Expenses 12/1/2025 - 12/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Reserve Income</b>							
<b>Income</b>							
80-8000-02 - Reserve Contribution	-	-	-	12,422.10	12,000.00	422.10	12,000.00
80-8150-02 - Reserve Interest	36.40	-	36.40	499.27	-	499.27	-
90-9250-03 - Stroh Filling #9 Res Interest	35.45	-	35.45	506.41	-	506.41	-
<b>Total Income</b>	<b>71.85</b>	<b>-</b>	<b>71.85</b>	<b>13,427.78</b>	<b>12,000.00</b>	<b>1,427.78</b>	<b>12,000.00</b>
<b>Total Income</b>	<b>71.85</b>	<b>-</b>	<b>71.85</b>	<b>13,427.78</b>	<b>12,000.00</b>	<b>1,427.78</b>	<b>12,000.00</b>
<b>Reserve Net Total</b>	<b>71.85</b>	<b>-</b>	<b>71.85</b>	<b>13,427.78</b>	<b>12,000.00</b>	<b>1,427.78</b>	<b>12,000.00</b>
<b>Net Total</b>	<b>(15,413.34)</b>	<b>(27,976.00)</b>	<b>12,562.66</b>	<b>(24,640.00)</b>	<b>(16,000.00)</b>	<b>(8,640.00)</b>	<b>(16,000.00)</b>