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Association: **Sea Ridge Condominium Association**
From: **Bill Turner**
Date: **6/13/2023**
Re: **Modified Accrual Financial Statements - May 2023**

Operating Results:

The Association's year to date operating revenue for the period ending 05/31/2023 was \$1,336,448.64 with expenses of \$1,313,145.67 including Reserve allocations of \$558,035.44

Cash Balances:

Cash in the operating account totaled \$76,535.26
Cash in the reserve account MMA totaled \$718,277.66

Total Due to Reserves from Operating is \$49.00

Expenses:

For the month of May, please note the following budget variances:

Landscape:

6410 - Landscape Extras is over budget by \$2,779.63.

Maintenance:

6548 - Roof Repairs is over budget by \$5,174.34

Property Protection:

No Material Variances

Utilities:

No Material Variances

The Net Income for the month is \$15,644.03 and year to date, the Net Income is \$23,302.97

Total Operating Equity is \$98,496.39

Income Statement Summary

Sea Ridge Condominium Association

May 01, 2023 thru May 31, 2023

	Current Period			Year to Date (11 months)			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Income	124,681.19	119,915.16	4,766.03	1,336,448.64	1,319,069.83	17,378.81	1,438,985.00
Total Income	124,681.19	119,915.16	4,766.03	1,336,448.64	1,319,069.83	17,378.81	1,438,985.00
Total Administration Expenses	11,523.29	10,428.36	1,094.93	114,269.02	114,711.68	(442.66)	125,140.00
Total Landscape	20,467.63	18,497.09	1,970.54	201,380.25	203,467.92	(2,087.67)	221,965.00
Total Maintenance	11,222.68	19,523.82	(8,301.14)	191,860.65	214,755.16	(22,894.51)	234,278.00
Total Property Protection	1,298.53	1,304.34	(5.81)	13,973.87	14,347.67	(373.80)	15,652.00
Total Utilities Expenses	13,354.53	15,583.34	(2,228.81)	188,212.89	171,416.67	16,796.22	187,000.00
Total Insurance Expenses	0.00	5,041.66	(5,041.66)	43,923.42	55,458.33	(11,534.91)	60,500.00
Total Taxes Expenses	(663.28)	270.82	(934.10)	1,490.13	2,979.16	(1,489.03)	3,250.00
Total Reserves	51,833.78	49,266.66	2,567.12	558,035.44	541,933.33	16,102.11	591,200.00
Total Expense	109,037.16	119,916.09	(10,878.93)	1,313,145.67	1,319,069.92	(5,924.25)	1,438,985.00
Net Income / (Loss)	15,644.03	(0.93)	15,644.96	23,302.97	(0.09)	23,303.06	0.00

Income Statement Report

Sea Ridge Condominium Association

May 01, 2023 thru May 31, 2023

	Current Period			Year to Date (11 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Income								
5010 - Regular Assessments	110,485.96	110,486.00	(0.04)	1,215,345.56	1,215,349.00	(3.44)	1,325,835.00	110,489.44
5020 - Special Assessments	(200.00)	0.00	(200.00)	5,402.00	0.00	5,402.00	0.00	(5,402.00)
5023 - Bank Return Check/Nsf Fees	0.00	0.00	0.00	25.00	0.00	25.00	0.00	(25.00)
5030 - Interest Income-Operating	0.00	0.00	0.00	10.00	0.00	10.00	0.00	(10.00)
5031 - Interest Income-Reserve	2,833.78	266.66	2,567.12	19,035.44	2,933.33	16,102.11	3,200.00	(15,835.44)
5040 - Late Fees	(596.43)	375.00	(971.43)	3,442.63	4,125.00	(682.37)	4,500.00	1,057.37
5042 - Late Interest	(157.19)	83.34	(240.53)	222.78	916.67	(693.89)	1,000.00	777.22
5051 - Clubhouse Rental Fees	0.00	250.00	(250.00)	800.00	2,750.00	(1,950.00)	3,000.00	2,200.00
5053 - Delinquent Letter Fees	200.00	50.00	150.00	1,300.00	550.00	750.00	600.00	(700.00)
5060 - Gate/Pool Keys/Remotes	150.00	12.50	137.50	840.00	137.50	702.50	150.00	(690.00)
5063 - Parking	980.00	1,100.00	(120.00)	8,612.88	12,100.00	(3,487.12)	13,200.00	4,587.12
5100 - Water Reimb Income	9,980.07	7,291.66	2,688.41	80,417.35	80,208.33	209.02	87,500.00	7,082.65
5105 - Attorney/Collection Fees	1,005.00	0.00	1,005.00	1,005.00	0.00	1,005.00	0.00	(1,005.00)
5110 - Fines/Violations	0.00	0.00	0.00	(10.00)	0.00	(10.00)	0.00	10.00
Total Income	124,681.19	119,915.16	4,766.03	1,336,448.64	1,319,069.83	17,378.81	1,438,985.00	102,536.36
Total Sea Ridge Condominium Income	124,681.19	119,915.16	4,766.03	1,336,448.64	1,319,069.83	17,378.81	1,438,985.00	102,536.36
<u>Expense</u>								
Administration Expenses								
6010 - Audit	0.00	112.50	(112.50)	2,624.30	1,237.50	1,386.80	1,350.00	(1,274.30)
6015 - Reserve Study	1,750.00	83.34	1,666.66	1,750.00	916.67	833.33	1,000.00	(750.00)
6020 - Bank Charges-Operating	0.00	0.00	0.00	22.00	0.00	22.00	0.00	(22.00)
6026 - Keys/Transmitters/Tags	0.00	83.34	(83.34)	1,051.34	916.67	134.67	1,000.00	(51.34)
6030 - Arch Review/Engineering	0.00	833.34	(833.34)	5,000.00	9,166.67	(4,166.67)	10,000.00	5,000.00
6035 - Office & Postage	1,636.53	333.34	1,303.19	7,224.91	3,666.67	3,558.24	4,000.00	(3,224.91)
6040 - Management Services	3,646.52	3,646.50	0.02	42,229.92	40,111.50	2,118.42	43,758.00	1,528.08
6041 - Management-Additional	0.00	41.66	(41.66)	2,450.00	458.33	1,991.67	500.00	(1,950.00)

Income Statement Report
Sea Ridge Condominium Association
 May 01, 2023 thru May 31, 2023

