

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

August 2023

			Aug 23	Oct '22 - Aug 23	Annual Budget
Ordinary Income/Expense					
Income					
		4100 · Condo fees	1,319.00	725,643.78	723,653.28
		4110 · Cable Fee Income	196.00	125,406.00	124,504.88
		4120 · Interest	331.80	2,345.76	500.00
		4123 · Key Cards	0.00	160.00	
		4135 · Vending			
		4130 · Laundry	2,534.00	11,485.50	
		4134 · Ice Cream	660.00	1,884.00	
		4135 · Vending - Other	0.00	0.00	16,495.06
		Total 4135 · Vending	3,194.00	13,369.50	16,495.06
		4140 · Antenna Roof Rental	2,556.31	28,119.41	30,700.00
		4145 · In-house			
		4146 · Late fees	396.50	1,943.50	
		4147 · Pool ,dog,etc.	0.00	40.00	
		4155 · Re-sale	0.00	2,000.00	
		4156 · Shirts & Hats	355.00	1,365.00	
		4160 · door remotes	40.00	100.00	
		4145 · In-house - Other	0.00	0.00	7,350.00
		Total 4145 · In-house	791.50	5,448.50	7,350.00
		4171 · Coastal Resorts	0.00	14,000.00	14,000.00
		4190 · Reimb. for Elec. Verizon	857.31	4,284.79	10,000.00
		4200 · Building Usage Fee	26,150.00	48,050.00	59,141.25
		4202 · Operating transfer to CR	0.00	-127,555.32	-170,073.75
		4203 · Operating transfer to CD	0.00	0.00	0.00
		4204 · Operating transfer to BofOC	0.00	-5,000.00	-5,000.00
		4205 · Operating Transfer to TR CR	0.00	0.00	0.00
		4304 · Transfer to CR from OP	0.00	85,036.88	0.00
		4306 · Transfer to BofOC from OP	0.00	47,518.44	0.00
		Total Income	35,395.92	966,827.74	811,270.72
		Gross Profit	35,395.92	966,827.74	811,270.72
		Expense			
		Bank Service Charges	10.00	20.00	500.00
		4000 · Reconciliation Discrepancies	0.00	0.00	0.00
		5020 · Maintenance Manager	5,508.63	57,792.86	64,124.29
		5030 · Office Manager	4,431.03	46,682.65	52,170.04
		5031 · Utility	0.00	0.00	0.00
		5040 · Janitorial Staff	2,297.83	12,163.18	17,955.00
		5045 · Pool Attendant Wages	3,427.13	8,261.99	18,480.00
		5050 · Maintenance	3,128.00	35,814.44	40,664.00
		5060 · Employee benefits			
		5062 · Health Insurance	3,612.56	19,845.78	
		5064 · Bonus	0.00	2,762.00	
		5060 · Employee benefits - Other	0.00	0.00	27,562.50
		Total 5060 · Employee benefits	3,612.56	22,607.78	27,562.50

