

**APPLE CANYON LAKE PROPERTY OWNERS' ASSOCIATION**  
**Treasurer's Report, based on Preliminary Financial Results**  
**March 2026**

OPERATING FUND							
CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
ACTUAL	BUDGET	OVER/ (UNDER)	ACTUAL	BUDGET	OVER/ (UNDER)		
REVENUES	\$ 320,667	\$ 319,670	\$ 997	\$ 1,332,692	1,373,336	\$ (40,644)	\$ 4,799,390
EXPENSES	\$ (317,690)	(337,268)	\$ 19,578	\$ (881,506)	(1,019,556)	\$ 138,050	\$ (4,933,528)
Prior Year Surplus	-	-	-	-	-	-	134,458
<b>INCOME (LOSS)</b>	<b>\$ 2,977</b>	<b>(17,598)</b>	<b>\$ 20,575</b>	<b>\$ 451,186</b>	<b>353,780</b>	<b>\$ 97,406</b>	<b>\$ 320</b>

Note1: Operating Income (Loss) is reflected before Depreciation.

DESIGNATED FUNDS	
3/31/2026	
Recreation	\$ 11,432.28
Golf	12,793.79
Campground	5,834.56
Memorial Pavilion	4,810.87
Fireworks	6,095.67
Deer Mgmt	4,562.66
Trails	16.62
Security Donations	1,470.00
<b>TOTAL</b>	<b>\$ 47,016.45</b>

STATEMENT OF FINANCIAL POSITION BY FUND				
ASSETS	Operating Fund	Capital Projects Fund	R&R Fund	COMBINED
CASH RESERVE ACCOUNTS	\$ 2,428,260	-	2,004,849	\$ 4,433,109
OTHER CASH	473,713	-	-	473,713
INVESTMENTS-Certificates of Deposit (CD's)	143,664	-	501,404	645,068
<b>CASH AND INVESTMENTS</b>	<b>\$ 3,045,637</b>	<b>-</b>	<b>2,506,253</b>	<b>\$ 5,551,890</b>
RECEIVABLES	411,049	-	-	411,049
INVENTORY and PREPAIDS	180,295	-	-	180,295
<b>TOTAL CURRENT ASSETS &amp; INVESTMENTS</b>	<b>\$ 3,636,981</b>	<b>-</b>	<b>2,506,253</b>	<b>\$ 6,143,234</b>
DUE FROM (TO) OTHER FUNDS	-	(264,157)	264,157	-
PROPERTY and EQUIPMENT, NET	10,290,699	7,430	285,611	10,583,740
<b>TOTAL ASSETS</b>	<b>\$ 13,927,680</b>	<b>(256,727)</b>	<b>3,056,021</b>	<b>\$ 16,726,974</b>
<b>LIABILITIES AND FUND BALANCE</b>				
PAYABLES AND ACCRUALS	\$ 376,587	-	-	\$ 376,587
DEPOSITS - Refundable, incl Gift Certificates	30,727	-	-	30,727
DEFERRED INCOME	2,129,300	-	-	2,129,300
CONTRACT LIABILITY - CURRENT	16,500	-	1,036,537	1,053,037
<b>TOTAL CURRENT LIABILITIES</b>	<b>\$ 2,553,114</b>	<b>-</b>	<b>1,036,537</b>	<b>3,589,651</b>
NONCURRENT CONTRACT LIABILITY	16,500	-	1,478,246	1,494,746
<b>TOTAL LIABILITIES</b>	<b>\$ 2,569,614</b>	<b>-</b>	<b>2,514,783</b>	<b>\$ 5,084,397</b>
FUND BALANCE	11,358,066	(256,727)	541,238	11,642,577
<b>TOTAL LIABILITIES &amp; FUND BALANCE</b>	<b>\$ 13,927,680</b>	<b>(256,727)</b>	<b>3,056,021</b>	<b>\$ 16,726,974</b>

REPLACEMENT & RENOVATION (R&R) FUND				
	Month	Year To Date	Fiscal Year Budget *	Remaining Budget
<b>BALANCE, Beginning</b>	\$ 1,899,200	\$ 1,348,562		
INTEREST EARNED	6,285	12,199		
GRANTS	-	-		
ANNUAL ASSESSMENT	-	621,117		
LOANS FROM (TO) OTHER FUNDS	692,570	692,570		
<b>AVAILABLE FUNDS, Beginning</b>	<b>\$ 2,598,055</b>	<b>\$ 2,674,448</b>		
<b>EXPENDITURES</b>				
LAND & LAKE	\$ 56,110	58,499	569,500	\$ 511,001
BUILDING - MultiSC & Firehouse	165	22,370	55,000	\$ 32,630
MACHINERY & EQUIPMENT	20,369	72,168	99,148	\$ 26,980
VEHICLE	-	-	150,000	\$ 150,000
FURNITURE & FIXTURES	-	-	-	\$ -
PRIOR YEAR CARRYOVERS*	15,158	15,158	331,084	\$ 315,926
	-	-	-	\$ -
<b>TOTAL EXPENDITURES</b>	<b>\$ 91,802</b>	<b>\$ 168,195</b>	<b>1,204,732</b>	<b>\$ 1,036,537</b>
<b>AVAILABLE FUNDS, Ending</b>	<b>\$ 2,506,253</b>	<b>\$ 2,506,253</b>		

- \$ 287,485.00

OPERATING FUND - PROPERTY and EQUIPMENT DETAIL			
DESCRIPTION	Cost	Accumulated Depreciation	Net Book Value
LAND & LAKE	\$ 11,750,085	(3,910,310)	\$ 7,839,775
BUILDINGS	4,275,917	(2,328,333)	1,947,584
MACHINERY & EQUIPMENT	2,259,410	(1,846,163)	413,247
FURNITURE & FIXTURES	322,041	(290,555)	31,486
VEHICLES	540,610	(515,003)	25,607
RIGHT OF USE ASSET	33,000	-	33,000
<b>TOTALS</b>	<b>\$ 19,181,063</b>	<b>(8,890,364)</b>	<b>\$ 10,290,699</b>

CAPITAL PROJECTS FUND		
	Month	Year To Date
<b>BALANCE, Beginning</b>	\$ 700,000	\$ -
INTEREST/GRANT EARNED	-	-
ANNUAL ASSESSMENT	-	700,000
LOANS FROM (TO) OTHER FUNDS	7,430	7,430
LOAN PAYDOWN	(700,000)	(700,000)
<b>AVAILABLE FUNDS, Beginning</b>	<b>\$ 7,430</b>	<b>\$ 7,430</b>
<b>EXPENDITURES</b>		
DREDGING	\$ -	\$ -
ENGINEERING - incl CMT	-	-
CONTRACTOR PAYMENTS	7,430	7,430
LAND IMPROVEMENT - Winchester Bay	-	-
BUILDING	-	-
SUPPLIES	-	-
OTHER	-	-
<b>TOTAL EXPENDITURES</b>	<b>\$ 7,430</b>	<b>\$ 7,430</b>
<b>AVAILABLE FUNDS, Ending</b>	<b>\$ -</b>	<b>\$ -</b>