	Current Period			Year to Date (11 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Administration Expenses								
6045 - Records Storage	0.00	150.00	(150.00)	0.00	1,650.00	(1,650.00)	1,800.00	1,800.00
6046 - 1099 Tax Form Billing	0.00	0.00	0.00	150.00	0.00	150.00	0.00	(150.00)
6050 - Fees & Licenses	0.00	0.00	0.00	1,271.00	0.00	1,271.00	0.00	(1,271.00)
6053 - Delinquent Letter Charges	150.00	50.00	100.00	1,100.00	550.00	550.00	600.00	(500.00)
6054 - Collection Fees	0.00	125.00	(125.00)	0.00	1,375.00	(1,375.00)	1,500.00	1,500.00
6055 - Attorney Fees	832.00	1,000.00	(168.00)	6,386.00	11,000.00	(4,614.00)	12,000.00	5,614.00
6071 - Website	135.24	50.00	85.24	965.87	550.00	415.87	600.00	(365.87)
6073 - Voting Services	300.00	0.00	300.00	3,600.39	0.00	3,600.39	0.00	(3,600.39)
6074 - Social	0.00	83.34	(83.34)	2,013.25	916.67	1,096.58	1,000.00	(1,013.25)
6077 - Bad Debt/Write Off	0.00	41.66	(41.66)	0.00	458.33	(458.33)	500.00	500.00
6080 - Loan Payment	3,073.00	12,711.00	(9,638.00)	36,430.04	139,821.00	(103,390.96)	152,532.00	116,101.96
6080-1 - Loan Payment - Principal Offset	0.00	(8,916.66)	8,916.66	0.00	(98,083.33)	98,083.33	(107,000.00)	(107,000.00)
Total Administration Expenses	11,523.29	10,428.36	1,094.93	114,269.02	114,711.68	(442.66)	125,140.00	10,870.98
Landscape								
6405 - Landscape Contract	16,250.00	16,666.66	(416.66)	171,047.95	183,333.33	(12,285.38)	200,000.00	28,952.05
6410 - Landscape Extras	3,029.63	250.00	2,779.63	5,787.07	2,750.00	3,037.07	3,000.00	(2,787.07)
6415 - Landscape Supplies	0.00	0.00	0.00	765.10	0.00	765.10	0.00	(765.10)
6420 - Irrigation Repairs	0.00	1,250.00	(1,250.00)	20,692.13	13,750.00	6,942.13	15,000.00	(5,692.13)
6421 - Backflow	0.00	33.34	(33.34)	0.00	366.67	(366.67)	400.00	400.00
6425 - Tree Maintenance	1,188.00	297.09	890.91	3,088.00	3,267.92	(179.92)	3,565.00	477.00
Total Landscape	20,467.63	18,497.09	1,970.54	201,380.25	203,467.92	(2,087.67)	221,965.00	20,584.75
Maintenance								
6509 - Repipe Expense	0.00	8,916.66	(8,916.66)	0.00	98,083.33	(98,083.33)	107,000.00	107,000.00
6510 - Lighting Maintenance	0.00	166.66	(166.66)	1,101.00	1,833.33	(732.33)	2,000.00	899.00
6515 - Lighting Extras	839.00	0.00	839.00	3,938.50	0.00	3,938.50	0.00	(3,938.50)
6525 - Lighting Supplies	0.00	25.00	(25.00)	0.00	275.00	(275.00)	300.00	300.00

Income Statement Report
Sea Ridge Condominium Association
 May 01, 2023 thru May 31, 2023

	Current Period			Year to Date (11 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Maintenance								
6530 - Tennis Court Maintenance	0.00	75.00	(75.00)	100.00	825.00	(725.00)	900.00	800.00
6532 - Building Repairs	0.00	1,666.66	(1,666.66)	4,950.00	18,333.33	(13,383.33)	20,000.00	15,050.00
6533 - Handyman Expense	0.00	333.34	(333.34)	3,237.00	3,666.67	(429.67)	4,000.00	763.00
6545 - Plumbing Repairs	440.00	2,500.00	(2,060.00)	16,763.04	27,500.00	(10,736.96)	30,000.00	13,236.96
6546 - Sewerline Maintenance	0.00	1,500.00	(1,500.00)	13,434.26	16,500.00	(3,065.74)	18,000.00	4,565.74
6547 - Water Damage	1,654.28	834.00	820.28	54,743.81	9,167.00	45,576.81	10,000.00	(44,743.81)
6548 - Roof Repairs	6,591.00	1,416.66	5,174.34	58,143.00	15,583.33	42,559.67	17,000.00	(41,143.00)
6549 - Fence & Railing Repairs	0.00	83.34	(83.34)	1,288.00	916.67	371.33	1,000.00	(288.00)
6550 - Janitorial Service	344.65	396.50	(51.85)	2,774.81	4,361.50	(1,586.69)	4,758.00	1,983.19
6551 - Janitorial Supplies	0.00	75.00	(75.00)	1,853.08	825.00	1,028.08	900.00	(953.08)
6552 - Janitorial Extras	0.00	41.66	(41.66)	0.00	458.33	(458.33)	500.00	500.00
6555 - Pest Control	537.75	666.66	(128.91)	9,247.25	7,333.33	1,913.92	8,000.00	(1,247.25)
6560 - Pest Control Extras	0.00	75.00	(75.00)	1,699.00	825.00	874.00	900.00	(799.00)
6570 - Pool/Spa Service	546.00	435.00	111.00	6,492.73	4,785.00	1,707.73	5,220.00	(1,272.73)
6575 - Pool/Spa Repairs	270.00	83.34	186.66	2,773.89	916.67	1,857.22	1,000.00	(1,773.89)
6577 - Pool & Spa Supplies	0.00	208.34	(208.34)	4,528.51	2,291.67	2,236.84	2,500.00	(2,028.51)
6580 - Pool/Spa Extras	0.00	0.00	0.00	2,703.36	0.00	2,703.36	0.00	(2,703.36)
6623 - Lock & Keys	0.00	25.00	(25.00)	2,089.41	275.00	1,814.41	300.00	(1,789.41)
Total Maintenance	11,222.68	19,523.82	(8,301.14)	191,860.65	214,755.16	(22,894.51)	234,278.00	42,417.35
Property Protection								
6526 - Fire Extinguishers	0.00	25.00	(25.00)	0.00	275.00	(275.00)	300.00	300.00
6621 - Patrol Services	1,298.53	1,196.00	102.53	13,973.87	13,156.00	817.87	14,352.00	378.13
6622 - Clubhouse & Pool Security	0.00	83.34	(83.34)	0.00	916.67	(916.67)	1,000.00	1,000.00
Total Property Protection	1,298.53	1,304.34	(5.81)	13,973.87	14,347.67	(373.80)	15,652.00	1,678.13
Utilities Expenses								
6700 - Water-Residential	7,562.45	8,804.16	(1,241.71)	95,009.64	96,845.83	(1,836.19)	105,650.00	10,640.36

