



26840 Aliso Viejo Pkwy,  
Suite 100  
Aliso Viejo, CA 92656  
Phone 949 / 855-1800  
Fax 949 / 855-6678

Association: **Sea Ridge Condominium Association**  
From: **Bill Turner**  
Date: **8/16/2023**  
Re: **Modified Accrual Financial Statements - July 2023**

---

**Operating Results:**

The Association's year to date operating revenue for the period ending 07/31/2023 was \$223,136.79 with expenses of \$238,385.92 including Reserve allocations of \$146,401.85

**Cash Balances:**

Cash in the operating account totaled (\$13,926.61)  
Cash in the reserve account MMA totaled \$530,473.75

**Total Due to Reserves from Operating is \$601,691.21**

**Expenses:**

**For the month of July, please note the following budget variances:**

**Landscape:**

6420 - Irrigation Repairs is \$3,547.96 over budget.

**Maintenance:**

6547 - Water Damage is \$22,199.76 over budget.  
6547 - Water Damage is \$16,382.60 over budget.

**Property Protection:**

No Material Variances

**Utilities:**

6700 - Water Residential has \$0 actual expense.

**The Net Loss for the month is (\$15,249.13) and year to date, the Net Loss is (\$15,249.13)**

**Total Operating Equity is \$180,026.86**

**Income Statement Summary**  
**Sea Ridge Condominium Association**  
 July 01, 2023 thru July 31, 2023

	Current Period			Year to Date (1 month)			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Total Income</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>1,542,263.00</b>
<b>Total Income</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>1,542,263.00</b>
<b>Total Administration Expenses</b>	<b>10,504.26</b>	<b>8,909.66</b>	<b>1,594.60</b>	<b>10,504.26</b>	<b>8,909.66</b>	<b>1,594.60</b>	<b>106,916.00</b>
<b>Total Landscape</b>	<b>21,131.29</b>	<b>18,883.33</b>	<b>2,247.96</b>	<b>21,131.29</b>	<b>18,883.33</b>	<b>2,247.96</b>	<b>226,600.00</b>
<b>Total Maintenance</b>	<b>49,163.78</b>	<b>21,723.79</b>	<b>27,439.99</b>	<b>49,163.78</b>	<b>21,723.79</b>	<b>27,439.99</b>	<b>260,695.00</b>
<b>Total Property Protection</b>	<b>1,298.53</b>	<b>1,250.17</b>	<b>48.36</b>	<b>1,298.53</b>	<b>1,250.17</b>	<b>48.36</b>	<b>15,002.00</b>
<b>Total Utilities Expenses</b>	<b>9,509.21</b>	<b>16,983.34</b>	<b>(7,474.13)</b>	<b>9,509.21</b>	<b>16,983.34</b>	<b>(7,474.13)</b>	<b>203,800.00</b>
<b>Total Insurance Expenses</b>	<b>377.00</b>	<b>5,416.67</b>	<b>(5,039.67)</b>	<b>377.00</b>	<b>5,416.67</b>	<b>(5,039.67)</b>	<b>65,000.00</b>
<b>Total Taxes Expenses</b>	<b>0.00</b>	<b>187.50</b>	<b>(187.50)</b>	<b>0.00</b>	<b>187.50</b>	<b>(187.50)</b>	<b>2,250.00</b>
<b>Total Reserves</b>	<b>146,401.85</b>	<b>55,166.67</b>	<b>91,235.18</b>	<b>146,401.85</b>	<b>55,166.67</b>	<b>91,235.18</b>	<b>662,000.00</b>
<b>Total Expense</b>	<b>238,385.92</b>	<b>128,521.13</b>	<b>109,864.79</b>	<b>238,385.92</b>	<b>128,521.13</b>	<b>109,864.79</b>	<b>1,542,263.00</b>
<b>Net Income / (Loss)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>0.00</b>

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

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Income</b>								
5010 - Regular Assessments	117,379.99	117,380.00	(0.01)	117,379.99	117,380.00	(0.01)	1,408,563.00	1,291,183.01
5020 - Special Assessments	92,267.35	0.00	92,267.35	92,267.35	0.00	92,267.35	0.00	(92,267.35)
5031 - Interest Income-Reserve	1,634.50	2,666.67	(1,032.17)	1,634.50	2,666.67	(1,032.17)	32,000.00	30,365.50
5040 - Late Fees	1,444.85	250.00	1,194.85	1,444.85	250.00	1,194.85	3,000.00	1,555.15
5042 - Late Interest	124.73	0.00	124.73	124.73	0.00	124.73	0.00	(124.73)
5051 - Clubhouse Rental Fees	0.00	250.00	(250.00)	0.00	250.00	(250.00)	3,000.00	3,000.00
5053 - Delinquent Letter Fees	600.00	0.00	600.00	600.00	0.00	600.00	0.00	(600.00)
5060 - Gate/Pool Keys/Remotes	250.00	25.00	225.00	250.00	25.00	225.00	300.00	50.00
5063 - Parking	(60.00)	950.00	(1,010.00)	(60.00)	950.00	(1,010.00)	11,400.00	11,460.00
5100 - Water Reimb Income	9,495.37	7,000.00	2,495.37	9,495.37	7,000.00	2,495.37	84,000.00	74,504.63
<b>Total Income</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>1,542,263.00</b>	<b>1,319,126.21</b>
<b>Total Sea Ridge Condominium Income</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>223,136.79</b>	<b>128,521.67</b>	<b>94,615.12</b>	<b>1,542,263.00</b>	<b>1,319,126.21</b>
<b><u>Expense</u></b>								
<b>Administration Expenses</b>								
6010 - Audit	0.00	121.50	(121.50)	0.00	121.50	(121.50)	1,458.00	1,458.00
6015 - Reserve Study	0.00	83.33	(83.33)	0.00	83.33	(83.33)	1,000.00	1,000.00
6026 - Keys/Transmitters/Tags	0.00	100.00	(100.00)	0.00	100.00	(100.00)	1,200.00	1,200.00
6030 - Arch Review/Engineering	0.00	500.00	(500.00)	0.00	500.00	(500.00)	6,000.00	6,000.00
6035 - Office & Postage	2,409.53	458.33	1,951.20	2,409.53	458.33	1,951.20	5,500.00	3,090.47
6040 - Management Services	3,828.85	3,752.17	76.68	3,828.85	3,752.17	76.68	45,026.00	41,197.15
6041 - Management-Additional	300.00	66.67	233.33	300.00	66.67	233.33	800.00	500.00
6045 - Records Storage	0.00	75.00	(75.00)	0.00	75.00	(75.00)	900.00	900.00
6050 - Fees & Licenses	0.00	50.00	(50.00)	0.00	50.00	(50.00)	600.00	600.00
6053 - Delinquent Letter Charges	150.00	41.67	108.33	150.00	41.67	108.33	500.00	350.00
6054 - Collection Fees	0.00	62.50	(62.50)	0.00	62.50	(62.50)	750.00	750.00
6055 - Attorney Fees	448.00	500.00	(52.00)	448.00	500.00	(52.00)	6,000.00	5,552.00

