

9400 Condominium Assoc.
SEPTEMBER 15, 2026 Financial Summary

FY = full year to date

	SEPT. 15 YTD ACTUALS	APPROVED FY 25/26 BUD	% of FY BUD	Fav / (Unfav)	Gap Commentary
Revenue	\$ 1,286,946	\$ 1,298,253	99%	\$ (11,307)	FY Projection: Potential under by \$3-11K (parking TBD)
Op Expenses	1,057,754	1,202,057	88%	144,303	FY Projection: \$120K favorable underspend (wages & insurance)
Net Gain / (Loss)	\$ 229,192	\$ 96,196		\$ 132,996	FY Projection: \$109K favorable gain (wages & insurance)
<u>Cash Balances</u>	ACTUALS	Free & Clear YE Target		Fav / (Unfav)	
Op Fund	\$ 370,997	\$ 120,727		\$ 250,270	FY Projection: Favorable by \$110K post \$100K TRF to CR & \$40K Sept. expenses
Cap Reserves	69,105	\$ 107,033		\$ (37,928)	FY Projection: Favorable at YE by \$60K post TRF from Op Funds (deferral of remaining CR work to 2026/2027 season)
Total Cash	\$ 440,101	\$ 227,760		\$ 212,341	FY Projection: Favorable by \$172K