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	5070 · Payroll Taxes	1,454.84	16,516.31	
	5080 · Security	9,068.05	21,979.75	35,206.50
	5090 · Professional fees			
	5094 · Accounting	0.00	7,050.00	
	5090 · Professional fees - Other	0.00	0.00	9,064.00
	Total 5090 · Professional fees	0.00	7,050.00	9,064.00
	5095 · Bad Debt Expense	0.00	0.00	0.00
	5110 · Insurance			
	5111 · Flood	0.00	24,603.00	
	5112 · Major policy	12,762.13	259,899.29	
	5110 · Insurance - Other	0.00	0.00	189,210.00
	Total 5110 · Insurance	12,762.13	284,502.29	189,210.00
	5115 · Website	0.00	511.86	
	5116 · WORKERMANS COMPENSATION INS.	-387.00	34.00	
	5117 · Insurance Claims on Units	0.00	0.00	
	5130 · Bldg. Maint. & Supplies			
	2020 · Contracts	4,094.00	50,725.31	
	2021 · Emergency repairs	11,290.12	50,384.30	
	2022 · 05 em. repairs	64.66	1,352.48	
	5134 · Uniforms	0.00	76.26	
	5136 · Supplies	944.69	16,790.52	
	5137 · Gym Maintenance	0.00	250.00	
	5138 · Fire Alarm	3,532.17	8,129.86	
	5130 · Bldg. Maint. & Supplies - Other	0.00	0.00	86,993.80
	Total 5130 · Bldg. Maint. & Supplies	19,925.64	127,708.73	86,993.80
	5150 · Parking Lot & Grounds	0.00	8,398.19	8,500.00
	5160 · Ice Cream (Pool Deck)	616.50	1,735.50	
	5170 · Pool	0.00	2,678.82	3,000.00
	5180 · Elevator	0.00	1,242.52	10,400.00
	5200 · Electricity	3,338.83	40,174.91	45,000.00
	5210 · Water & Sewer	0.00	9,021.33	17,680.00
	5220 · Telephone			
	5222 · Answering Service	248.73	2,022.01	
	5220 · Telephone - Other	359.79	3,955.29	4,000.00
	Total 5220 · Telephone	608.52	5,977.30	4,000.00
	5223 · WiFi Expense Comcast			
	5223a · WiFi Monitoring	1,340.00	14,627.00	0.00
	5223 · WiFi Expense Comcast - Other	775.95	8,417.68	24,000.00
	Total 5223 · WiFi Expense Comcast	2,115.95	23,044.68	24,000.00
	5230 · Office & Administrative			
	5165 · Postage	66.00	325.31	
	5231 · Office equipment & Supplies	1,007.59	6,879.03	
	5230 · Office & Administrative - Other	0.00	589.80	10,000.00
	Total 5230 · Office & Administrative	1,073.59	7,794.14	10,000.00
	5240 · Owners & Board Meetings			

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				5241 · Owners Meetings	0.00	244.56			
				5242 · Board Meetings	14.49	93.43			
				5243 · Owners Parties	747.11	4,709.92			
				5240 · Owners & Board Meetings - Other	0.00	0.00	4,500.00		
				Total 5240 · Owners & Board Meetings	761.60	5,047.91	4,500.00		
				5260 · Income & Property Taxes					
				5262 · Federal Income Taxes	0.00	-2.97			
				5264 · Md Income Taxes	0.00	716.75			
				5260 · Income & Property Taxes - Other	0.00	0.00	6,480.00		
				Total 5260 · Income & Property Taxes	0.00	713.78	6,480.00		
				5270 · Miscellaneous	0.00	0.00	2,500.00		
				5282 · Cable Fees					
				5282a · Chesapeake Room	0.00	1,339.84			
				5282 · Cable Fees - Other	8,275.49	91,037.24	121,235.02		
				Total 5282 · Cable Fees	8,275.49	92,377.08	121,235.02		
				5283 · Uncollectable charges	0.00	0.00	4,000.00		
				66000 · Payroll Expenses					
				66005 · Simple IRA	393.76	4,359.89			
				66000 · Payroll Expenses - Other	58.17	238.56	4,000.00		
				Total 66000 · Payroll Expenses	451.93	4,598.45	4,000.00		
				Total Expense	82,481.25	844,450.45	807,225.15		
				Net Ordinary Income	-47,085.33	122,377.29	4,045.57		
				Other Income/Expense					
				Other Income					
				4301 · Condo assessment late fee	0.00	206.58			
				Total Other Income	0.00	206.58			
				Other Expense					
				5250 · Capital Replacement					
				Entrance Doors	0.00	0.00	0.00		
				HVAC	0.00	0.00	0.00		
				Parking Lot	0.00	0.00	0.00		
				Water Pipes	0.00	0.00	0.00		
				5254 · Save New Balconies	0.00	0.00	0.00		
				5256 · ProCoat	0.00	98,222.00	0.00		
				5257 · Water Pump	0.00	0.00	0.00		
				5301 · Roof repairs	0.00	0.00	0.00		
				5305 · Elevator replacement	0.00	25,525.00			
				Total 5250 · Capital Replacement	0.00	123,747.00	0.00		
				Total Other Expense	0.00	123,747.00	0.00		
				Net Other Income	0.00	-123,540.42	0.00		
				Net Income	-47,085.33	-1,163.13	4,045.57		