# Income Statement Report

## Sea Ridge Condominium Association

July 01, 2023 thru July 31, 2023

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Administration Expenses</b>								
6071 - Website	0.00	66.67	(66.67)	0.00	66.67	(66.67)	800.00	800.00
6073 - Voting Services	0.00	133.33	(133.33)	0.00	133.33	(133.33)	1,600.00	1,600.00
6074 - Social	234.29	83.33	150.96	234.29	83.33	150.96	1,000.00	765.71
6077 - Bad Debt/Write Off	0.00	20.83	(20.83)	0.00	20.83	(20.83)	250.00	250.00
6080 - Loan Payment	3,133.59	12,711.00	(9,577.41)	3,133.59	12,711.00	(9,577.41)	152,532.00	149,398.41
6080-1 - Loan Payment - Principal Offset	0.00	(9,916.67)	9,916.67	0.00	(9,916.67)	9,916.67	(119,000.00)	(119,000.00)
<b>Total Administration Expenses</b>	<b>10,504.26</b>	<b>8,909.66</b>	<b>1,594.60</b>	<b>10,504.26</b>	<b>8,909.66</b>	<b>1,594.60</b>	<b>106,916.00</b>	<b>96,411.74</b>
<b>Landscape</b>								
6405 - Landscape Contract	16,250.00	17,000.00	(750.00)	16,250.00	17,000.00	(750.00)	204,000.00	187,750.00
6410 - Landscape Extras	0.00	266.67	(266.67)	0.00	266.67	(266.67)	3,200.00	3,200.00
6420 - Irrigation Repairs	4,881.29	1,333.33	3,547.96	4,881.29	1,333.33	3,547.96	16,000.00	11,118.71
6421 - Backflow	0.00	33.33	(33.33)	0.00	33.33	(33.33)	400.00	400.00
6425 - Tree Maintenance	0.00	250.00	(250.00)	0.00	250.00	(250.00)	3,000.00	3,000.00
<b>Total Landscape</b>	<b>21,131.29</b>	<b>18,883.33</b>	<b>2,247.96</b>	<b>21,131.29</b>	<b>18,883.33</b>	<b>2,247.96</b>	<b>226,600.00</b>	<b>205,468.71</b>
<b>Maintenance</b>								
6509 - Repipe Expense	0.00	9,916.67	(9,916.67)	0.00	9,916.67	(9,916.67)	119,000.00	119,000.00
6510 - Lighting Maintenance	289.25	125.00	164.25	289.25	125.00	164.25	1,500.00	1,210.75
6525 - Lighting Supplies	0.00	12.50	(12.50)	0.00	12.50	(12.50)	150.00	150.00
6530 - Tennis Court Maintenance	0.00	50.00	(50.00)	0.00	50.00	(50.00)	600.00	600.00
6532 - Building Repairs	0.00	916.67	(916.67)	0.00	916.67	(916.67)	11,000.00	11,000.00
6533 - Handyman Expense	0.00	333.33	(333.33)	0.00	333.33	(333.33)	4,000.00	4,000.00
6545 - Plumbing Repairs	1,290.00	2,113.92	(823.92)	1,290.00	2,113.92	(823.92)	25,367.00	24,077.00
6546 - Sewerline Maintenance	2,194.82	1,500.00	694.82	2,194.82	1,500.00	694.82	18,000.00	15,805.18
6547 - Water Damage	24,198.96	1,999.20	22,199.76	24,198.96	1,999.20	22,199.76	24,000.00	(198.96)
6548 - Roof Repairs	18,382.60	2,000.00	16,382.60	18,382.60	2,000.00	16,382.60	24,000.00	5,617.40
6549 - Fence & Railing Repairs	0.00	108.33	(108.33)	0.00	108.33	(108.33)	1,300.00	1,300.00

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

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Maintenance</b>								
6550 - Janitorial Service	628.00	313.17	314.83	628.00	313.17	314.83	3,758.00	3,130.00
6551 - Janitorial Supplies	40.88	166.67	(125.79)	40.88	166.67	(125.79)	2,000.00	1,959.12
6552 - Janitorial Extras	0.00	41.67	(41.67)	0.00	41.67	(41.67)	500.00	500.00
6555 - Pest Control	1,071.00	833.33	237.67	1,071.00	833.33	237.67	10,000.00	8,929.00
6560 - Pest Control Extras	0.00	166.67	(166.67)	0.00	166.67	(166.67)	2,000.00	2,000.00
6570 - Pool/Spa Service	546.00	435.00	111.00	546.00	435.00	111.00	5,220.00	4,674.00
6575 - Pool/Spa Repairs	522.27	133.33	388.94	522.27	133.33	388.94	1,600.00	1,077.73
6577 - Pool & Spa Supplies	0.00	333.33	(333.33)	0.00	333.33	(333.33)	4,000.00	4,000.00
6580 - Pool/Spa Extras	0.00	141.67	(141.67)	0.00	141.67	(141.67)	1,700.00	1,700.00
6623 - Lock & Keys	0.00	83.33	(83.33)	0.00	83.33	(83.33)	1,000.00	1,000.00
<b>Total Maintenance</b>	<b>49,163.78</b>	<b>21,723.79</b>	<b>27,439.99</b>	<b>49,163.78</b>	<b>21,723.79</b>	<b>27,439.99</b>	<b>260,695.00</b>	<b>211,531.22</b>
<b>Property Protection</b>								
6526 - Fire Extinguishers	0.00	12.50	(12.50)	0.00	12.50	(12.50)	150.00	150.00
6621 - Patrol Services	1,298.53	1,196.00	102.53	1,298.53	1,196.00	102.53	14,352.00	13,053.47
6622 - Clubhouse & Pool Security	0.00	41.67	(41.67)	0.00	41.67	(41.67)	500.00	500.00
<b>Total Property Protection</b>	<b>1,298.53</b>	<b>1,250.17</b>	<b>48.36</b>	<b>1,298.53</b>	<b>1,250.17</b>	<b>48.36</b>	<b>15,002.00</b>	<b>13,703.47</b>
<b>Utilities Expenses</b>								
6700 - Water-Residential	0.00	8,166.67	(8,166.67)	0.00	8,166.67	(8,166.67)	98,000.00	98,000.00
6701 - Water-Reclaimed Irrigation	6,442.66	5,416.67	1,025.99	6,442.66	5,416.67	1,025.99	65,000.00	58,557.34
6702 - Water-Pool/Clubhouse	0.00	250.00	(250.00)	0.00	250.00	(250.00)	3,000.00	3,000.00
6705 - Electric	2,479.45	2,000.00	479.45	2,479.45	2,000.00	479.45	24,000.00	21,520.55
6710 - Gas	587.10	1,150.00	(562.90)	587.10	1,150.00	(562.90)	13,800.00	13,212.90
<b>Total Utilities Expenses</b>	<b>9,509.21</b>	<b>16,983.34</b>	<b>(7,474.13)</b>	<b>9,509.21</b>	<b>16,983.34</b>	<b>(7,474.13)</b>	<b>203,800.00</b>	<b>194,290.79</b>
<b>Insurance Expenses</b>								
6800 - Insurance Master Policy	377.00	5,416.67	(5,039.67)	377.00	5,416.67	(5,039.67)	65,000.00	64,623.00
<b>Total Insurance Expenses</b>	<b>377.00</b>	<b>5,416.67</b>	<b>(5,039.67)</b>	<b>377.00</b>	<b>5,416.67</b>	<b>(5,039.67)</b>	<b>65,000.00</b>	<b>64,623.00</b>

