



SAGE HILLS COMMUNITY ASSOCIATION

Financial Review

02/28/2025

In accordance with NRS 116.31083, the financial statements have been provided to the Board of Directors by Sierra Community Management for their review and acceptance. The association uses the accrual method of accounting. Financial statements are available to each homeowner via the community website or upon written request.

The AP Check register and bank account reconciliation reports and the related bank statements have been provided, and there were no unusual or unexplained reconciling items.

The association complies with paragraph (b) of subsection 2 of NRS116.3115 as reserve funds have not been used for daily maintenance items.

Delinquent receivables have been reported via the monthly delinquency report. Delinquencies are collected per the association's collection policy.

The income/expense statement has been provided. Board members are encouraged to review the comparison of the budget to actual and inquire about any significant variances they are unaware of.

No member of the Board of Directors has reported accepting any gifts or incentives from any vendor contracted by the association.

****FASB, ASC 606, NAC 116.410 (NRS 116.615): A new revenue recognition standard practice has taken effect. Reserve revenue may not be recognized on the Income & Expense statement until a corresponding expense is incurred. Beginning with the December 2021 financial and going forward, Revenue to the reserve account will be reflected on the Balance Sheet in the liability account named "Deferred Reserve Revenue" until an expense is incurred. When an expense is incurred, an entry for that amount will be made from the Deferred Reserve Revenue account to the Reserve Income account. Reserve revenue on the Income & Expense statement will now generally equal the expense. ****

NOTES:

Reserve transfer completed.

SAGE HILLS COMMUNITY ASSOCIATION

Balance Sheet as of 2/28/2025

Assets	Operating	Reserve	Total
Bank Accounts			
10000 - AAB Operating	\$25,053.43		\$25,053.43
10001 - AAB Reserve		\$182,386.23	\$182,386.23
10007 - AAB CDARS 6762 4.31% 07/03/25		\$264,424.66	\$264,424.66
10008 - AAB CDARS 1108 4.07% 07/24/25		\$257,397.88	\$257,397.88
10364 - AAB CDARS 5711 4.50% 08/07/25		\$111,982.49	\$111,982.49
Total Bank Accounts	\$25,053.43	\$816,191.26	\$841,244.69
Other			
13101 - Due To/ (From)	(\$23,795.57)	\$23,795.57	-
Total Other	(\$23,795.57)	\$23,795.57	-
Accounts Receivable			
12000 - A/R Assessments	\$365.00		\$365.00
Total Accounts Receivable	\$365.00		\$365.00
Prepaid			
14010 - Prepaid Expenses	\$491.80		\$491.80
14011 - Prepaid Insurance	\$10,438.39		\$10,438.39
Total Prepaid	\$10,930.19		\$10,930.19
Total Assets	\$12,553.05	\$839,986.83	\$852,539.88

SAGE HILLS COMMUNITY ASSOCIATION

Balance Sheet as of 2/28/2025

Liabilities / Equity	Operating	Reserve	Total
Liability			
16000 - In Transit	(\$4,176.66)	\$3,326.66	(\$850.00)
30000 - Accounts Payable	\$4,686.72		\$4,686.72
32000 - Prepaid Assessments	\$17,943.37		\$17,943.37
33333 - Deferred Reserve Revenue		\$815,856.06	\$815,856.06
34000 - Accrued Expenses	\$1,291.33		\$1,291.33
Total Liability	\$19,744.76	\$819,182.72	\$838,927.48
Equity			
50000 - Operating Retained Earnings	(\$10,509.06)		(\$10,509.06)
50001 - Reserve Retained Earnings		\$18,716.08	\$18,716.08
50004 - Prior Year Adjustment	\$113.44		\$113.44
51000 - Net Income	\$3,203.91	\$2,088.03	\$5,291.94
Total Equity	(\$7,191.71)	\$20,804.11	\$13,612.40
Total Liabilities / Equity	\$12,553.05	\$839,986.83	\$852,539.88