Income Statement Report
Sea Ridge Condominium Association
May 01, 2023 thru May 31, 2023

	Current Period			Year to Date (11 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Utilities Expenses								
6701 - Water-Reclaimed Irrigation	2,184.49	3,808.34	(1,623.85)	53,657.33	41,891.67	11,765.66	45,700.00	(7,957.33)
6702 - Water-Pool/Clubhouse	468.57	220.84	247.73	2,598.82	2,429.17	169.65	2,650.00	51.18
6705 - Electric	2,463.52	1,833.34	630.18	26,416.39	20,166.67	6,249.72	22,000.00	(4,416.39)
6710 - Gas	675.50	916.66	(241.16)	10,530.71	10,083.33	447.38	11,000.00	469.29
Total Utilities Expenses	13,354.53	15,583.34	(2,228.81)	188,212.89	171,416.67	16,796.22	187,000.00	(1,212.89)
Insurance Expenses								
6800 - Insurance Master Policy	0.00	5,000.00	(5,000.00)	43,923.42	55,000.00	(11,076.58)	60,000.00	16,076.58
6825 - Workers Compensation	0.00	41.66	(41.66)	0.00	458.33	(458.33)	500.00	500.00
Total Insurance Expenses	0.00	5,041.66	(5,041.66)	43,923.42	55,458.33	(11,534.91)	60,500.00	16,576.58
Taxes Expenses								
6850 - Federal Taxes	(663.28)	166.66	(829.94)	(589.81)	1,833.33	(2,423.14)	2,000.00	2,589.81
6860 - State Income Tax	0.00	104.16	(104.16)	2,079.94	1,145.83	934.11	1,250.00	(829.94)
Total Taxes Expenses	(663.28)	270.82	(934.10)	1,490.13	2,979.16	(1,489.03)	3,250.00	1,759.87
Reserves								
9000 - Reserves	49,000.00	49,000.00	0.00	539,000.00	539,000.00	0.00	588,000.00	49,000.00
9495 - Interest	2,833.78	266.66	2,567.12	19,035.44	2,933.33	16,102.11	3,200.00	(15,835.44)
Total Reserves	51,833.78	49,266.66	2,567.12	558,035.44	541,933.33	16,102.11	591,200.00	33,164.56
Total Sea Ridge Condominium Expense	109,037.16	119,916.09	(10,878.93)	1,313,145.67	1,319,069.92	(5,924.25)	1,438,985.00	125,839.33
Total Sea Ridge Condominium Income / (Loss)	15,644.03	(0.93)	15,644.96	23,302.97	(0.09)	23,303.06	0.00	(23,302.97)
Total Association Net Income / (Loss)	15,644.03	(0.93)	15,644.96	23,302.97	(0.09)	23,303.06	0.00	(23,302.97)

Income and Expense Trend Report

Sea Ridge Condominium Association

As of May 31, 2023

Account Description	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Full Year	Total
	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Budget	Actual	Budget
Income														
5010 - Regular Assessments	110,486	110,486	110,486	110,486	110,486	110,486	110,486	110,486	110,486	110,486	110,486		1,215,346	1,325,835
5020 - Special Assessments	0	0	0	0	0	0	5,602	0	0	0	(200)		5,402	0
5023 - Bank Return Check/Nsf Fees	25	0	0	0	0	0	0	0	0	0	0		25	0
5030 - Interest Income-Operating	0	0	0	0	0	0	0	0	10	0	0		10	0
5031 - Interest Income-Reserve	218	738	1,107	1,584	2,101	2,563	3	3,190	3,615	1,082	2,834		19,035	3,200
5040 - Late Fees	593	332	330	538	251	481	323	375	401	414	(596)		3,443	4,500
5042 - Late Interest	20	14	18	(5)	26	39	108	62	58	40	(157)		223	1,000
5051 - Clubhouse Rental Fees	0	200	200	0	0	0	200	200	0	0	0		800	3,000
5053 - Delinquent Letter Fees	100	100	0	0	0	300	0	300	150	150	200		1,300	600
5060 - Gate/Pool Keys/Remotes	100	150	190	0	0	0	100	0	100	50	150		840	150
5063 - Parking	760	1,000	(200)	960	698	715	920	940	920	920	980		8,613	13,200
5100 - Water Reimb Income	2,988	10,534	13,262	0	13,299	0	0	14,743	0	15,611	9,980		80,417	87,500
5105 - Attorney/Collection Fees	0	0	0	0	0	0	0	0	0	0	1,005		1,005	0
5110 - Fines/Violations	0	(30)	20	0	0	0	0	0	0	0	0		(10)	0
Total Income	115,290	123,525	125,414	113,564	126,860	114,584	117,742	130,296	115,740	128,754	124,681	0	1,336,449	1,438,985
Total Income	115,290	123,525	125,414	113,564	126,860	114,584	117,742	130,296	115,740	128,754	124,681	0	1,336,449	1,438,985
Administration Expenses														
6010 - Audit	0	0	0	1,299	1,325	0	0	0	0	0	0		2,624	1,350
6015 - Reserve Study	0	0	0	0	0	0	0	0	0	0	1,750		1,750	1,000
6020 - Bank Charges-Operating	7	0	0	0	0	0	0	0	0	15	0		22	0
6026 - Keys/Transmitters/Tags	0	871	180	0	0	0	0	0	0	0	0		1,051	1,000
6030 - Arch Review/Engineering	5,000	0	0	0	0	0	0	0	0	0	0		5,000	10,000
6035 - Office & Postage	1,792	731	239	577	0	518	559	0	1,172	0	1,637		7,225	4,000
6040 - Management Services	3,647	3,647	3,647	3,854	3,647	3,647	3,647	5,558	3,647	3,647	3,647		42,230	43,758
6041 - Management-Additional	0	200	0	0	600	0	300	300	450	600	0		2,450	500
6045 - Records Storage	0	0	0	0	0	0	0	0	0	0	0		0	1,800
6046 - 1099 Tax Form Billing	0	0	0	0	0	0	0	0	0	150	0		150	0
6050 - Fees & Licenses	0	0	0	0	476	795	0	0	0	0	0		1,271	0
6053 - Delinquent Letter Charges	0	100	100	0	0	0	300	0	300	150	150		1,100	600
6054 - Collection Fees	0	0	0	0	0	0	0	0	0	0	0		0	1,500