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

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Taxes Expenses</b>								
6850 - Federal Taxes	0.00	104.17	(104.17)	0.00	104.17	(104.17)	1,250.00	1,250.00
6860 - State Income Tax	0.00	83.33	(83.33)	0.00	83.33	(83.33)	1,000.00	1,000.00
<b>Total Taxes Expenses</b>	<b>0.00</b>	<b>187.50</b>	<b>(187.50)</b>	<b>0.00</b>	<b>187.50</b>	<b>(187.50)</b>	<b>2,250.00</b>	<b>2,250.00</b>
<b>Reserves</b>								
9000 - Reserves	52,500.00	52,500.00	0.00	52,500.00	52,500.00	0.00	630,000.00	577,500.00
9005 - Special Assessment Capital Improven	92,267.35	0.00	92,267.35	92,267.35	0.00	92,267.35	0.00	(92,267.35)
9495 - Interest	1,634.50	2,666.67	(1,032.17)	1,634.50	2,666.67	(1,032.17)	32,000.00	30,365.50
<b>Total Reserves</b>	<b>146,401.85</b>	<b>55,166.67</b>	<b>91,235.18</b>	<b>146,401.85</b>	<b>55,166.67</b>	<b>91,235.18</b>	<b>662,000.00</b>	<b>515,598.15</b>
<b>Total Sea Ridge Condominium Expense</b>	<b>238,385.92</b>	<b>128,521.13</b>	<b>109,864.79</b>	<b>238,385.92</b>	<b>128,521.13</b>	<b>109,864.79</b>	<b>1,542,263.00</b>	<b>1,303,877.08</b>
<b>Total Sea Ridge Condominium Income / (Loss)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>0.00</b>	<b>15,249.13</b>
<b>Total Association Net Income / (Loss)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>(15,249.13)</b>	<b>0.54</b>	<b>(15,249.67)</b>	<b>0.00</b>	<b>15,249.13</b>

# Income and Expense Trend Report

## Sea Ridge Condominium Association

As of July 31, 2023

Account Description	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Full Year	Total
	Actual	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Actual	Budget
<b>Income</b>														
5010 - Regular Assessments	117,380												117,380	1,408,563
5020 - Special Assessments	92,267												92,267	0
5031 - Interest Income-Reserve	1,635												1,635	32,000
5040 - Late Fees	1,445												1,445	3,000
5042 - Late Interest	125												125	0
5051 - Clubhouse Rental Fees	0												0	3,000
5053 - Delinquent Letter Fees	600												600	0
5060 - Gate/Pool Keys/Remotes	250												250	300
5063 - Parking	(60)												(60)	11,400
5100 - Water Reimb Income	9,495												9,495	84,000
<b>Total Income</b>	<b>223,137</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>223,137</b>	<b>1,542,263</b>
<b>Total Income</b>	<b>223,137</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>223,137</b>	<b>1,542,263</b>
<b>Administration Expenses</b>														
6010 - Audit	0												0	1,458
6015 - Reserve Study	0												0	1,000
6026 - Keys/Transmitters/Tags	0												0	1,200
6030 - Arch Review/Engineering	0												0	6,000
6035 - Office & Postage	2,410												2,410	5,500
6040 - Management Services	3,829												3,829	45,026
6041 - Management-Additional	300												300	800
6045 - Records Storage	0												0	900
6050 - Fees & Licenses	0												0	600
6053 - Delinquent Letter Charges	150												150	500
6054 - Collection Fees	0												0	750
6055 - Attorney Fees	448												448	6,000
6071 - Website	0												0	800
6073 - Voting Services	0												0	1,600
6074 - Social	234												234	1,000
6077 - Bad Debt/Write Off	0												0	250
6080 - Loan Payment	3,134												3,134	152,532

