

**Ironbridge POA**  
**Balance Sheet**  
**As of December 31, 2024**

Dec 31, 24

**ASSETS****Current Assets****Checking/Savings**

Alpine Operating 154,871.21

EJ - Investment Operating 50,290.54

EJ - Investment Reserves 1,789,628.35

**Total Checking/Savings** 1,994,790.10

**Accounts Receivable**

Accounts Receivable 38,027.03

**Total Accounts Receivable** 38,027.03

**Total Current Assets** 2,032,817.13

**TOTAL ASSETS** 2,032,817.13

**LIABILITIES & EQUITY****Liabilities****Current Liabilities****Other Current Liabilities****Deposits**

Construction Deposits 183,907.42

**Total Deposits** 183,907.42

Prepaid Assessments 49,689.28

**Total Other Current Liabilities** 233,596.70

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**Equity**

Opening Balance Equity 1,173,458.83

Retained Earnings 397,557.42

Net Income 228,204.18

**Total Equity** 1,799,220.43

**TOTAL LIABILITIES & EQUITY** 2,032,817.13

**Ironbridge POA**  
**Profit & Loss Budget Performance**  
 January through December 2024

	Jan - Dec 24	Annual Budget
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
1 - Operating Assessment	390,513.60	390,513.60
2 - Reserve Assessment	260,342.40	260,342.40
3 - Club Assessment	1,308,720.00	1,308,720.00
Design Review Fee	29,300.00	4,800.00
<b>Interest Operating</b>		
Bank Interest	271.90	
EJ Invest. Int. Oper.	4,486.03	4,000.00
<b>Total Interest Operating</b>	4,757.93	4,000.00
<b>Late Fees &amp; Violations</b>	2,563.81	
<b>Total Income</b>	1,996,197.74	1,968,376.00
<b>Gross Profit</b>	1,996,197.74	1,968,376.00
<b>Expense</b>		
<b>1000 - IB Club</b>		
Club Equalization	30,000.00	39,000.00
Facility Fees	1,308,720.00	1,308,720.00
<b>Total 1000 - IB Club</b>	1,338,720.00	1,347,720.00
<b>2000 - Reserve Fund</b>		
Transfer to Reserve Fund	260,342.40	260,342.40
<b>Total 2000 - Reserve Fund</b>	260,342.40	260,342.40
<b>3000 - Repairs and Maintenance</b>		
Bike Path Maintenance	0.00	1,000.00
Contingency	0.00	10,000.00
Irrigation Ditch (Robertson25%)	2,996.25	3,000.00
Irrigation Repairs	18,053.96	30,000.00
Landscape Maintenance	11,139.25	37,000.00
Landscaping Contract	65,010.25	29,600.00
Light Bulbs	243.75	1,500.00
Pet Station Maintenance	8,000.00	7,000.00
Pump House Maintenance	17.50	2,000.00
Rep. & Maintenance (R&M)	16,408.98	7,800.00
Signage	0.00	900.00
Snow removal	26,700.41	52,000.00
Snow removal pathways	3,295.00	8,000.00
South Entrance Beautification	4,405.02	2,000.00
Street Sweeping	6,819.50	5,200.00
<b>Total 3000 - Repairs and Maintenance</b>	163,089.87	197,000.00
<b>General &amp; Administrative</b>		
Admin & Acct	6,895.00	10,000.00
Conservation Easement	7,189.93	7,200.00
Covenant Enforcement	4,201.40	6,000.00
Design Review	25,548.43	4,800.00
Insurance	19,117.63	10,013.60

**Ironbridge POA**  
**Profit & Loss Budget Performance**  
January through December 2024

	<b>Jan - Dec 24</b>	<b>Annual Budget</b>
IPOA Utilities	15,622.39	7,000.00
Legal Fees	103,234.64	30,000.00
Management Fees	79,200.00	79,200.00
Office Expense	1,907.79	2,000.00
Tax		
Tax	16,995.00	5,000.00
Total Tax	2,995.00	5,000.00
Website Design & Maintenance	16.06	600.00
Welcome Amenities	411.74	1,500.00
Total General & Administrative	266,340.01	163,313.60
Professional Fees	7,601.25	
Total Expense	2,036,093.53	1,968,376.00
Net Ordinary Income	-39,895.79	0.00
Other Income/Expense		
Other Income		
Reserve Fund Income		
1 - Transfer from Operating	260,342.40	
2 - EJ Interest Reserve	72,983.37	
Total Reserve Fund Income	333,325.77	
Total Other Income	333,325.77	
Other Expense		
Capital Reserve Expense		
Asphalt Pathway Repairs	9,200.00	
Mailbox Kiosk Replace	2,730.80	
Pumphouse Repair	8,625.00	
Rail Wood Fencing	12,420.00	
Roads (R&M)	32,250.00	
Total Capital Reserve Expense	65,225.80	
Total Other Expense	65,225.80	
Net Other Income	268,099.97	
Net Income	228,204.18	0.00