Income and Expense Trend Report

Sea Ridge Condominium Association

As of May 31, 2023

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Actual	Feb Actual	Mar Actual	Apr Actual	May Actual	Jun Budget	Full Year Actual	Total Budget
Administration Expenses														
6055 - Attorney Fees	0	155	155	155	155	155	1,706	0	534	2,539	832		6,386	12,000
6071 - Website	0	315	0	0	431	0	0	85	(85)	85	135		966	600
6073 - Voting Services	0	0	0	1,373	0	300	0	0	1,627	0	300		3,600	0
6074 - Social	396	0	0	0	0	0	395	0	150	1,073	0		2,013	1,000
6077 - Bad Debt/Write Off	0	0	0	0	0	0	0	0	0	0	0		0	500
6080 - Loan Payment	3,467	3,542	3,502	3,351	3,422	3,272	3,341	3,300	2,944	3,217	3,073		36,430	152,532
6080-1 - Loan Payment - Principal Offset	0	0	0	0	0	0	0	0	0	0	0		0	(107,000)
Total Administration Expenses	14,308	9,561	7,823	10,609	10,055	8,687	10,246	9,243	10,738	11,475	11,523	0	114,269	125,140
Landscape														
6405 - Landscape Contract	8,548	0	0	65,000	0	16,250	16,250	16,250	16,250	16,250	16,250		171,048	200,000
6410 - Landscape Extras	0	62	0	1,560	0	0	1,135	0	0	0	3,030		5,787	3,000
6415 - Landscape Supplies	0	0	0	0	372	0	0	0	393	0	0		765	0
6420 - Irrigation Repairs	0	3,450	2,113	877	1,066	0	1,702	0	11,334	150	0		20,692	15,000
6421 - Backflow	0	0	0	0	0	0	0	0	0	0	0		0	400
6425 - Tree Maintenance	980	0	(980)	0	0	0	1,900	0	0	0	1,188		3,088	3,565
Total Landscape	9,528	3,512	1,133	67,437	1,438	16,250	20,987	16,250	27,977	16,400	20,468	0	201,380	221,965
Maintenance														
6509 - Repipe Expense	0	0	0	0	0	0	0	0	0	0	0		0	107,000
6510 - Lighting Maintenance	275	0	0	275	0	0	275	0	0	275	0		1,101	2,000
6515 - Lighting Extras	0	188	0	0	1,815	163	0	0	0	935	839		3,939	0
6525 - Lighting Supplies	0	0	0	0	0	0	0	0	0	0	0		0	300
6530 - Tennis Court Maintenance	50	50	0	0	0	0	0	0	0	0	0		100	900
6532 - Building Repairs	0	0	0	995	0	0	0	0	295	3,660	0		4,950	20,000
6533 - Handyman Expense	0	395	0	1,096	0	0	1,246	0	500	0	0		3,237	4,000
6545 - Plumbing Repairs	190	16,929	1,550	0	(8,518)	0	3,450	1,210	1,288	225	440		16,763	30,000
6546 - Sewerline Maintenance	464	0	2,835	2,360	7,400	0	375	0	0	0	0		13,434	18,000
6547 - Water Damage	655	892	0	0	860	1,527	1,255	7,505	34,076	6,320	1,654		54,744	10,000
6548 - Roof Repairs	0	0	0	0	595	1,198	28,438	7,602	1,785	11,934	6,591		58,143	17,000
6549 - Fence & Railing Repairs	0	800	0	0	0	0	0	488	0	0	0		1,288	1,000
6550 - Janitorial Service	0	593	321	318	0	0	302	296	599	0	345		2,775	4,758

Income and Expense Trend Report

Sea Ridge Condominium Association

As of May 31, 2023

Account Description	Jul Actual	Aug Actual	Sep Actual	Oct Actual	Nov Actual	Dec Actual	Jan Actual	Feb Actual	Mar Actual	Apr Actual	May Actual	Jun Budget	Full Year Actual	Total Budget
Maintenance														
6551 - Janitorial Supplies	589	0	636	0	312	316	0	0	0	0	0		1,853	900
6552 - Janitorial Extras	0	0	0	0	0	0	0	0	0	0	0		0	500
6555 - Pest Control	979	1,328	1,216	1,591	538	538	613	538	833	538	538		9,247	8,000
6560 - Pest Control Extras	375	885	340	0	0	0	0	99	0	0	0		1,699	900
6570 - Pool/Spa Service	520	1,120	520	350	350	350	638	1,382	368	350	546		6,493	5,220
6575 - Pool/Spa Repairs	0	0	540	396	0	203	1,365	0	0	0	270		2,774	1,000
6577 - Pool & Spa Supplies	0	789	720	749	660	0	769	0	0	841	0		4,529	2,500
6580 - Pool/Spa Extras	0	325	1,451	0	0	0	0	400	527	0	0		2,703	0
6623 - Lock & Keys	0	0	0	0	0	0	210	134	1,136	609	0		2,089	300
Total Maintenance	4,097	24,294	10,129	8,130	4,011	4,293	38,936	19,654	41,406	25,688	11,223	0	191,861	234,278
Property Protection														
6526 - Fire Extinguishers	0	0	0	0	0	0	0	0	0	0	0		0	300
6621 - Patrol Services	1,254	1,254	1,254	1,254	1,254	1,254	1,254	2,597	1,299	0	1,299		13,974	14,352
6622 - Clubhouse & Pool Security	0	0	0	0	0	0	0	0	0	0	0		0	1,000
Total Property Protection	1,254	1,254	1,254	1,254	1,254	1,254	1,254	2,597	1,299	0	1,299	0	13,974	15,652
Utilities Expenses														
6700 - Water-Residential	7,918	15,865	8,688	8,301	7,364	8,436	8,133	7,429	7,281	8,033	7,562		95,010	105,650
6701 - Water-Reclaimed Irrigation	6,684	6,034	14,739	0	7,129	5,371	4,129	1,243	6,144	0	2,184		53,657	45,700
6702 - Water-Pool/Clubhouse	214	365	381	0	417	222	175	171	186	0	469		2,599	2,650
6705 - Electric	4,867	2,437	1,734	1,738	2,256	4,344	0	2,297	2,521	1,759	2,464		26,416	22,000
6710 - Gas	511	265	346	638	943	1,577	1,331	2,668	1,027	550	676		10,531	11,000
Total Utilities Expenses	20,193	24,966	25,887	10,676	18,109	19,950	13,768	13,808	17,159	10,341	13,355	0	188,213	187,000
Insurance Expenses														
6800 - Insurance Master Policy	0	1,168	(5,138)	28,788	7,702	3,801	3,801	3,801	0	0	0		43,923	60,000
6825 - Workers Compensation	0	0	0	0	0	0	0	0	0	0	0		0	500
Total Insurance Expenses	0	1,168	(5,138)	28,788	7,702	3,801	3,801	3,801	0	0	0	0	43,923	60,500
Taxes Expenses														
6850 - Federal Taxes	0	0	0	0	0	0	0	0	0	73	(663)		(590)	2,000