# Income and Expense Trend Report

## Sea Ridge Condominium Association

As of July 31, 2023

Account Description	Jul Actual	Aug Budget	Sep Budget	Oct Budget	Nov Budget	Dec Budget	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Full Year Actual	Total Budget
<b>Administration Expenses</b>														
6080-1 - Loan Payment - Principal Offset	0												0	(119,000)
<b>Total Administration Expenses</b>	<b>10,504</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,504</b>	106,916
<b>Landscape</b>														
6405 - Landscape Contract	16,250												16,250	204,000
6410 - Landscape Extras	0												0	3,200
6420 - Irrigation Repairs	4,881												4,881	16,000
6421 - Backflow	0												0	400
6425 - Tree Maintenance	0												0	3,000
<b>Total Landscape</b>	<b>21,131</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>21,131</b>	226,600
<b>Maintenance</b>														
6509 - Repipe Expense	0												0	119,000
6510 - Lighting Maintenance	289												289	1,500
6525 - Lighting Supplies	0												0	150
6530 - Tennis Court Maintenance	0												0	600
6532 - Building Repairs	0												0	11,000
6533 - Handyman Expense	0												0	4,000
6545 - Plumbing Repairs	1,290												1,290	25,367
6546 - Sewerline Maintenance	2,195												2,195	18,000
6547 - Water Damage	24,199												24,199	24,000
6548 - Roof Repairs	18,383												18,383	24,000
6549 - Fence & Railing Repairs	0												0	1,300
6550 - Janitorial Service	628												628	3,758
6551 - Janitorial Supplies	41												41	2,000
6552 - Janitorial Extras	0												0	500
6555 - Pest Control	1,071												1,071	10,000
6560 - Pest Control Extras	0												0	2,000
6570 - Pool/Spa Service	546												546	5,220
6575 - Pool/Spa Repairs	522												522	1,600
6577 - Pool & Spa Supplies	0												0	4,000
6580 - Pool/Spa Extras	0												0	1,700



# Income and Expense Trend Report

## Sea Ridge Condominium Association

As of July 31, 2023

Account Description	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Full Year	Total
	Actual	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Actual	Budget
<b>Maintenance</b>														
6623 - Lock & Keys	0												0	1,000
<b>Total Maintenance</b>	<b>49,164</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>49,164</b>	260,695
<b>Property Protection</b>														
6526 - Fire Extinguishers	0												0	150
6621 - Patrol Services	1,299												1,299	14,352
6622 - Clubhouse & Pool Security	0												0	500
<b>Total Property Protection</b>	<b>1,299</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1,299</b>	15,002
<b>Utilities Expenses</b>														
6700 - Water-Residential	0												0	98,000
6701 - Water-Reclaimed Irrigation	6,443												6,443	65,000
6702 - Water-Pool/Clubhouse	0												0	3,000
6705 - Electric	2,479												2,479	24,000
6710 - Gas	587												587	13,800
<b>Total Utilities Expenses</b>	<b>9,509</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>9,509</b>	203,800
<b>Insurance Expenses</b>														
6800 - Insurance Master Policy	377												377	65,000
<b>Total Insurance Expenses</b>	<b>377</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>377</b>	65,000
<b>Taxes Expenses</b>														
6850 - Federal Taxes	0												0	1,250
6860 - State Income Tax	0												0	1,000
<b>Total Taxes Expenses</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	2,250
<b>Reserves</b>														
9000 - Reserves	52,500												52,500	630,000
9005 - Special Assessment Capital Improv	92,267												92,267	0

# Income and Expense Trend Report

## Sea Ridge Condominium Association

As of July 31, 2023

Account Description	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Full Year	Total
	Actual	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Actual	Budget
<b>Reserves</b>														
9495 - Interest	1,635												<b>1,635</b>	32,000
<b>Total Reserves</b>	<b>146,402</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>146,402</b>	662,000
<b>Total Expense</b>	<b>238,386</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>238,386</b>	1,542,263
<b>Association Summary</b>	<b>(15,249)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>(15,249)</b>	<b>0</b>

## Check Disbursement Report

### Sea Ridge Condominium Association

Sat Jul 01, 2023 thru Mon Jul 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<b>Sunwest Bank- Reserve</b>					
South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest , CA 92630 - (949) 306-3930					
Check Number: 00100003      Check Date: 07/10/2023      Check Amount: 7,200.00					
	364 - 4117-88 - Sewer Lines-Expenditure	07/10/2023		Excavation Repair	7,200.00
<b>Total for Sunwest Bank- Reserve</b>					<b>7,200.00</b>
<b>Pacific Western Bank-Operating</b>					
Jeanette Jaramillo - 1732 5th Ave #1, San Diego , CA 92101					
Check Number: 00101453      Check Date: 04/13/2023      Check Amount: (85.25)					
	364 - 6071 - Website	04/13/2023	*VOID*	Checked email.	(85.25)
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
Check Number: 00101535      Check Date: 07/03/2023      Check Amount: 3,828.85					
	364 - 6040 - Management Services	07/03/2023	MANAGEMENT SERVICES - JULY	Fee for 07/2023	3,828.85
The Bee Man - Bee Man Pest Control, Inc., Mission Viejo, CA 92691 - (949) 455-0123					
Check Number: 00101536      Check Date: 07/06/2023      Check Amount: 195.00					
	364 - 6555 - Pest Control	07/06/2023		Bees entering meter	195.00
Blue Balance Pool and Janitorial - Service, Inc., Dana Point, CA 92629 - (949) 677-1412					
Check Number: 00101537      Check Date: 07/06/2023      Check Amount: 546.00					
	364 - 6570 - Pool/Spa Service	07/06/2023		July 2023	546.00
Richardson Ober Denichilo LLP - 234 E. Colorado Blvd., Ste. 800, Pasadena, CA 91101 - (626) 449-5577					
Check Number: 00101538      Check Date: 07/06/2023      Check Amount: 160.00					
	364 - 6055 - Attorney Fees	07/06/2023		April 2023	160.00
Patrol Masters Security Services, Inc. - 1651 E. 4th Street, Santa Ana, CA 92701 - (877) 648-0602					
Check Number: 00101539      Check Date: 07/06/2023      Check Amount: 1,298.53					
	364 - 6621 - Patrol Services	07/06/2023		June Service	1,298.53
Allstate Environmental Solutions, Inc - PO Box 726, Glendora, CA 91740 - (949) 872-0248					
Check Number: 00101540      Check Date: 07/06/2023      Check Amount: 825.00					
	364 - 6547 - Water Damage	07/06/2023		contained area at 24	825.00
Personal Touch Cleaning & Maintenance - 3531 E. Miraloma Avenue, Anaheim, CA 92806 - (949) 727-4135					
Check Number: 00101541      Check Date: 07/06/2023      Check Amount: 668.88					
	364 - 6550 - Janitorial Service	07/06/2023		July 2023	628.00
	364 - 6551 - Janitorial Supplies	07/06/2023		Supplies	40.88
Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800					
Check Number: 00101542      Check Date: 07/06/2023      Check Amount: 300.00					
	364 - 6041 - Management-Additional	07/06/2023		Manager time in meet	300.00