SAGE HILLS COMMUNITY ASSOCIATION

Statement of Revenues and Expenses 2/1/2025 - 2/28/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Revenue							
62000 - Assessments	21,150.00	21,150.00	-	42,300.00	42,300.00	-	253,800.00
63000 - Late Fees	-	-	-	10.00	-	10.00	-
63112 - Intent to Lien Fee	-	150.00	(150.00)	-	300.00	(300.00)	1,800.00
64000 - Bad Debt	-	(8.33)	8.33	-	(16.66)	16.66	(100.00)
70000 - Interest - Operating	.57	-	.57	1.13	-	1.13	-
Total Revenue	21,150.57	21,291.67	(141.10)	42,311.13	42,583.34	(272.21)	255,500.00
Total Income	21,150.57	21,291.67	(141.10)	42,311.13	42,583.34	(272.21)	255,500.00

Operating Expense

Audit/Tax							
81001 - Audit/Tax	-	124.59	124.59	-	249.18	249.18	1,495.08
Total Audit/Tax	-	124.59	124.59	-	249.18	249.18	1,495.08

Gate							
87000 - Gate Maintenance/Repairs	215.00	70.00	(145.00)	215.00	140.00	(75.00)	840.00
87005 - Gate Phone	41.95	75.00	33.05	83.90	150.00	66.10	900.00
Total Gate	256.95	145.00	(111.95)	298.90	290.00	(8.90)	1,740.00

Insurance							
93001 - Liability/Crime Insurance	2,856.01	2,871.00	14.99	5,712.02	5,742.00	29.98	34,452.00
93004 - D&O/Umbrella Insurance	225.08	130.00	(95.08)	450.16	260.00	(190.16)	1,560.00
93006 - Workers Comp/VAI	55.41	54.58	(.83)	110.82	109.16	(1.66)	655.00
Total Insurance	3,136.50	3,055.58	(80.92)	6,273.00	6,111.16	(161.84)	36,667.00

Landscaping							
84003 - Tree Pruning	-	183.33	183.33	-	366.66	366.66	2,200.00
84005 - Landscape Contract	2,930.00	2,930.00	-	5,860.00	5,860.00	-	35,160.00
84006 - Landscape Additional	-	166.67	166.67	-	333.34	333.34	2,000.00
Total Landscaping	2,930.00	3,280.00	350.00	5,860.00	6,560.00	700.00	39,360.00

Management							
80000 - Management Fees	850.00	850.00	-	1,700.00	1,700.00	-	10,200.00
80001 - Postage,Printing & Supplies	133.70	18.00	(115.70)	138.14	36.00	(102.14)	216.00
80005 - Coupons/Statements	4.00	40.00	36.00	4.00	80.00	76.00	480.00
80008 - Bank/Strong Room Charges	20.00	30.00	10.00	40.00	60.00	20.00	360.00
80016 - Storage	20.00	15.00	(5.00)	40.00	30.00	(10.00)	180.00
80024 - Secretary of State	-	4.17	4.17	-	8.34	8.34	50.00
80027 - Resident Agent Fee	-	8.33	8.33	-	16.66	16.66	100.00
81000 - Intent to Lien/60 Day Notice Charges	-	150.00	150.00	-	300.00	300.00	1,800.00
81005 - Legislation Support	-	7.50	7.50	90.00	15.00	(75.00)	90.00
81999 - Legal Fees	-	200.00	200.00	-	400.00	400.00	2,400.00
Total Management	1,027.70	1,323.00	295.30	2,012.14	2,646.00	633.86	15,876.00