Income and Expense Trend Report

Sea Ridge Condominium Association

As of May 31, 2023

Account Description	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Full Year	Total
	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Budget	Actual	Budget
Taxes Expenses														
6860 - State Income Tax	0	0	767	(350)	0	0	0	0	827	835	0		2,080	1,250
Total Taxes Expenses	0	0	767	(350)	0	0	0	0	827	909	(663)	0	1,490	3,250
Reserves														
9000 - Reserves	49,000	49,000	49,000	49,000	49,000	49,000	49,000	49,000	49,000	49,000	49,000		539,000	588,000
9495 - Interest	218	738	1,107	1,584	2,101	2,563	3	3,190	3,615	1,082	2,834		19,035	3,200
Total Reserves	49,218	49,738	50,107	50,584	51,101	51,563	49,003	52,190	52,615	50,082	51,834	0	558,035	591,200
Total Expense	98,598	114,493	91,964	177,131	93,671	105,799	137,995	117,543	152,020	114,895	109,037	0	1,313,146	1,438,985
Association Summary	16,692	9,032	33,449	(63,567)	33,190	8,785	(20,253)	12,753	(36,281)	13,859	15,644	0	23,303	0

Check Disbursement Report

Sea Ridge Condominium Association

Mon May 01, 2023 thru Wed May 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<u>Merrill Lynch- Reserve</u>					
Sea Ridge Condominium Association - c/o Seabreeze Management Company, Inc., Aliso Viejo, CA 92656					
Check Number: 00100000 Check Date: 05/03/2023 Check Amount: 240,000.00					
	364 - 1105 - Pacific Western Bank-Rsr Acct ***9111	05/03/2023	Transfer Funds from ML to PWB Res	Transfer ML to PWB r	240,000.00
EmpireWorks - 1682 Langley Ave., Irvine, CA 92614 - (888) 278-8200					
Check Number: 00100001 Check Date: 05/11/2023 Check Amount: 207,670.81					
	364 - 4067-88 - Structural-Expenditures	05/11/2023		Billing Application	17,467.54
	364 - 4068-88 - Buildings-Expenditures	05/11/2023		Progress Billing	35,558.01
	364 - 4068-88 - Buildings-Expenditures	05/11/2023		Billing Application	154,645.26
Total for Merrill Lynch- Reserve					447,670.81
<u>Pacific Western Bank-Operating</u>					
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
Check Number: 00101471 Check Date: 05/01/2023 Check Amount: 3,646.52					
	364 - 6040 - Management Services	05/01/2023		Fee for 05/2023	3,646.52
Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360					
Check Number: 00101472 Check Date: 05/02/2023 Check Amount: 595.00					
	364 - 6548 - Roof Repairs	05/02/2023		04/27/2023	595.00
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
Check Number: 00101473 Check Date: 05/02/2023 Check Amount: 1,113.75					
	364 - 6035 - Office & Postage	05/02/2023	BILL BACK FOR JAN 2023	BILL BACK FOR JAN 20	1,113.75
Patrol Masters Security Services, Inc. - 1651 E. 4th Street, Santa Ana, CA 92701 - (877) 648-0602					
Check Number: 00101474 Check Date: 05/02/2023 Check Amount: 1,298.53					
	364 - 6621 - Patrol Services	05/02/2023		April Service - 1 do	1,298.53
BrightView Tree Care Services - P.O. BOX 31001-2463, Pasadena, CA 91110-2463					
Check Number: 00101475 Check Date: 05/02/2023 Check Amount: 1,188.00					
	364 - 6425 - Tree Maintenance	05/02/2023		Pine Removal	1,188.00
Blue Balance Pool and Janitorial - Service, Inc., Dana Point, CA 92629 - (949) 677-1412					
Check Number: 00101476 Check Date: 05/03/2023 Check Amount: 546.00					
	364 - 6570 - Pool/Spa Service	05/03/2023		May 2023	546.00
Newport Exterminating, Inc - 16661 Millikan Avenue, Irvine, CA 92606 - (949) 261-0700					
Check Number: 00101477 Check Date: 05/04/2023 Check Amount: 161.00					
	364 - 6555 - Pest Control	05/04/2023		General Pest	161.00
Personal Touch Cleaning & Maintenance - 3531 E. Miraloma Avenue, Anaheim, CA 92806 - (949) 727-4135					
Check Number: 00101478 Check Date: 05/04/2023 Check Amount: 344.65					
	364 - 6550 - Janitorial Service	05/04/2023		JANITORIAL SERVICE	344.65

Check Disbursement Report

Sea Ridge Condominium Association

Mon May 01, 2023 thru Wed May 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<u>Pacific Western Bank-Operating</u>					
South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555					
	Check Number: 00101479	Check Date: 05/04/2023	Check Amount: 2,184.49		
	364 - 6700 - Water-Residential	05/04/2023	Act# 3-3264.300	03/16-04/17	1,049.72
	364 - 6700 - Water-Residential	05/04/2023	Act# 3-3269.300	03/16-04/17	1,134.77
SoCalGas - P. O. Box C, Monterey Park, CA 91756-5111 - (800) 427-2200					
	Check Number: 00101480	Check Date: 05/05/2023	Check Amount: 675.50		
	364 - 6710 - Gas	05/05/2023	Act12370907003	03/28-04/26	675.50
San Diego Gas & Electric - P. O. Box 25110, Santa Ana, CA 92799-5110 - (800) 411-7343					
	Check Number: 00101481	Check Date: 05/05/2023	Check Amount: 2,463.52		
	364 - 6705 - Electric	05/05/2023	Act# 0010372314323	03/16-04/13	2,463.52
24 Hour Restoration & Construction - P.O. Box 7124, Laguna Niguel, CA 92607-7124 - (949) 269-2793					
	Check Number: 00101482	Check Date: 05/11/2023	Check Amount: 742.59		
	364 - 6547 - Water Damage	05/11/2023		Water Extraction	742.59
Accurate Voting Services - PO Box 80477, Rancho Santa Margarita, CA 92688 - (949) 588-8500					
	Check Number: 00101483	Check Date: 05/11/2023	Check Amount: 300.00		
	364 - 6073 - Voting Services	05/11/2023		Inspector of Electio	300.00
Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360					
	Check Number: 00101484	Check Date: 05/11/2023	Check Amount: 5,996.00		
	364 - 6548 - Roof Repairs	05/11/2023		05/05/23	2,998.00
	364 - 6548 - Roof Repairs	05/11/2023		05/05/2023	2,998.00
Gothic Landscape Maintenance Division - 1801 W. Olympic Blvd, Pasadena, CA 91199-1350 - (702) 463-1465					
	Check Number: 00101485	Check Date: 05/11/2023	Check Amount: 16,250.00		
	364 - 6405 - Landscape Contract	05/11/2023		April 2023	16,250.00
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
	Check Number: 00101486	Check Date: 05/15/2023	Check Amount: 150.00		
	364 - 6053 - Delinquent Letter Charges	05/15/2023	BILL BACK FOR APRIL 2023	BILL BACK FOR APRIL	150.00
24 Hour Restoration & Construction - P.O. Box 7124, Laguna Niguel, CA 92607-7124 - (949) 269-2793					
	Check Number: 00101487	Check Date: 05/15/2023	Check Amount: 911.69		
	364 - 6547 - Water Damage	05/15/2023		Water Extraction	911.69
Newport Exterminating, Inc - 16661 Millikan Avenue, Irvine, CA 92606 - (949) 261-0700					
	Check Number: 00101488	Check Date: 05/15/2023	Check Amount: 376.75		
	364 - 6555 - Pest Control	05/15/2023		Rodent	376.75
Nordberg DeNichilo, LLP - 999 Corporate Drive, Ladera Ranch, CA 92694					
	Check Number: 00101489	Check Date: 05/15/2023	Check Amount: 832.00		
	364 - 6055 - Attorney Fees	05/15/2023		Revise and send spec	832.00