## Check Disbursement Report

### Sea Ridge Condominium Association

Sat Jul 01, 2023 thru Mon Jul 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<b><u>Pacific Western Bank-Operating</u></b>					
<b>Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800</b>					
	Check Number: 00101543    Check Date: 07/07/2023    Check Amount: 328.53				
	364 - 6035 - Office & Postage	07/07/2023		Fee for 06/2023	328.53
<b>South Coast Water District - P.O. Box 51401, Los Angeles, CA 90051-5701 - (949) 499-4555</b>					
	Check Number: 00101544    Check Date: 07/07/2023    Check Amount: 6,442.66				
	364 - 6700 - Water-Residential	07/07/2023	Act# 3-3264.300	05/18-06/15	2,784.74
	364 - 6700 - Water-Residential	07/07/2023	Act# 3-3269.300	05/18-06/15	3,657.92
<b>South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest, CA 92630 - (949) 306-3930</b>					
	Check Number: 00101545    Check Date: 07/07/2023    Check Amount: 225.00				
	364 - 6545 - Plumbing Repairs	07/07/2023		Plumbing Inspection	225.00
<b>San Diego Gas &amp; Electric - P. O. Box 25110, Santa Ana, CA 92799-5110 - (800) 411-7343</b>					
	Check Number: 00101546    Check Date: 07/07/2023    Check Amount: 2,479.45				
	364 - 6705 - Electric	07/07/2023	Act# 0010372314323	05/16-06/14	2,479.45
<b>Newport Exterminating, Inc - 16661 Millikan Avenue, Irvine, CA 92606 - (949) 261-0700</b>					
	Check Number: 00101547    Check Date: 07/10/2023    Check Amount: 161.00				
	364 - 6555 - Pest Control	07/10/2023		General Pest	161.00
<b>Jeanette Jaramillo - 1732 5th Ave #1, San Diego, CA 92101</b>					
	Check Number: 00101548    Check Date: 07/11/2023    Check Amount: 85.25				
	364 - 6071 - Website	07/11/2023		Checked email.	85.25
<b>SoCalGas - P. O. Box C, Monterey Park, CA 91756-5111 - (800) 427-2200</b>					
	Check Number: 00101549    Check Date: 07/11/2023    Check Amount: 587.10				
	364 - 6710 - Gas	07/11/2023	Act12370907003	05/25-06/26	587.10
<b>ABM Electrical &amp; Lighting Solutions, Inc. - ABM Industries Inc, Los Angeles, CA 90074 - (949) 888-2340</b>					
	Check Number: 00101550    Check Date: 07/13/2023    Check Amount: 289.25				
	364 - 6510 - Lighting Maintenance	07/13/2023		MAINTENANCE BILLING	289.25
<b>Gothic Landscape Maintenance Division - 1801 W. Olympic Blvd, Pasadena, CA 91199-1350 - (702) 463-1465</b>					
	Check Number: 00101551    Check Date: 07/13/2023    Check Amount: 4,881.29				
	364 - 6420 - Irrigation Repairs	07/13/2023		PROJECT PRICE	642.49
	364 - 6420 - Irrigation Repairs	07/13/2023		PROJECT PRICE	611.30
	364 - 6420 - Irrigation Repairs	07/13/2023		repair main line	2,563.75
	364 - 6420 - Irrigation Repairs	07/13/2023		LINE REPAIR	1,063.75
<b>Shields Building Service, Inc. - 303 Broadway, Ste. 104-10, Laguna Beach, CA 92651 - (949) 795-6000</b>					
	Check Number: 00101552    Check Date: 07/13/2023    Check Amount: 595.00				
	364 - 6547 - Water Damage	07/13/2023		LEAK INVESTIGATION	595.00

## Check Disbursement Report

### Sea Ridge Condominium Association

Sat Jul 01, 2023 thru Mon Jul 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<b><u>Pacific Western Bank-Operating</u></b>					
<b>South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest , CA 92630 - (949) 306-3930</b>					
Check Number: 00101553      Check Date: 07/13/2023      Check Amount: 2,037.00					
	364 - 6545 - Plumbing Repairs	07/13/2023		07/07/2023	350.00
	364 - 6546 - Sewerline Maintenance	07/13/2023		Plumbing Services	1,687.00
<b>Gothic Landscape Maintenance Division - 1801 W. Olympic Blvd, Pasadena, CA 91199-1350 - (702) 463-1465</b>					
Check Number: 00101554      Check Date: 07/14/2023      Check Amount: 16,250.00					
	364 - 6405 - Landscape Contract	07/14/2023		Monthly Maintenance	16,250.00
<b>Newport Exterminating, Inc - 16661 Millikan Avenue, Irvine, CA 92606 - (949) 261-0700</b>					
Check Number: 00101555      Check Date: 07/14/2023      Check Amount: 295.00					
	364 - 6555 - Pest Control	07/14/2023		Rodent One Time	295.00
<b>The Bee Man - Bee Man Pest Control, Inc., Mission Viejo, CA 92691 - (949) 455-0123</b>					
Check Number: 00101556      Check Date: 07/14/2023      Check Amount: 420.00					
	364 - 6555 - Pest Control	07/14/2023		THOROUGHLY INSPEC	195.00
	364 - 6555 - Pest Control	07/14/2023		Bees entering meter	225.00
<b>South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest , CA 92630 - (949) 306-3930</b>					
Check Number: 00101557      Check Date: 07/14/2023      Check Amount: 490.00					
	364 - 6545 - Plumbing Repairs	07/14/2023		Camera	490.00
<b>Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800</b>					
Check Number: 00101558      Check Date: 07/18/2023      Check Amount: 150.00					
	364 - 6053 - Delinquent Letter Charges	07/18/2023	BILL BACK FOR JUNE 2023	BILL BACK FOR JUNE :	150.00
<b>CAIS, LLC - P. O. Box 986532, Boston, MA 02298-6532</b>					
Check Number: 00101559      Check Date: 07/18/2023      Check Amount: 377.00					
	364 - 6800 - Insurance Master Policy	07/18/2023		1883771203011404417\	377.00
<b>Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360</b>					
Check Number: 00101560      Check Date: 07/18/2023      Check Amount: 595.00					
	364 - 6548 - Roof Repairs	07/18/2023		REPAIR AS A SHORT-T	595.00
<b>Blue Balance Pool and Janitorial - Service, Inc., Dana Point, CA 92629 - (949) 677-1412</b>					
Check Number: 00101561      Check Date: 07/18/2023      Check Amount: 522.27					
	364 - 6575 - Pool/Spa Repairs	07/18/2023		Pool technician repl	176.42
	364 - 6575 - Pool/Spa Repairs	07/18/2023		Pool technician repl	345.85
<b>Richardson Ober Denichilo LLP - 234 E. Colorado Blvd., Ste. 800, Pasadena, CA 91101 - (626) 449-5577</b>					
Check Number: 00101562      Check Date: 07/20/2023      Check Amount: 160.00					
	364 - 6055 - Attorney Fees	07/20/2023		Finalize review of E	160.00