SAGE HILLS COMMUNITY ASSOCIATION

Statement of Revenues and Expenses 2/1/2025 - 2/28/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
Pool							
86000 - Pool/Spa Contract	990.00	695.00	(295.00)	1,485.00	1,390.00	(95.00)	8,340.00
86001 - Pool Repair & Supplies	76.50	-	(76.50)	86.50	-	(86.50)	-
86002 - Pool Permit	87.50	87.50	-	175.00	175.00	-	1,050.00
Total Pool	1,154.00	782.50	(371.50)	1,746.50	1,565.00	(181.50)	9,390.00
Repairs & Maintenance							
83004 - Pest Control	52.00	48.41	(3.59)	474.00	96.82	(377.18)	580.92
88000 - Clubhouse Maintenance	330.00	429.00	99.00	660.00	858.00	198.00	5,148.00
89001 - General Maintenance	120.00	416.67	296.67	120.00	833.34	713.34	5,000.00
Total Repairs & Maintenance	502.00	894.08	392.08	1,254.00	1,788.16	534.16	10,728.92
Reserve							
91002 - Reserve Contribution	8,409.92	8,409.92	-	16,819.84	16,819.84	-	100,919.04
Total Reserve	8,409.92	8,409.92	-	16,819.84	16,819.84	-	100,919.04
Security							
83008 - Surveillance Camera Maintenance	-	58.00	58.00	-	116.00	116.00	696.00
Total Security	-	58.00	58.00	-	116.00	116.00	696.00
Utilities							
92000 - Electric	416.43	425.00	8.57	800.47	850.00	49.53	5,100.00
92001 - Gas	910.55	500.00	(410.55)	720.33	1,000.00	279.67	6,000.00
92003 - Water	1,251.33	2,000.00	748.67	2,502.66	4,000.00	1,497.34	24,000.00
92004 - Sewer	129.40	125.00	(4.40)	258.80	250.00	(8.80)	1,500.00
92007 - Cable/Internet	373.98	169.00	(204.98)	560.58	338.00	(222.58)	2,028.00
Total Utilities	3,081.69	3,219.00	137.31	4,842.84	6,438.00	1,595.16	38,628.00
Total Expense	20,498.76	21,291.67	792.91	39,107.22	42,583.34	3,476.12	255,500.04
Operating Net Total	651.81	-	651.81	3,203.91	-	3,203.91	(.04)

SAGE HILLS COMMUNITY ASSOCIATION

Statement of Revenues and Expenses 2/1/2025 - 2/28/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Revenue							
63105 - Interest - Reserve	2,098.03	586.83	1,511.20	4,565.02	1,173.66	3,391.36	7,041.96
63200 - Reserve Revenue	-	8,409.92	(8,409.92)	91.17	16,819.84	(16,728.67)	100,919.04
Total Revenue	2,098.03	8,996.75	(6,898.72)	4,656.19	17,993.50	(13,337.31)	107,961.00
Total Income	2,098.03	8,996.75	(6,898.72)	4,656.19	17,993.50	(13,337.31)	107,961.00
Reserve Expense							
Audit/Tax							
94001 - Income Tax	-	17.60	17.60	-	35.20	35.20	211.26
Total Audit/Tax	-	17.60	17.60	-	35.20	35.20	211.26
Gate							
87000 - Gate Maintenance/Repairs	-	1,130.67	1,130.67	-	2,261.34	2,261.34	13,568.00
Total Gate	-	1,130.67	1,130.67	-	2,261.34	2,261.34	13,568.00
Management							
80008 - Bank/Strong Room Charges	10.00	-	(10.00)	10.00	-	(10.00)	-
Total Management	10.00	-	(10.00)	10.00	-	(10.00)	-
Pool							
86001 - Pool Repair & Supplies	-	1,430.00	1,430.00	-	2,860.00	2,860.00	17,160.00
Total Pool	-	1,430.00	1,430.00	-	2,860.00	2,860.00	17,160.00
Repairs & Maintenance							
89001 - General Maintenance	-	2,667.58	2,667.58	-	5,335.16	5,335.16	32,011.00
89200 - A/C & Heating Repairs	-	604.17	604.17	-	1,208.34	1,208.34	7,250.00
90002 - Asphalt/Street Sealing	-	950.00	950.00	2,558.16	1,900.00	(658.16)	11,400.00
90006 - Painting	-	4,468.75	4,468.75	-	8,937.50	8,937.50	53,625.00
Total Repairs & Maintenance	-	8,690.50	8,690.50	2,558.16	17,381.00	14,822.84	104,286.00
Total Expense	10.00	11,268.77	11,258.77	2,568.16	22,537.54	19,969.38	135,225.26
Reserve Net Total	2,088.03	(2,272.02)	4,360.05	2,088.03	(4,544.04)	6,632.07	(27,264.26)
Net Total	2,739.84	(2,272.02)	5,011.86	5,291.94	(4,544.04)	9,835.98	(27,264.30)