Check Disbursement Report

Sea Ridge Condominium Association

Mon May 01, 2023 thru Wed May 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<u>Pacific Western Bank-Operating</u>					
Sea Ridge (RES) - c/o Seabreeze Management Company, Inc., Aliso Viejo, CA 92656					
Check Number: 00101490 Check Date: 05/16/2023 Check Amount: 49,000.00					
	364 - 1105 - Pacific Western Bank-Rsr Acct ***9111	05/16/2023	Monthly Reserve Deposit	Monthly Reserve Depo	49,000.00
ABM Electrical & Lighting Solutions, Inc. - ABM Industries Inc, Los Angeles, CA 90074 - (949) 888-2340					
Check Number: 00101491 Check Date: 05/17/2023 Check Amount: 839.00					
	364 - 6515 - Lighting Extras	05/17/2023		07/13/2022	839.00
Gothic Landscape Maintenance Division - 1801 W. Olympic Blvd, Pasadena, CA 91199-1350 - (702) 463-1465					
Check Number: 00101492 Check Date: 05/17/2023 Check Amount: 3,029.63					
	364 - 6410 - Landscape Extras	05/17/2023		REMOVED STUMP OF	3,029.63
Jeanette Jaramillo (independent Contract - 1732 Fifth Ave #1, San Diego , CA 92101 - (760) 622-6434					
Check Number: 00101493 Check Date: 05/17/2023 Check Amount: 135.24					
	364 - 6071 - Website	05/17/2023		Checked email, forwa	135.24
Blue Balance Pool and Janitorial - Service, Inc., Dana Point, CA 92629 - (949) 677-1412					
Check Number: 00101494 Check Date: 05/17/2023 Check Amount: 270.00					
	364 - 6575 - Pool/Spa Repairs	05/17/2023		05/08/2023	270.00
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
Check Number: 00101495 Check Date: 05/19/2023 Check Amount: 522.78					
	364 - 6035 - Office & Postage	05/19/2023	BILL BACK FOR FEB 2023	BILL BACK FOR FEB 20	522.78
Advanced Reserve Solutions, Inc. - 23201 Mill Creek Drive #210, Laguna Hills, CA 92653 - (949) 474-9800					
Check Number: 00101496 Check Date: 05/23/2023 Check Amount: 1,750.00					
	364 - 6015 - Reserve Study	05/23/2023		Reserve Analysis Pre	1,750.00
Scott English Plumbing, Inc. - 1230 N. Jefferson St., Anaheim, CA 92807 - (949) 293-2037					
Check Number: 00101497 Check Date: 05/23/2023 Check Amount: 440.00					
	364 - 6545 - Plumbing Repairs	05/23/2023		ELECTRONIC LEAK DE	440.00
South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555					
Check Number: 00101498 Check Date: 05/25/2023 Check Amount: 3,364.41					
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0994.300	April 03, 2023 - May	220.69
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0995.300	April 03, 2023 - May	232.16
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0996.300	April 03, 2023 - May	229.97
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0997.300	April 03, 2023 - May	80.27
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0999.300	April 03, 2023 - May	223.14
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-1000.300	April 03, 2023 - May	251.24
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-1002.300	April 03, 2023 - May	230.23
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-1003.300	April 03, 2023 - May	129.38
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-1004.300	April 03, 2023 - May	201.74

Check Disbursement Report

Sea Ridge Condominium Association

Mon May 01, 2023 thru Wed May 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
Pacific Western Bank-Operating					
South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555					
Check Number: 00101498 Check Date: 05/25/2023 Check Amount: 3,364.41					
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-1005.300	April 03, 2023 - May	239.77
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0984.300	April 03, 2023 - May	265.16
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0985.300	April 03, 2023 - May	199.68
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0986.300	April 03, 2023 - May	265.42
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0987.300	April 03, 2023 - May	341.61
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0988.300	April 03, 2023 - May	253.95
South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555					
Check Number: 00101499 Check Date: 05/25/2023 Check Amount: 3,762.84					
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0989.300	April 03, 2023 - May	255.88
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0990.300	April 03, 2023 - May	2.99
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0991.300	April 03, 2023 - May	286.56
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0993.300	April 03, 2023 - May	199.42
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0966.300	April 03, 2023 - May	299.07
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0968.300	April 03, 2023 - May	419.47
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0969.300	April 03, 2023 - May	294.04
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0970.300	April 03, 2023 - May	286.95
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0971.300	April 03, 2023 - May	208.96
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0972.300	April 03, 2023 - May	191.94
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0973.300	April 03, 2023 - May	270.32
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0975.300	April 03, 2023 - May	249.44
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0976.300	April 03, 2023 - May	198.25
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0977.300	April 03, 2023 - May	357.46
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0978.300	April 03, 2023 - May	242.09
South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555					
Check Number: 00101500 Check Date: 05/25/2023 Check Amount: 903.77					
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0980.300	April 03, 2023 - May	194.78
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0981.300	April 03, 2023 - May	227.52
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0982.300	April 03, 2023 - May	237.19
	364 - 6700 - Water-Residential	05/25/2023	Act# 3-0983.300	04/03-05/04	244.28
Sea Ridge (RES) - c/o Seabreeze Management Company, Inc., Aliso Viejo, CA 92656					
Check Number: 00101501 Check Date: 05/31/2023 Check Amount: 49,000.00					
	364 - 1105 - Pacific Western Bank-Rsr Acct ***9111	05/31/2023		Monthly Reserve Depo	49,000.00
Total for Pacific Western Bank-Operating					152,793.66