## Check Disbursement Report

### Sea Ridge Condominium Association

Sat Jul 01, 2023 thru Mon Jul 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<b><u>Pacific Western Bank-Operating</u></b>					
<b>Nordberg DeNichilo, LLP - 999 Corporate Drive, Ladera Ranch, CA 92694</b>					
	Check Number: 00101563	Check Date: 07/20/2023	Check Amount: 128.00		
	364 - 6055 - Attorney Fees	07/20/2023		06/27/2023	128.00
<b>Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360</b>					
	Check Number: 00101564	Check Date: 07/20/2023	Check Amount: 3,770.10		
	364 - 6548 - Roof Repairs	07/20/2023		REPAIR PER THE APPI	3,770.10
<b>South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest , CA 92630 - (949) 306-3930</b>					
	Check Number: 00101565	Check Date: 07/20/2023	Check Amount: 225.00		
	364 - 6545 - Plumbing Repairs	07/20/2023		Plumbing	225.00
<b>Liane Costello - 24475 Moonfire Drive, Dana Point, CA 92629</b>					
	Check Number: 00101566	Check Date: 07/21/2023	Check Amount: 234.29		
	364 - 6074 - Social	07/21/2023		Reimbursement for so	234.29
<b>David Kurian - 24572 Moonfire Dr., Dana Point, CA 92629</b>					
	Check Number: 00101567	Check Date: 07/21/2023	Check Amount: 17.82		
	364 - 6546 - Sewerline Maintenance	07/21/2023		Reimbursement for new	17.82
<b>Seabreeze Management Company, Inc. - 26840 Aliso Viejo Parkway, Aliso Viejo, CA 92656 - (949) 855-1800</b>					
	Check Number: 00101568	Check Date: 07/26/2023	Check Amount: 2,081.00		
	364 - 6035 - Office & Postage	07/26/2023	BILL BACK FOR MAY 2023	BILL BACK FOR MAY 20	2,081.00
<b>Allstate Environmental Solutions, Inc - PO Box 726, Glendora, CA 91740 - (949) 872-0248</b>					
	Check Number: 00101569	Check Date: 07/26/2023	Check Amount: 1,200.00		
	364 - 6547 - Water Damage	07/26/2023		Post Water Damage/Mo	1,200.00
<b>Fontaine Weatherproofing, Inc. - 586 N. Batavia Street, Orange, CA 92868 - (949) 598-8360</b>					
	Check Number: 00101570	Check Date: 07/26/2023	Check Amount: 14,017.50		
	364 - 6548 - Roof Repairs	07/26/2023		07/21/2023	2,338.20
	364 - 6548 - Roof Repairs	07/26/2023		REPAIRS PER THE APPI	2,338.20
	364 - 6548 - Roof Repairs	07/26/2023		07/21/2023	9,341.10
<b>Shields Building Service, Inc. - 303 Broadway, Ste. 104-10, Laguna Beach, CA 92651 - (949) 795-6000</b>					
	Check Number: 00101571	Check Date: 07/26/2023	Check Amount: 595.00		
	364 - 6547 - Water Damage	07/26/2023		LEAK INVESTIGATION	595.00
<b>South County Plumbing Inc - 20381 Lake Forest Dr. #B9, Lake Forest , CA 92630 - (949) 306-3930</b>					
	Check Number: 00101572	Check Date: 07/26/2023	Check Amount: 490.00		
	364 - 6546 - Sewerline Maintenance	07/26/2023		Camera was ran throu	490.00

## Check Disbursement Report

### Sea Ridge Condominium Association

Sat Jul 01, 2023 thru Mon Jul 31, 2023

Vendor	Dept - Account - Project	Trans Date	Remarks	Reference	Amount
<b><u>Pacific Western Bank-Operating</u></b>					
Capital Edge Properties LLC - 18 Technology Drive, Suite 145, Irvine, CA 92618					
Check Number: 00101573      Check Date: 07/26/2023      Check Amount: 2,500.00					
	364 - 6547 - Water Damage	07/26/2023		Deposit	2,500.00
<b>Total for Pacific Western Bank-Operating</b>					<b><u>70,366.52</u></b>
<b><u>Pacific Western Bank-Reserve</u></b>					
Shields Building Service, Inc. - 303 Broadway, Ste. 104-10, Laguna Beach, CA 92651 - (949) 795-6000					
Check Number: 00100323      Check Date: 07/10/2023      Check Amount: 4,400.00					
	364 - 4000-88 - Mailboxes-Expenditures	07/10/2023		MAILBOX REPLACEME	4,400.00
EmpireWorks - 1682 Langley Ave., Irvine, CA 92614 - (888) 278-8200					
Check Number: 00100324      Check Date: 07/10/2023      Check Amount: 47,764.10					
	364 - 4020-88 - Paint/Stucco-Expenditures	07/10/2023		Progress Billing	47,764.10
Shields Building Service, Inc. - 303 Broadway, Ste. 104-10, Laguna Beach, CA 92651 - (949) 795-6000					
Check Number: 00100325      Check Date: 07/12/2023      Check Amount: 7,702.00					
	364 - 4035-88 - Stucco Wall Repairs-Expenditures	07/12/2023		STUCCO REPAIRS	7,702.00
24 Hour Restoration & Construction - P.O. Box 7124, Laguna Niguel, CA 92607-7124 - (949) 269-2793					
Check Number: 00100326      Check Date: 07/13/2023      Check Amount: 6,172.69					
	364 - 6547 - Water Damage	07/13/2023		Mold & Microbial Rem	6,172.69
24 Hour Restoration & Construction - P.O. Box 7124, Laguna Niguel, CA 92607-7124 - (949) 269-2793					
Check Number: 00100327      Check Date: 07/14/2023      Check Amount: 18,671.80					
	364 - 4068-88 - Buildings-Expenditures	07/14/2023		Repairs were perform	18,671.80
Rewind Emergency Services, Inc. - 960 N. Tustin St. #232, Orange, CA 92867					
Check Number: 00100328      Check Date: 07/14/2023      Check Amount: 12,311.27					
	364 - 6547 - Water Damage	07/14/2023		TIME and MATERIALS I	12,311.27
Summit Building Consulting Inc - 2635 Camino del Rio South #204, San Diego, CA 92108 - (619) 296-7232					
Check Number: 00100329      Check Date: 07/14/2023      Check Amount: 1,250.00					
	364 - 4067-88 - Structural-Expenditures	07/14/2023		REPAIR AND PAINT	1,250.00
EmpireWorks - 1682 Langley Ave., Irvine, CA 92614 - (888) 278-8200					
Check Number: 00100330      Check Date: 07/14/2023      Check Amount: 40,714.12					
	364 - 4020-88 - Paint/Stucco-Expenditures	07/14/2023		Billing Application	40,714.12
<b>Total for Pacific Western Bank-Reserve</b>					<b><u>138,985.98</u></b>
<b>Total for Sea Ridge Condominium</b>					<b><u>216,552.50</u></b>