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

			Beginning Balance	Current Debit	Credit	Ending Balance
10000 - AAB Operating			21,024.50	23,695.57	19,666.64	25,053.43
Date		Description	Debit	Credit	Type	
02/03/2025	Batched	Check	6,090.00	-	Owner Payment	
02/04/2025		Post Item	-	1,251.33	Invoice	
02/04/2025	Batched	Check	1,175.00	-	Owner Payment	
02/05/2025	Batched	Check	2,360.00	-	Owner Payment	
02/06/2025	Batched	Check	1,175.00	-	Owner Payment	
02/07/2025	Batched	Post Item	-	416.43	Invoice	
02/07/2025	Batched	Check	940.00	-	Owner Payment	
02/10/2025	Batched	Check	470.00	-	Owner Payment	
02/11/2025	Batched	Check	1,655.00	-	Owner Payment	
02/12/2025		Post Item	-	186.99	Invoice	
02/12/2025	Batched	Check	470.00	-	Owner Payment	
02/13/2025		Post Item	-	41.95	Invoice	
02/14/2025		Post Item - Pool Contract	-	495.00	Invoice	
02/14/2025		Post Item - Pool Chemicals	-	26.50	Invoice	
02/14/2025		Post Item	-	2,930.00	Invoice	
02/14/2025	Batched	Check	940.00	-	Owner Payment	
02/19/2025		Post Item	-	485.82	Invoice	
02/19/2025	Batched	Check	470.00	-	Owner Payment	
02/20/2025		Check	235.00	-	Owner Payment	
02/21/2025	Batched	Check	490.00	-	Owner Payment	
02/24/2025		Check	235.00	-	Owner Payment	
02/25/2025	Batched	Check	705.00	-	Owner Payment	
02/26/2025	Batched	Check	715.00	-	Owner Payment	
02/27/2025		Post Item	-	20.00	Invoice	
02/27/2025	Batched	Credit Distribution	4,395.00	4,395.00	Credit Distribution	
02/27/2025	Batched	Check	705.00	-	Owner Payment	
02/28/2025	Batched	Post Item	-	1,007.70	Invoice	
02/28/2025		Transfer to AAB Reserve - 7944	-	8,409.92	Transfer	
02/28/2025		February Interest	.57	-	GL Entry	
02/28/2025	Batched	Check	470.00	-	Owner Payment	
10001 - AAB Reserve			173,939.43	8,456.80	10.00	182,386.23
Date		Description	Debit	Credit	Type	
02/28/2025		Post Item	-	10.00	Invoice	
02/28/2025		Transfer from AAB Operating - 7910	8,409.92	-	Transfer	
02/28/2025		February Interest	46.88	-	GL Entry	

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

			Beginning Balance	Current		Ending Balance
				Debit	Credit	
10007 - AAB CDARS 6762 4.31% 07/03/25			263,552.65	872.01	-	264,424.66
Date		Description		Debit	Credit	Type
02/01/2025		February Interest		872.01	-	GL Entry
10008 - AAB CDARS 1108 4.07% 07/24/25			256,596.23	801.65	-	257,397.88
Date		Description		Debit	Credit	Type
02/01/2025		February Interest		801.65	-	GL Entry
10364 - AAB CDARS 5711 4.50% 08/07/25			111,605.00	377.49	-	111,982.49
Date		Description		Debit	Credit	Type
02/01/2025		February Interest		377.49	-	GL Entry
12000 - A/R Assessments			675.00	21,150.00	21,460.00	365.00
Date		Description		Debit	Credit	Type
02/01/2025	Batched	Assessment		21,150.00	-	Owner Charge
02/03/2025	Batched	Check		-	6,070.00	Owner Payment
02/04/2025	Batched	Check		-	1,175.00	Owner Payment
02/05/2025	Batched	Check		-	2,350.00	Owner Payment
02/06/2025	Batched	Check		-	1,175.00	Owner Payment
02/07/2025	Batched	Check		-	705.00	Owner Payment
02/10/2025	Batched	Check		-	470.00	Owner Payment
02/11/2025	Batched	Check		-	1,645.00	Owner Payment
02/12/2025	Batched	Check		-	470.00	Owner Payment
02/14/2025	Batched	Check		-	940.00	Owner Payment
02/19/2025	Batched	Check		-	470.00	Owner Payment
02/20/2025		Check		-	235.00	Owner Payment
02/21/2025		Check		-	235.00	Owner Payment
02/24/2025		Check		-	235.00	Owner Payment
02/25/2025	Batched	Check		-	705.00	Owner Payment
02/26/2025		Check		-	185.00	Owner Payment
02/27/2025	Batched	Credit Distribution		-	4,395.00	Credit Distribution
14010 - Prepaid Expenses			708.70	-	216.90	491.80
Date		Description		Debit	Credit	Type
02/28/2025		Prepaid Sewer Allocation		-	129.40	GL Entry
02/28/2025		Prepaid Pool/Spa Permit		-	87.50	GL Entry