Check Disbursement Report

Sea Ridge Condominium Association

Mon May 01, 2023 thru Wed May 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<u>Pacific Western Bank-Reserve</u>					
EmpireWorks - 1682 Langley Ave., Irvine, CA 92614 - (888) 278-8200					
Check Number: 00100320 Check Date: 05/11/2023 Check Amount: 159,516.20					
	364 - 4068-88 - Buildings-Expenditures	05/11/2023		Phase II Wood Repair	159,516.20
Scott English Plumbing, Inc. - 1230 N. Jefferson St., Anaheim, CA 92807 - (949) 293-2037					
Check Number: 00100321 Check Date: 05/16/2023 Check Amount: 1,495.00					
	364 - 4029-88 - Clubhouse-Expenditure	05/16/2023		4/20/2023	1,495.00
Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360					
Check Number: 00100322 Check Date: 05/16/2023 Check Amount: 8,970.00					
	364 - 4065-88 - Roof Replacement-Expenditures	05/16/2023		04/12/2023	4,485.00
	364 - 4065-88 - Roof Replacement-Expenditures	05/16/2023		March 2023	4,485.00
Total for Pacific Western Bank-Reserve					169,981.20
Total for Sea Ridge Condominium					770,445.67

Balance Sheet Report
Sea Ridge Condominium Association
As of May 31, 2023

	<u>Balance May 31, 2023</u>	<u>Balance Apr 30, 2023</u>	<u>Change</u>
<u>Assets</u>			
Operating Fund Assets			
1001 - Sunwest Bank – Operating	20.00	0.00	20.00
1003 - Pacific Western Bank - Operating Acct	112,809.15	14,733.33	98,075.82
1010 - Bank of SoCal	12,706.11	12,706.11	0.00
1090 - Due (To)/From Reserves	(49,000.00)	(98,000.00)	49,000.00
Total Operating Fund Assets	76,535.26	(70,560.56)	147,095.82
Reserve Fund Assets			
1105 - Pacific Western Bank-Rsr Acct ***9111	110,815.00	167,792.36	(56,977.36)
1115 - Sunwest Bank Reserve	17,329.19	0.00	17,329.19
1120 - Merrill Lynch MM	141,133.47	178,328.53	(37,195.06)
1125 - Bank of SoCal Reserves	400,000.00	400,000.00	0.00
1163 - ML - Wilmington Svgs CD	0.00	200,000.00	(200,000.00)
1164 - ML - Truist Bank CD	200,000.00	200,000.00	0.00
1165 - ML - Wells Fargo Bank CD	200,000.00	200,000.00	0.00
1166 - ML - Valley National Bank CD	200,000.00	200,000.00	0.00
1190 - Due (To)/From Operating	49,000.00	98,000.00	(49,000.00)
Total Reserve Fund Assets	1,318,277.66	1,644,120.89	(325,843.23)
Account Receivables			
1280 - Accounts Receivable	2,360.36	5,444.04	(3,083.68)
Total Account Receivables	2,360.36	5,444.04	(3,083.68)
Total Assets	1,397,173.28	1,579,004.37	(181,831.09)

Balance Sheet Report

Sea Ridge Condominium Association

As of May 31, 2023

	<u>Balance May 31, 2023</u>	<u>Balance Apr 30, 2023</u>	<u>Change</u>
<u>Liabilities</u>			
Liabilities			
2100 - Bank of Southern CA Loan	722,027.50	731,665.61	(9,638.11)
Total Liabilities	722,027.50	731,665.61	(9,638.11)
Other Liabilities			
2001 - Prepaid Assesments	185,075.73	47,069.51	138,006.22
2024 - Covenant Deposits	1,000.00	1,000.00	0.00
Total Other Liabilities	186,075.73	48,069.51	138,006.22
Reserve Fund Liabilities			
4011 - Irrigation Pipes	(7,634.04)	(7,634.04)	0.00
4012 - Irrigation Controllors	21,121.64	21,001.24	120.40
4016 - Fences/Walls	1,032.79	938.90	93.89
4020 - Paint/Stucco	15,955.50	14,505.00	1,450.50
4025 - Lighting	1,266.76	1,151.60	115.16
4027 - Tennis Courts	3,869.42	3,652.22	217.20
4029 - Clubhouse	41,654.84	42,523.73	(868.89)
4048 - Railing	185,145.34	184,299.70	845.64
4055 - Landscape Replacement	9,702.22	9,300.72	401.50
4056 - Termite Control	27,339.51	24,854.10	2,485.41
4057 - Tree Trimming	(12,891.57)	(14,187.71)	1,296.14
4058 - Paint	4,193.75	4,154.56	39.19
4065 - Roof Replacement	190,207.02	180,852.20	9,354.82
4067 - Structural	(39,889.54)	(22,422.00)	(17,467.54)
4068 - Buildings	185,979.94	524,562.84	(338,582.90)
4069 - Contingency Reserve	72,563.78	71,136.60	1,427.18

Balance Sheet Report
Sea Ridge Condominium Association
As of May 31, 2023

	<u>Balance May 31, 2023</u>	<u>Balance Apr 30, 2023</u>	<u>Change</u>
<u>Liabilities</u>			
Reserve Fund Liabilities			
4070 - Deck/Stain	(13,024.00)	(13,024.00)	0.00
4075 - Drives/Streets	106,778.48	104,333.11	2,445.37
4080 - Pool/Spa	9,090.85	8,758.75	332.10
4081 - Painting Wood/Trim	304,707.11	301,124.35	3,582.76
4082 - Painting Wrought Iron	13,514.38	12,999.41	514.97
4085 - Pool Area-Furniture	5,423.36	5,366.42	56.94
4095 - Fencing/Gates	248,158.87	246,564.66	1,594.21
4096 - Fencing/Wrought Iron	19,309.62	17,554.20	1,755.42
4117 - Sewer Lines	(96,068.19)	(96,068.19)	0.00
4142 - Signs	1,523.72	1,385.20	138.52
4495 - Interest	19,246.10	16,437.32	2,808.78
Total Reserve Fund Liabilities	1,318,277.66	1,644,120.89	(325,843.23)
Repipe Fund Liabilities			
4123 - Repipe Expenses	(927,704.00)	(927,704.00)	0.00
Total Repipe Fund Liabilities	(927,704.00)	(927,704.00)	0.00
Total Liabilities	1,298,676.89	1,496,152.01	(197,475.12)