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

	<u>Balance Jul 31, 2023</u>	<u>Balance Jun 30, 2023</u>	<u>Change</u>
<b><u>Assets</u></b>			
<b>Operating Fund Assets</b>			
1001 - Sunwest Bank – Operating	20.00	20.00	0.00
1003 - Pacific Western Bank - Operating Acct	587,744.60	469,777.46	117,967.14
1090 - Due (To)/From Reserves	(601,691.21)	(438,439.90)	(163,251.31)
<b>Total Operating Fund Assets</b>	<b>(13,926.61)</b>	<b>31,357.56</b>	<b>(45,284.17)</b>
<b>Reserve Fund Assets</b>			
1105 - Pacific Western Bank-Rsr Acct ***9111	20,833.34	159,817.31	(138,983.97)
1115 - Sunwest Bank Reserve	7,750.11	14,950.01	(7,199.90)
1120 - Merrill Lynch MM	88,005.21	87,551.80	453.41
1125 - Bank of SoCal Reserves	0.00	412,706.11	(412,706.11)
1130 - Bank of SoCal MM	413,885.09	0.00	413,885.09
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	601,691.21	438,439.90	163,251.31
<b>Total Reserve Fund Assets</b>	<b>1,732,164.96</b>	<b>1,713,465.13</b>	<b>18,699.83</b>
<b>Account Receivables</b>			
1280 - Accounts Receivable	51,548.08	132,408.44	(80,860.36)
<b>Total Account Receivables</b>	<b>51,548.08</b>	<b>132,408.44</b>	<b>(80,860.36)</b>
<b>Total Assets</b>	<b><u>1,769,786.43</u></b>	<b><u>1,877,231.13</u></b>	<b><u>(107,444.70)</u></b>



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

	<u>Balance Jul 31, 2023</u>	<u>Balance Jun 30, 2023</u>	<u>Change</u>
<b><u>Liabilities</u></b>			
<b>Liabilities</b>			
2100 - Bank of Southern CA Loan	702,872.46	712,449.98	(9,577.52)
<b>Total Liabilities</b>	<b>702,872.46</b>	<b>712,449.98</b>	<b>(9,577.52)</b>
<b>Other Liabilities</b>			
2001 - Prepaid Assessments	29,237.51	38,288.04	(9,050.53)
2010 - Deferred Revenue	52,188.64	144,455.99	(92,267.35)
2024 - Covenant Deposits	1,000.00	1,000.00	0.00
<b>Total Other Liabilities</b>	<b>82,426.15</b>	<b>183,744.03</b>	<b>(101,317.88)</b>
<b>Reserve Fund Liabilities</b>			
4000 - Mailboxes	(4,400.00)	0.00	(4,400.00)
4005 - Special Assessment-Capital Improvements	592,413.36	500,146.01	92,267.35
4011 - Irrigation Pipes	(7,634.04)	(7,634.04)	0.00
4012 - Irrigation Controllers	21,130.24	21,001.24	129.00
4016 - Fences/Walls	1,039.50	938.90	100.60
4020 - Paint/Stucco	(123,329.17)	(36,405.06)	(86,924.11)
4025 - Lighting	1,274.99	1,151.60	123.39
4027 - Tennis Courts	3,884.93	3,652.22	232.71
4029 - Clubhouse	41,069.56	40,398.73	670.83
4035 - Stucco Wall Repairs	(7,702.00)	0.00	(7,702.00)
4048 - Railing	185,205.74	184,299.70	906.04
4055 - Landscape Replacement	9,730.90	9,300.72	430.18
4056 - Termite Control	27,517.04	24,854.10	2,662.94
4057 - Tree Trimming	(12,798.99)	(14,187.71)	1,388.72
4058 - Paint	4,196.55	4,154.56	41.99

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

	<u>Balance Jul 31, 2023</u>	<u>Balance Jun 30, 2023</u>	<u>Change</u>
<b><u>Liabilities</u></b>			
<b>Reserve Fund Liabilities</b>			
4065 - Roof Replacement	191,515.94	171,882.20	19,633.74
4067 - Structural	(46,139.54)	(44,889.54)	(1,250.00)
4068 - Buildings	168,103.61	174,843.37	(6,739.76)
4069 - Contingency Reserve	72,665.72	71,136.60	1,529.12
4070 - Deck/Stain	(13,024.00)	(13,024.00)	0.00
4075 - Drives/Streets	106,953.15	104,333.11	2,620.04
4080 - Pool/Spa	9,114.57	8,758.75	355.82
4081 - Painting Wood/Trim	304,963.02	301,124.35	3,838.67
4082 - Painting Wrought Iron	13,551.16	12,999.41	551.75
4085 - Pool Area-Furniture	5,427.43	5,366.42	61.01
4095 - Fencing/Gates	248,272.74	246,564.66	1,708.08
4096 - Fencing/Wrought Iron	19,435.01	17,554.20	1,880.81
4117 - Sewer Lines	(103,268.19)	(96,068.19)	(7,200.00)
4142 - Signs	1,533.61	1,385.20	148.41
4495 - Interest	21,462.12	19,827.62	1,634.50
<b>Total Reserve Fund Liabilities</b>	<b><u>1,732,164.96</u></b>	<b><u>1,713,465.13</u></b>	<b><u>18,699.83</u></b>
<b>Repipe Fund Liabilities</b>			
4123 - Repipe Expenses	(927,704.00)	(927,704.00)	0.00
<b>Total Repipe Fund Liabilities</b>	<b><u>(927,704.00)</u></b>	<b><u>(927,704.00)</u></b>	<b><u>0.00</u></b>
<b>Total Liabilities</b>	<b><u>1,589,759.57</u></b>	<b><u>1,681,955.14</u></b>	<b><u>(92,195.57)</u></b>