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
14011 - Prepaid Insurance		10,761.89	2,813.00	3,136.50	10,438.39
Date	Description	Debit	Credit	Type	
02/10/2025	021025-18013 - Community Association Underwriters - Comm Pkg Ins	2,813.00	-	Invoice	
02/28/2025	Insurance Allocation	-	3,136.50	GL Entry	
16000 - In Transit		850.00	850.00	850.00	850.00
Date	Description	Debit	Credit	Type	
02/28/2025	Set Posting March Management Fee	850.00	-	GL Entry	
02/28/2025	Reverse Set Posting February Management Fee	-	850.00	GL Entry	
30000 - Accounts Payable		0.00	6,871.72	11,558.44	-4,686.72
Date	Description	Debit	Credit	Type	
02/01/2025	31345 - Mohamed Ingram - Exercise Equipment Service Inspection	-	120.00	Invoice	
02/01/2025	020125- - Association Cleaning Team, Inc - February Clubhouse	-	330.00	Invoice	
02/04/2025	Batched Post Item	1,251.33	1,251.33	Invoice	
02/07/2025	Batched Post Item	416.43	416.43	Invoice	
02/10/2025	021025-18013 - Community Association Underwriters - Comm Pkg Ins	-	2,813.00	Invoice	
02/12/2025	Batched Post Item	186.99	186.99	Invoice	
02/13/2025	Batched Post Item	41.95	41.95	Invoice	
02/14/2025	Batched Post Item - Pool Contract	495.00	495.00	Invoice	
02/14/2025	Batched Post Item - Pool Chemicals	26.50	26.50	Invoice	
02/14/2025	Batched Post Item	2,930.00	2,930.00	Invoice	
02/18/2025	34381 - Intrusion Pest Control Inc. - February Pest Control	-	52.00	Invoice	
02/19/2025	Batched Post Item	485.82	485.82	Invoice	
02/22/2025	022225-46413601 - Cox Communications, Inc - 02/22-03/21	-	186.99	Invoice	
02/26/2025	2162138 - Calavan's Pool & Spa Service - Pool Chemicals	-	19.00	Invoice	
02/26/2025	i1682 - Gate Access Services - December Gate PM	-	215.00	Invoice	
02/26/2025	2162361 - Calavan's Pool & Spa Service - December Pool Contract	-	495.00	Invoice	
02/27/2025	022725-01255062 - Southwest Gas Corp - 01/25-02/25	-	424.73	Invoice	
02/27/2025	Batched Post Item	20.00	20.00	Invoice	
02/28/2025	Batched Post Item	1,007.70	1,007.70	Invoice	
02/28/2025	Batched Post Item	10.00	10.00	Invoice	
02/28/2025	2164118 - Calavan's Pool & Spa Service - February Pool Chemicals	-	31.00	Invoice	