Balance Sheet Report
Sea Ridge Condominium Association
As of May 31, 2023

	<u>Balance May 31, 2023</u>	<u>Balance Apr 30, 2023</u>	<u>Change</u>
<u>Owners' Equity</u>			
Equity			
4998 - Prior Year Equity	75,193.42	75,193.42	0.00
Total Equity	<u>75,193.42</u>	<u>75,193.42</u>	<u>0.00</u>
Total Owners' Equity	<u>75,193.42</u>	<u>75,193.42</u>	<u>0.00</u>
Income / (Loss)	<u>23,302.97</u>	<u>7,658.94</u>	<u>15,644.03</u>
Total Liabilities and Owner Equity	<u><u>1,397,173.28</u></u>	<u><u>1,579,004.37</u></u>	<u><u>(181,831.09)</u></u>

Investment Listing Report

Sea Ridge Condominium Association

As of Wed May 31, 2023

GI Account \ Institution	Bank Account	Investment Type	Current Balance	Rate	Purchase Date	Term	Maturity Date
Operating Fund Assets							
1001 - Sunwest Bank – Operating Sunwest Bank	****7919	Other	20.00	0.000%	05/01/2023	0	
1003 - Pacific Western Bank - Operating Acct Pacific Western Bank	****8853	Other	112,809.15	0.000%	06/01/2019	0	
1010 - Bank of SoCal Bank of Southern California	****1742	Other	12,706.11	0.000%	10/31/2021	0	
1090 - Due (To)/From Reserves N/A	****N/A	Other	(49,000.00)	0.000%	01/01/2019	0	
Total Operating Fund Assets:			76,535.26				
Reserve Fund Assets							
1105 - Pacific Western Bank-Rsr Acct ***9111 Pacific Western Bank	****9111	Money Market	110,815.00	0.020%	07/01/2019	0	
1115 - Sunwest Bank Reserve Sunwest Bank	****7927	Money Market	17,329.19	0.010%	05/01/2023	0	
1120 - Merrill Lynch MM Merrill Lynch	****2732	Money Market	141,133.47	3.410%	03/03/2020	0	
1125 - Bank of SoCal Reserves Bank of Southern California	****1742	Other	400,000.00	0.000%	10/31/2021	0	
1164 - ML - Truist Bank CD Merrill Lynch	****HCU5	Certificate of Deposit	200,000.00	4.550%	02/03/2023	6	08/14/2023
1165 - ML - Wells Fargo Bank CD Merrill Lynch	****36D3	Certificate of Deposit	200,000.00	4.700%	02/03/2023	9	11/15/2023
1166 - ML - Valley National Bank CD Merrill Lynch	****3HN4	Certificate of Deposit	200,000.00	4.750%	02/03/2023	12	02/09/2024
1190 - Due (To)/From Operating N/A	****N/A	Other	49,000.00	0.000%	01/01/2019	0	
Total Reserve Fund Assets:			1,318,277.66				
Total Sea Ridge Condominium:			1,394,812.92				

Allocated Reserve Fund Schedule Sea Ridge Condominium Association

As of May 31, 2023

	Current Month Additions	Current Month Expenses	Prior Year Balance	Year-To-Date Additions	Year-To-Date Expenses	Current Balance
4001 - Reserve Fund Liabilities						
4011 - Irrigation Pipes	0.00	0.00	0.00	0.00	(7,634.04)	(7,634.04)
4012 - Irrigation Controllers	120.40	0.00	19,797.24	1,324.40	0.00	21,121.64
4016 - Fences/Walls	93.89	0.00	0.00	1,032.79	0.00	1,032.79
4020 - Paint/Stucco	1,450.50	0.00	0.00	15,955.50	0.00	15,955.50
4025 - Lighting	115.16	0.00	0.00	1,266.76	0.00	1,266.76
4027 - Tennis Courts	217.20	0.00	1,480.22	2,389.20	0.00	3,869.42
4029 - Clubhouse	626.11	(1,495.00)	36,262.63	6,887.21	(1,495.00)	41,654.84
4048 - Railing	845.64	0.00	175,843.30	9,302.04	0.00	185,145.34
4055 - Landscape Replacement	401.50	0.00	5,285.72	4,416.50	0.00	9,702.22
4056 - Termite Control	2,485.41	0.00	0.00	27,339.51	0.00	27,339.51
4057 - Tree Trimming	1,296.14	0.00	10,050.89	14,257.54	(37,200.00)	(12,891.57)
4058 - Paint	39.19	0.00	3,762.66	431.09	0.00	4,193.75
4065 - Roof Replacement	18,324.82	(8,970.00)	0.00	201,573.02	(11,366.00)	190,207.02
4067 - Structural	0.00	(17,467.54)	0.00	0.00	(39,889.54)	(39,889.54)
4068 - Buildings	11,136.57	(349,719.47)	964,960.78	122,502.27	(901,483.11)	185,979.94
4069 - Contingency Reserve	1,427.18	0.00	56,864.80	15,698.98	0.00	72,563.78
4070 - Deck/Stain	0.00	0.00	0.00	0.00	(13,024.00)	(13,024.00)
4075 - Drives/Streets	2,445.37	0.00	79,879.41	26,899.07	0.00	106,778.48
4080 - Pool/Spa	332.10	0.00	5,437.75	3,653.10	0.00	9,090.85
4081 - Painting Wood/Trim	3,582.76	0.00	349,463.22	39,410.36	(84,166.47)	304,707.11
4082 - Painting Wrought Iron	514.97	0.00	7,849.71	5,664.67	0.00	13,514.38
4085 - Pool Area-Furniture	56.94	0.00	4,797.02	626.34	0.00	5,423.36
4095 - Fencing/Gates	1,594.21	0.00	230,622.56	17,536.31	0.00	248,158.87
4096 - Fencing/Wrought Iron	1,755.42	0.00	0.00	19,309.62	0.00	19,309.62
4117 - Sewer Lines	0.00	0.00	0.00	0.00	(96,068.19)	(96,068.19)
4142 - Signs	138.52	0.00	0.00	1,523.72	0.00	1,523.72
4495 - Interest	2,833.78	(25.00)	0.00	19,301.10	(55.00)	19,246.10
Total 4001 - Reserve Fund Liabilities	51,833.78	(377,677.01)	1,952,357.91	558,301.10	(1,192,381.35)	1,318,277.66
Report Total	51,833.78	(377,677.01)	1,952,357.91	558,301.10	(1,192,381.35)	1,318,277.66