Summerbreeze Condominium

Balance Sheet

As of 03/31/25

ASSETS

Valley Bank Reserve	$	12,656.23		
Valley Bank Operating		86,308.92		
Assessments Receivable		18,792.97		
Refundable Utility Deposits		27,413.00		
TOTAL ASSETS			$	145,171.12

LIABILITIES & EQUITY

CURRENT LIABILITIES:				
Prepaid Owner Assessments	$	65,489.84		
Subtotal Current Liab.			$	65,489.84
RESERVES:				
Reserves - Unallocated	$	(11,235.37)		
Reserves - Pavement		42,686.80		
Reserves - Pool		18,070.69		
Reserves - Roof		192,923.00		
Reserves - Exterior Paint		184,155.01		
Reserves - Interest		8,260.85		
Subtotal Reserves			$	434,860.98
EQUITY:				
Prior Year Net Inc./Loss	$	(359,690.70)		
Current Year Net Income/(Loss)		4,511.00		
Subtotal Equity			$	(355,179.70)
TOTAL LIABILITIES & EQUITY			$	145,171.12

Summerbreeze Condominium
Income/Expense Statement
Period: 03/01/25 to 03/31/25

Description		Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
INCOME:								
06310	Assessment Income	101,670.00	107,179.16	(5,509.16)	304,896.00	321,537.48	(16,641.48)	1,286,150.00
06340	Late Fee Income	550.00	.00	550.00	550.00	.00	550.00	.00
06450	Application Fees	100.00	.00	100.00	1,025.00	.00	1,025.00	.00
	Subtotal Income	102,320.00	107,179.16	(4,859.16)	306,471.00	321,537.48	(15,066.48)	1,286,150.00
	EXPENSES							
General & Administrative								
07010	Management Fees	3,120.00	2,640.00	(480.00)	8,400.00	7,920.00	(480.00)	31,680.00
07020	Accounting Fees	4,000.00	333.33	(3,666.67)	4,000.00	999.99	(3,000.01)	4,000.00
07280	Insurance	44,272.01	47,916.66	3,644.65	132,816.03	143,749.98	10,933.95	575,000.00
07290	Workers Comp Insurance	.00	42.41	42.41	.00	127.23	127.23	509.00
07300	Dues & Subscriptions	.00	5.08	5.08	.00	15.24	15.24	61.00
07320	Office Supplies	72.41	291.66	219.25	1,034.15	874.98	(159.17)	3,500.00
07325	Application Expense	3,375.00	.00	(3,375.00)	5,550.00	.00	(5,550.00)	.00
07450	Other Taxes & Fees	4,586.01	375.00	(4,211.01)	7,286.00	1,125.00	(6,161.00)	4,500.00
	General & Administrative	59,425.43	51,604.14	(7,821.29)	159,086.18	154,812.42	(4,273.76)	619,250.00
Community Room/Building								
08210	Pool Operation & Mgmt.	550.00	450.00	(100.00)	1,650.00	1,350.00	(300.00)	5,400.00
08220	Pool Repairs	.00	416.66	416.66	.00	1,249.98	1,249.98	5,000.00
	Community Room/Building	550.00	866.66	316.66	1,650.00	2,599.98	949.98	10,400.00
Site Improvement								
	Site Improvement	.00	.00	.00	.00	.00	.00	.00
Personnel Expense								
08650	Maint./Handyman Salary	6,056.42	10,000.00	3,943.58	29,010.65	30,000.00	989.35	120,000.00
	Personnel Expense	6,056.42	10,000.00	3,943.58	29,010.65	30,000.00	989.35	120,000.00
Utilities								
08910	Electricity	1,537.12	1,750.00	212.88	5,050.49	5,250.00	199.51	21,000.00
08930	Water & Sewer	30,291.94	29,166.66	(1,125.28)	68,174.02	87,499.98	19,325.96	350,000.00
	Utilities	31,829.06	30,916.66	(912.40)	73,224.51	92,749.98	19,525.47	371,000.00
Maintenance								
09010	Tree Maintenance	.00	1,250.00	1,250.00	.00	3,750.00	3,750.00	15,000.00
09110	Gen. Maint. & Repair	1,775.00	3,333.33	1,558.33	14,825.80	9,999.99	(4,825.81)	40,000.00
09111	Irrigation Repairs	.00	416.66	416.66	.00	1,249.98	1,249.98	5,000.00
09115	Gym Equipment Maint.	.00	83.33	83.33	.00	249.99	249.99	1,000.00
09125	Fire Exting. Maint	.00	125.00	125.00	.00	375.00	375.00	1,500.00
09130	Golf Cart	1,284.00	208.33	(1,075.67)	3,424.00	624.99	(2,799.01)	2,500.00
09140	Roof Repairs	.00	833.33	833.33	.00	2,499.99	2,499.99	10,000.00
09145	Lake Maintenance	.00	375.00	375.00	300.00	1,125.00	825.00	4,500.00

Summerbreeze Condominium

Income/Expense Statement
Period: 03/01/25 to 03/31/25

Description		Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
09250	Maintenance Supplies	.00	208.33	208.33	434.86	624.99	190.13	2,500.00
	Maintenance	3,059.00	6,833.31	3,774.31	18,984.66	20,499.93	1,515.27	82,000.00
Contract Services								
09610	Lawn Maint. & Landscaping	3,605.00	3,500.00	(105.00)	10,815.00	10,500.00	(315.00)	42,000.00
09750	Extermination	.00	458.33	458.33	189.00	1,374.99	1,185.99	5,500.00
	Contract Services	3,605.00	3,958.33	353.33	11,004.00	11,874.99	870.99	47,500.00
Reserve Contributions								
09915	Reserves - Pavement	1,666.67	1,666.66	(.01)	5,000.01	4,999.98	(.03)	20,000.00
09960	Reserves - Roofs	1,250.00	1,250.00	.00	3,750.00	3,750.00	.00	15,000.00
09965	Reserves - Ext. Painting	83.33	83.33	.00	249.99	249.99	.00	1,000.00
	Reserve Contributions	3,000.00	2,999.99	(.01)	9,000.00	8,999.97	(.03)	36,000.00
	TOTAL EXPENSES	107,524.91	107,179.09	(345.82)	301,960.00	321,537.27	19,577.27	1,286,150.00
	CURRENT YEAR NET INCOME/(LOSS	(5,204.91)	.07	(5,204.98)	4,511.00	.21	4,510.79	.00