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

			Beginning Balance	Current Debit	Credit	Ending Balance
32000 - Prepaid Assessments			-20,103.37	4,395.00	2,235.00	-17,943.37
Date	Description		Debit	Credit	Type	
02/03/2025	Check		-	20.00	Owner Payment	
02/05/2025	Check		-	10.00	Owner Payment	
02/07/2025	Check		-	235.00	Owner Payment	
02/11/2025	Check		-	10.00	Owner Payment	
02/21/2025	Batched	Check	-	255.00	Owner Payment	
02/26/2025	Batched	Check	-	530.00	Owner Payment	
02/27/2025	Batched	Credit Distribution	4,395.00	-	Credit Distribution	
02/27/2025	Batched	Check	-	705.00	Owner Payment	
02/28/2025	Batched	Check	-	470.00	Owner Payment	
33333 - Deferred Reserve Revenue			-807,446.14	-	8,409.92	-815,856.06
Date	Description		Debit	Credit	Type	
02/28/2025			-	8,409.92	GL Entry	
34000 - Accrued Expenses			-1,291.33	-	-	-1,291.33
Date	Description		Debit	Credit	Type	
50000 - Operating Retained Earnings			10,509.06	-	-	10,509.06
Date	Description		Debit	Credit	Type	
50001 - Reserve Retained Earnings			-18,716.08	-	-	-18,716.08
Date	Description		Debit	Credit	Type	
50004 - Prior Year Adjustment			-113.44	-	-	-113.44
Date	Description		Debit	Credit	Type	
62000 - Assessments			-21,150.00	-	21,150.00	-42,300.00
Date	Description		Debit	Credit	Type	
02/01/2025	Batched	Assessment	-	21,150.00	Owner Charge	
63000 - Late Fees			-10.00	-	-	-10.00
Date	Description		Debit	Credit	Type	

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
63105 - Interest - Reserve		-2,466.99	-	2,098.03	-4,565.02
Date	Description		Debit	Credit	Type
02/01/2025	Batched February Interest		-	2,051.15	GL Entry
02/28/2025	February Interest		-	46.88	GL Entry
63200 - Reserve Revenue		-91.17	-	-	-91.17
Date	Description		Debit	Credit	Type
70000 - Interest - Operating		-0.56	-	0.57	-1.13
Date	Description		Debit	Credit	Type
02/28/2025	February Interest		-	.57	GL Entry
80000 - Management Fees		850.00	1,700.00	850.00	1,700.00
Date	Description		Debit	Credit	Type
02/28/2025	Reverse Set Posting February Management Fee		850.00	-	GL Entry
02/28/2025	Set Posting March Management Fee		-	850.00	GL Entry
02/28/2025	Post Item		850.00	-	Invoice
80001 - Postage,Printing & Supplies		4.44	133.70	-	138.14
Date	Description		Debit	Credit	Type
02/28/2025	Post Item		133.70	-	Invoice
80005 - Coupons/Statements		0.00	4.00	-	4.00
Date	Description		Debit	Credit	Type
02/28/2025	Post Item		4.00	-	Invoice
80008 - Bank/Strong Room Charges		20.00	30.00	-	50.00
Date	Description		Debit	Credit	Type
02/27/2025	Post Item		20.00	-	Invoice
02/28/2025	Post Item		10.00	-	Invoice
80016 - Storage		20.00	20.00	-	40.00
Date	Description		Debit	Credit	Type
02/28/2025	Post Item		20.00	-	Invoice

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
81005 - Legislation Support		90.00	-	-	90.00
Date	Description		Debit	Credit	Type
83004 - Pest Control		422.00	52.00	-	474.00
Date	Description		Debit	Credit	Type
02/18/2025	34381 - Intrusion Pest Control Inc. - February Pest Control		52.00	-	Invoice
84005 - Landscape Contract		2,930.00	2,930.00	-	5,860.00
Date	Description		Debit	Credit	Type
02/14/2025	Post Item		2,930.00	-	Invoice
86000 - Pool/Spa Contract		495.00	990.00	-	1,485.00
Date	Description		Debit	Credit	Type
02/14/2025	Post Item - Pool Contract		495.00	-	Invoice
02/26/2025	2162361 - Calavan's Pool & Spa Service - December Pool Contract		495.00	-	Invoice
86001 - Pool Repair & Supplies		10.00	76.50	-	86.50
Date	Description		Debit	Credit	Type
02/14/2025	Post Item - Pool Chemicals		26.50	-	Invoice
02/26/2025	2162138 - Calavan's Pool & Spa Service - Pool Chemicals		19.00	-	Invoice
02/28/2025	2164118 - Calavan's Pool & Spa Service - February Pool Chemicals		31.00	-	Invoice
86002 - Pool Permit		87.50	87.50	-	175.00
Date	Description		Debit	Credit	Type
02/28/2025	Prepaid Pool/Spa Permit		87.50	-	GL Entry
87000 - Gate Maintenance/Repairs		0.00	215.00	-	215.00
Date	Description		Debit	Credit	Type
02/26/2025	i1682 - Gate Access Services - December Gate PM		215.00	-	Invoice
87005 - Gate Phone		41.95	41.95	-	83.90
Date	Description		Debit	Credit	Type
02/13/2025	Post Item		41.95	-	Invoice

