

**9400 Ocean Highway Condominium Inc.
Profit & Loss Budget Performance**

April 2024

				Apr 24	Oct '23 - Apr 24	Annual Budget
Ordinary Income/Expense						
Income						
			4100 - Condo fees	209,349.00	620,110.99	832,201.27
			4110 - Cable Fee Income	32,340.00	96,432.00	128,240.03
			4120 - Interest	944.00	3,317.62	9,000.00
			4135 - Vending			
			4130 - Laundry	962.00	4,439.00	
			4134 - Ice Cream	0.00	28.00	
			4135 - Vending - Other	0.00	0.00	18,969.32
			Total 4135 - Vending	962.00	4,467.00	18,969.32
			4140 - Antenna Roof Rental	2,556.31	17,894.17	30,700.00
			4145 - In-house			
			4146 - Late fees	0.00	2,121.80	
			4155 - Re-sale	0.00	500.00	
			4156 - Shirts & Hats	25.00	330.00	
			4160 - door remotes	0.00	20.00	
			4145 - In-house - Other	0.00	0.00	7,350.00
			Total 4145 - In-house	25.00	2,971.80	7,350.00
			4171 - Coastal Resorts	0.00	14,000.00	14,000.00
			4190 - Reimb. for Elec. Verizon	0.00	1,999.54	10,000.00
			4200 - Building Usage Fee	0.00	0.00	59,141.25
			4202 - Operating transfer to CR	-63,777.66	-191,332.98	-255,110.63
			4203 - Operating transfer to CD	0.00	0.00	0.00
			4204 - Operating transfer to BofOC	0.00	0.00	184,000.00
			4205 - Operating Transfer to TR CR	0.00	0.00	0.00
			4304 - Transfer to CR from OP	63,777.66	191,332.98	0.00
			4306 - Transfer to BofOC from OP	0.00	0.00	0.00
			Total Income	246,176.31	761,193.12	1,038,491.24
			Gross Profit	246,176.31	761,193.12	1,038,491.24
			Expense			
			Bank Service Charges	0.00	36.94	0.00
			4000 - Reconciliation Discrepancies	0.00	0.00	500.00
			5020 - Maintenance Manager	6,580.95	37,621.99	70,985.59
			5030 - Office Manager	4,859.31	29,723.92	55,821.94
			5040 - Janitorial Staff	4,521.50	18,594.28	38,852.75
			5045 - Pool Attendant Wages	0.00	0.00	19,404.00
			5050 - Maintenance	3,989.44	26,070.86	43,510.48
			5060 - Employee benefits			
			5062 - Health Insurance	880.67	14,090.72	
			5064 - Bonus	0.00	3,411.20	
			5060 - Employee benefits - Other	0.00	0.00	28,389.38
			Total 5060 - Employee benefits	880.67	17,501.92	28,389.38

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	5070 · Payroll Taxes	1,722.74	9,968.87	
	5080 · Security	0.00	0.00	35,206.50
	5090 · Professional fees			
	5092 · Legal	0.00	1,430.00	
	5094 · Accounting	0.00	7,740.00	
	5090 · Professional fees - Other	0.00	0.00	9,064.00
	Total 5090 · Professional fees	0.00	9,170.00	9,064.00
	5110 · Insurance			
	5111 · Flood	0.00	21,694.00	
	5112 · Major policy	20,532.91	257,359.36	
	5110 · Insurance - Other	0.00	0.00	378,420.00
	Total 5110 · Insurance	20,532.91	279,053.36	378,420.00
	5116 · WORKERMANS COMPENSATIO	0.00	-287.00	
	5117 · Insurance Claims	0.00	5,470.00	
	5130 · Bldg. Maint. & Supplies			
	2020 · Contracts	2,053.00	25,471.33	
	2021 · Emergency repairs	2,600.00	20,422.96	
	5133 · Lobby Renovation	0.00	675.00	
	5136 · Supplies	3,763.84	11,849.00	
	5137 · Gym Maintenance	0.00	479.60	
	5138 · Fire Alarm	356.25	15,703.61	
	5130 · Bldg. Maint. & Supplies - Oth	0.00	0.00	91,343.49
	Total 5130 · Bldg. Maint. & Supplies	8,773.09	74,601.50	91,343.49
	5150 · Parking Lot & Grounds	562.70	5,588.82	8,500.00
	5170 · Pool	50.00	358.31	1,000.00
	5180 · Elevator	5,312.50	5,312.50	10,400.00
	5200 · Electricity	4,244.90	26,451.65	45,000.00
	5210 · Water & Sewer	0.00	6,264.33	18,210.40
	5220 · Telephone			
	5222 · Answering Service	155.63	1,219.29	
	5220 · Telephone - Other	386.03	2,714.98	1,000.00
	Total 5220 · Telephone	541.66	3,934.27	1,000.00
	5223 · WiFi Expense Comcast			
	5223a · WiFi Monitoring	1,340.00	9,380.00	
	5223 · WiFi Expense Comcast - Oth	779.13	5,444.37	24,720.00
	Total 5223 · WiFi Expense Comcast	2,119.13	14,824.37	24,720.00
	5230 · Office & Administrative			
	5165 · Postage	0.00	132.00	
	5231 · Office equipment & Supplies	683.66	7,319.32	
	5230 · Office & Administrative - Oth	0.00	0.00	10,000.00
	Total 5230 · Office & Administrative	683.66	7,451.32	10,000.00
	5240 · Owners & Board Meetings			

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			5241 · Owners Meetings	145.94	145.94	
			5242 · Board Meetings	8.99	8.99	
			5243 · Owners Parties	233.50	233.50	
			5240 · Owners & Board Meetings -	0.00	0.00	4,500.00
			Total 5240 · Owners & Board Meetings	388.43	388.43	4,500.00
			5260 · Income & Property Taxes	0.00	0.00	6,804.00
			5270 · Miscellaneous	0.00	0.00	1,275.00
			5282 · Cable Fees			
			5282a · Chesapeake Room	0.00	648.45	
			5282 · Cable Fees - Other	8,712.23	59,258.61	121,235.02
			Total 5282 · Cable Fees	8,712.23	59,907.06	121,235.02
			5283 · Uncollectable charges	0.00	0.00	4,000.00
			66000 · Payroll Expenses			
			66005 · Simple IRA	599.12	3,064.94	
			66000 · Payroll Expenses - Other	19.36	70.59	4,000.00
			Total 66000 · Payroll Expenses	618.48	3,135.53	4,000.00
			Total Expense	75,094.30	641,143.23	1,032,142.55
			Net Ordinary Income	171,082.01	120,049.89	6,348.69
			Other Income/Expense			
			Other Expense			
			5250 · Capital Replacement			
			Entrance Doors	0.00	14,250.00	12,000.00
			HVAC	0.00	0.00	5,000.00
			Parking Lot	0.00	5,679.54	14,000.00
			Pool Deck Repair	3,200.00	3,200.00	
			Water Pipes	0.00	0.00	4,000.00
			5254 · Save New Balconies	0.00	0.00	10,000.00
			5256 · ProCoat	0.00	109,450.00	137,000.00
			5257 · Water Pump	0.00	0.00	2,500.00
			5301 · Roof repairs	0.00	0.00	20,000.00
			5303 · Renovation of #205	0.00	6,913.31	
			Total 5250 · Capital Replacement	3,200.00	139,492.85	204,500.00
			Total Other Expense	3,200.00	139,492.85	204,500.00
			Net Other Income	-3,200.00	-139,492.85	-204,500.00
			Net Income	167,882.01	-19,442.96	-198,151.31