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

	<u>Balance Jul 31, 2023</u>	<u>Balance Jun 30, 2023</u>	<u>Change</u>
<b><u>Owners' Equity</u></b>			
<b>Equity</b>			
4998 - Prior Year Equity	195,275.99	195,275.99	0.00
<b>Total Equity</b>	<u>195,275.99</u>	<u>195,275.99</u>	<u>0.00</u>
<b>Total Owners' Equity</b>	<u>195,275.99</u>	<u>195,275.99</u>	<u>0.00</u>
<b>Income / (Loss)</b>	<u>(15,249.13)</u>	<u>0.00</u>	<u>(15,249.13)</u>
<b>Total Liabilities and Owner Equity</b>	<u><u>1,769,786.43</u></u>	<u><u>1,877,231.13</u></u>	<u><u>(107,444.70)</u></u>

## Investment Listing Report

### Sea Ridge Condominium Association

As of Mon Jul 31, 2023

GI Account \ Institution	Bank Account	Investment Type	Current Balance	Rate	Purchase Date	Term	Maturity Date
<b>Operating Fund Assets</b>							
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	587,744.60	0.000%	06/01/2019	0	
1090 - Due (To)/From Reserves N/A	****N/A	Other	(601,691.21)	0.000%	01/01/2019	0	
<b>Total Operating Fund Assets:</b>			<b>(13,926.61)</b>				
<b>Reserve Fund Assets</b>							
1105 - Pacific Western Bank-Rsr Acct ***9111 Pacific Western Bank	****9111	Money Market	20,833.34	0.020%	07/01/2019	0	
1115 - Sunwest Bank Reserve Sunwest Bank	****7927	Money Market	7,750.11	0.010%	05/01/2023	0	
1120 - Merrill Lynch MM Merrill Lynch	****2732	Money Market	88,005.21	4.820%	03/03/2020	0	
1130 - Bank of SoCal MM Bank of SoCal	****6073	Money Market	413,885.09	2.840%	06/02/2023	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	601,691.21	0.000%	01/01/2019	0	
<b>Total Reserve Fund Assets:</b>			<b>1,732,164.96</b>				
<b>Total Sea Ridge Condominium:</b>			<b>1,718,238.35</b>				

## Allocated Reserve Fund Schedule Sea Ridge Condominium Association

As of July 31, 2023

	Current Month Additions	Current Month Expenses	Prior Year Balance	Year-To-Date Additions	Year-To-Date Expenses	Current Balance
<b>4001 - Reserve Fund Liabilities</b>						
4000 - Mailboxes	0.00	(4,400.00)	0.00	0.00	(4,400.00)	(4,400.00)
4005 - Special Assessment-Capital Improvements	92,267.35	0.00	500,146.01	92,267.35	0.00	592,413.36
4011 - Irrigation Pipes	0.00	0.00	(7,634.04)	0.00	0.00	(7,634.04)
4012 - Irrigation Controllers	129.00	0.00	21,001.24	129.00	0.00	21,130.24
4016 - Fences/Walls	100.60	0.00	938.90	100.60	0.00	1,039.50
4020 - Paint/Stucco	1,554.11	(88,478.22)	(36,405.06)	1,554.11	(88,478.22)	(123,329.17)
4025 - Lighting	123.39	0.00	1,151.60	123.39	0.00	1,274.99
4027 - Tennis Courts	232.71	0.00	3,652.22	232.71	0.00	3,884.93
4029 - Clubhouse	670.83	0.00	40,398.73	670.83	0.00	41,069.56
4035 - Stucco Wall Repairs	0.00	(7,702.00)	0.00	0.00	(7,702.00)	(7,702.00)
4048 - Railing	906.04	0.00	184,299.70	906.04	0.00	185,205.74
4055 - Landscape Replacement	430.18	0.00	9,300.72	430.18	0.00	9,730.90
4056 - Termite Control	2,662.94	0.00	24,854.10	2,662.94	0.00	27,517.04
4057 - Tree Trimming	1,388.72	0.00	(14,187.71)	1,388.72	0.00	(12,798.99)
4058 - Paint	41.99	0.00	4,154.56	41.99	0.00	4,196.55
4065 - Roof Replacement	19,633.74	0.00	171,882.20	19,633.74	0.00	191,515.94
4067 - Structural	0.00	(1,250.00)	(44,889.54)	0.00	(1,250.00)	(46,139.54)
4068 - Buildings	11,932.04	(18,671.80)	174,843.37	11,932.04	(18,671.80)	168,103.61
4069 - Contingency Reserve	1,529.12	0.00	71,136.60	1,529.12	0.00	72,665.72
4070 - Deck/Stain	0.00	0.00	(13,024.00)	0.00	0.00	(13,024.00)
4075 - Drives/Streets	2,620.04	0.00	104,333.11	2,620.04	0.00	106,953.15
4080 - Pool/Spa	355.82	0.00	8,758.75	355.82	0.00	9,114.57
4081 - Painting Wood/Trim	3,838.67	0.00	301,124.35	3,838.67	0.00	304,963.02
4082 - Painting Wrought Iron	551.75	0.00	12,999.41	551.75	0.00	13,551.16
4085 - Pool Area-Furniture	61.01	0.00	5,366.42	61.01	0.00	5,427.43
4095 - Fencing/Gates	1,708.08	0.00	246,564.66	1,708.08	0.00	248,272.74
4096 - Fencing/Wrought Iron	1,880.81	0.00	17,554.20	1,880.81	0.00	19,435.01
4117 - Sewer Lines	0.00	(7,200.00)	(96,068.19)	0.00	(7,200.00)	(103,268.19)
4142 - Signs	148.41	0.00	1,385.20	148.41	0.00	1,533.61
4495 - Interest	1,634.50	0.00	19,827.62	1,634.50	0.00	21,462.12
<b>Total 4001 - Reserve Fund Liabilities</b>	<b>146,401.85</b>	<b>(127,702.02)</b>	<b>1,713,465.13</b>	<b>146,401.85</b>	<b>(127,702.02)</b>	<b>1,732,164.96</b>
<b>Report Total</b>	<b>146,401.85</b>	<b>(127,702.02)</b>	<b>1,713,465.13</b>	<b>146,401.85</b>	<b>(127,702.02)</b>	<b>1,732,164.96</b>