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

		Beginning Balance	Current Debit	Credit	Ending Balance
87005 - Gate Phone		41.95	41.95	-	83.90
Date	Description		Debit	Credit	Type
88000 - Clubhouse Maintenance		330.00	330.00	-	660.00
Date	Description		Debit	Credit	Type
02/01/2025	020125- - Association Cleaning Team, Inc - February Clubhouse		330.00	-	Invoice
89001 - General Maintenance		0.00	120.00	-	120.00
Date	Description		Debit	Credit	Type
02/01/2025	31345 - Mohamed Ingram - Exercise Equipment Service Inspection		120.00	-	Invoice
90002 - Asphalt/Street Sealing		2,558.16	-	-	2,558.16
Date	Description		Debit	Credit	Type
91002 - Reserve Contribution		8,409.92	8,409.92	-	16,819.84
Date	Description		Debit	Credit	Type
02/28/2025			8,409.92	-	GL Entry
92000 - Electric		384.04	416.43	-	800.47
Date	Description		Debit	Credit	Type
02/07/2025	Batched Post Item		416.43	-	Invoice
92001 - Gas		-190.22	910.55	-	720.33
Date	Description		Debit	Credit	Type
02/19/2025	Post Item		485.82	-	Invoice
02/27/2025	022725-01255062 - Southwest Gas Corp - 01/25-02/25		424.73	-	Invoice
92003 - Water		1,251.33	1,251.33	-	2,502.66
Date	Description		Debit	Credit	Type
02/04/2025	Post Item		1,251.33	-	Invoice
92004 - Sewer		129.40	129.40	-	258.80
Date	Description		Debit	Credit	Type

SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 2/1/2025 - 2/28/2025

		Beginning Balance	Current Debit	Credit	Ending Balance
92004 - Sewer		129.40	129.40	-	258.80
Date	Description		Debit	Credit	Type
02/28/2025	Prepaid Sewer Allocation		129.40	-	GL Entry
92007 - Cable/Internet		186.60	373.98	-	560.58
Date	Description		Debit	Credit	Type
02/12/2025	Post Item		186.99	-	Invoice
02/22/2025	022225-46413601 - Cox Communications, Inc - 02/22-03/21		186.99	-	Invoice
93001 - Liability/Crime Insurance		2,856.01	2,856.01	-	5,712.02
Date	Description		Debit	Credit	Type
02/28/2025	Batched Insurance Allocation		2,856.01	-	GL Entry
93004 - D&O/Umbrella Insurance		225.08	225.08	-	450.16
Date	Description		Debit	Credit	Type
02/28/2025	Insurance Allocation		225.08	-	GL Entry
93006 - Workers Comp/VAI		55.41	55.41	-	110.82
Date	Description		Debit	Credit	Type
02/28/2025	Insurance Allocation		55.41	-	GL Entry
Net Total		0.00	91,642.00	91,642.00	0.00

SAGE HILLS COMMUNITY ASSOCIATION

AP Aging by Fund for Ending Date: 2/28/2025

Provider	Current	Over 30	Over 60	Over 90	Total
Operating					
ASSOCIATION CLEANING TEAM, INC Inv # 020125- 2/1/2025 - February Clubhouse - Clubhouse Maintenance	330.00	0.00	0.00	0.00	330.00
CALAVAN'S POOL & SPA SERVICE Inv # 2162138 2/26/2025 - Pool Chemicals - Pool Repair & Supplies	19.00	0.00	0.00	0.00	19.00
CALAVAN'S POOL & SPA SERVICE Inv # 2162361 2/26/2025 - December Pool Contract - Pool/Spa Contract	495.00	0.00	0.00	0.00	495.00
CALAVAN'S POOL & SPA SERVICE Inv # 2164118 2/28/2025 - February Pool Chemicals - Pool Repair & Supplies	31.00	0.00	0.00	0.00	31.00
COMMUNITY ASSOCIATION UNDERWRITERS Acct # 18013 Inv # 021025-18013 2/10/2025 - Comm Pkg Ins - Prepaid Insurance	2,813.00	0.00	0.00	0.00	2,813.00
COX COMMUNICATIONS, INC Acct # 001 8610 146413601 Inv # 022225-46413601 2/22/2025 - 02/22-03/21 - Cable/Internet	186.99	0.00	0.00	0.00	186.99
GATE ACCESS SERVICES Inv # i1682 2/26/2025 - December Gate PM - Gate Maintenance/Repairs	215.00	0.00	0.00	0.00	215.00
INTRUSION PEST CONTROL INC. Acct # 100234 Inv # 34381 2/18/2025 - February Pest Control - Pest Control	52.00	0.00	0.00	0.00	52.00
MOHAMED INGRAM Inv # 31345 2/1/2025 - Exercise Equipment Service Inspection - General Maintenance	120.00	0.00	0.00	0.00	120.00
SOUTHWEST GAS CORP Acct # 910001255062 Inv # 022725-01255062 2/27/2025 - 01/25-02/25 - Gas	424.73	0.00	0.00	0.00	424.73
Total	4,686.72	0.00	0.00	0.00	4,686.72

SAGE HILLS COMMUNITY ASSOCIATION

Cash Disbursement - 2/28/2025

Date	CheckNo	Description	Amount
10000 - AAB Operating - 7910			
2/4/2025	Misc Check	Post Item - February Water	1,251.33
	92003 - Water - Post Item		1,251.33
2/7/2025	Misc Check	Post Item - February Electric	49.64
	92000 - Electric - Post Item		49.64
2/7/2025	Misc Check	Post Item - February Electric	124.13
	92000 - Electric - Post Item		124.13
2/7/2025	Misc Check	Post Item - February Electric	26.78
	92000 - Electric - Post Item		26.78
2/7/2025	Misc Check	Post Item - February Electric	215.88
	92000 - Electric - Post Item		215.88
2/12/2025	Misc Check	Post Item - February Cable/Internet	186.99
	92007 - Cable/Internet - Post Item		186.99
2/13/2025	Misc Check	Post Item - February Gate Phone	41.95
	87005 - Gate Phone - Post Item		41.95
2/14/2025	Misc Check	Post Item - February Pool	521.50
	86000 - Pool/Spa Contract - Post Item - Pool Contract		495.00
	86001 - Pool Repair & Supplies - Post Item - Pool Chemicals		26.50
2/14/2025	Misc Check	Post Item - February Landscape Contract	2,930.00
	84005 - Landscape Contract - Post Item		2,930.00
2/19/2025	Misc Check	Post Item - February Gas	485.82
	92001 - Gas - Post Item		485.82
2/27/2025	Misc Check	Post Item - Bank Fee	20.00
	80008 - Bank/Strong Room Charges - Post Item		20.00
2/28/2025	Transfer Out	Transfer to AAB Reserve - 7944	8,409.92
	10001 - AAB Reserve - Transfer from AAB Operating - 7910		8,409.92
2/28/2025	Misc Check	Post Item - February Ancillaires	157.70
	80001 - Postage,Printing & Supplies - Post Item		133.70
	80005 - Coupons/Statements - Post Item		4.00
	80016 - Storage - Post Item		20.00
2/28/2025	Misc Check	Post Item - February Management Fee	850.00
	80000 - Management Fees - Post Item		850.00

SAGE HILLS COMMUNITY ASSOCIATION

Cash Disbursement - 2/28/2025

Date	CheckNo	Description	Amount
			Total 15,271.64
10001 - AAB Reserve - 7944			
2/28/2025	Misc Check	Post Item - Bank Fee	10.00
	80008 - Bank/Strong Room	Charges - Post Item	10.00
			Total 10.00