

Lantana Oceanfront Condo Association

Run Date: 06/13/2022

Run Time: 01:26 PM

FUND BALANCE SHEET

As of: 04/30/2022

Assets

Account	Operating	Reserves	Special Assessment	Total
Asset				
1009 CIT-NEW Operating	\$143,126.78	\$0.00	\$0.00	\$143,126.78
1010 CIT - Operating	\$1,898.02	\$0.00	\$0.00	\$1,898.02
1020 CIT-Reserves	\$0.00	\$332,950.26	\$0.00	\$332,950.26
1025 CIT- Catastrophic Loss Account	\$0.00	\$36,090.26	\$0.00	\$36,090.26
1026 CIT-Special Assessment	\$0.00	\$0.00	\$113,406.65	\$113,406.65
1041 Valley National Bank	\$48.67	\$0.00	\$0.00	\$48.67
1310 Accounts Receivable	\$4,150.64	\$0.00	\$0.00	\$4,150.64
1320 Special Assessment Receivable	\$0.00	\$0.00	\$2,500.00	\$2,500.00
1340 A/R Late Fee	\$639.39	\$0.00	\$0.00	\$639.39
1360 A/R Misc. Owner	\$640.00	\$0.00	\$0.00	\$640.00
1410 Due from/to Reserves	(\$2,900.00)	\$0.00	\$0.00	(\$2,900.00)
1610 Prepaid Insurance 12/31/2022	\$68,511.33	\$0.00	\$0.00	\$68,511.33
1620 Prepaid Expenses	\$1,490.56	\$0.00	\$0.00	\$1,490.56
Asset Total	\$217,605.39	\$369,040.52	\$115,906.65	\$702,552.56
Total Assets:	\$217,605.39	\$369,040.52	\$115,906.65	\$702,552.56

Liabilities

Account	Operating	Reserves	Special Assessment	Total
Liability				
3010 Accounts Payable	\$14,973.37	\$0.00	\$0.00	\$14,973.37
3015 Insurance Payable	\$51,534.28	\$0.00	\$0.00	\$51,534.28
3210 Special Assessment	\$0.00	\$0.00	(\$108,203.04)	(\$108,203.04)
3310 Prepaid Assessments	\$33,012.38	\$0.00	\$0.00	\$33,012.38
3311 Prepaid Special Assessment	\$0.00	\$0.00	\$224,100.00	\$224,100.00
3335 Due from/to Operating	\$0.00	(\$2,900.00)	\$0.00	(\$2,900.00)
3345 Deferred Income- Insurance Claim	\$5,262.48	\$0.00	\$0.00	\$5,262.48
Liability Total	\$104,782.51	(\$2,900.00)	\$115,896.96	\$217,779.47
Total Liabilities:	\$104,782.51	(\$2,900.00)	\$115,896.96	\$217,779.47

Equity

Account	Operating	Reserves	Special Assessment	Total
Reserves				
5010 Pooled Reserves	\$0.00	\$265,769.46	\$0.00	\$265,769.46
5011 Assessments-Reserve	\$0.00	\$80,896.32	\$0.00	\$80,896.32
5015 Pooled Interest	\$0.00	\$203.12	\$0.00	\$203.12
5060 Pool Furniture	\$0.00	(\$7,343.84)	\$0.00	(\$7,343.84)
5065 Pool Fence-Gates	\$0.00	(\$3,657.00)	\$0.00	(\$3,657.00)

Account	Operating	Reserves	Special Assessment	Total
5090 Catastrophic Loss Reserve	\$0.00	\$36,072.46	\$0.00	\$36,072.46
Reserves Total	\$0.00	\$371,940.52	\$0.00	\$371,940.52
Equity				
5500 Retained Earnings	\$116,695.05	\$0.00	\$0.00	\$116,695.05
Equity Total	\$116,695.05	\$0.00	\$0.00	\$116,695.05
Current Year Net Income/(Loss)	(\$3,872.17)	\$0.00	\$9.69	(\$3,862.48)
Total Equity:	\$112,822.88	\$371,940.52	\$9.69	\$484,773.09
Total Liabilities & Equity	\$217,605.39	\$369,040.52	\$115,906.65	\$702,552.56

Lantana Oceanfront Condo Association

Run Date: 06/13/2022

Run Time: 01:26 PM

INCOME STATEMENT

Start: 04/01/2022 | End: 04/30/2022

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Income							
6310 Assessment Income	61,440.00	61,440.00	0.00	245,760.00	245,760.00	0.00	737,280.00
6320 Late Fee Income	45.20	38.67	6.53	101.54	154.68	(53.14)	464.00
6330 Special Assessment Income	156,203.04	0.00	156,203.04	156,203.04	0.00	156,203.04	0.00
6340 Collection Fee	20.00	0.00	20.00	20.00	0.00	20.00	0.00
6910 Operating Interest	6.95	0.00	6.95	25.97	0.00	25.97	0.00
6913 Special Assessment Interest	9.69	0.00	9.69	9.69	0.00	9.69	0.00
6920 Misc. Income	75.00	0.00	75.00	227.05	0.00	227.05	0.00
6921 EV Income	20.00	0.00	20.00	80.00	0.00	80.00	0.00
Income Total	217,819.88	61,478.67	156,341.21	402,427.29	245,914.68	156,512.61	737,744.00
Total Income	217,819.88	61,478.67	156,341.21	402,427.29	245,914.68	156,512.61	737,744.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Expense							
7230 Accounting & Audit Fees	0.00	350.00	350.00	0.00	1,400.00	1,400.00	4,200.00
7235 Legal Fees	0.00	375.00	375.00	778.15	1,500.00	721.85	4,500.00
7240 License, Permits, Dues	61.25	225.00	163.75	361.25	900.00	538.75	2,700.00
7310 Management Fees	1,761.00	1,761.00	0.00	7,044.00	7,044.00	0.00	21,132.00
7315 Bad Debt	0.00	83.33	83.33	0.00	333.32	333.32	1,000.00
7320 Office Supplies	238.28	111.67	(126.61)	754.33	446.68	(307.65)	1,340.00
7325 Postage, Printing, Copies	50.43	125.00	74.57	764.67	500.00	(264.67)	1,500.00
7330 Zoom Subscription	0.00	5.00	5.00	0.00	20.00	20.00	60.00
7510 Insurance General & Flood	5,930.83	8,425.00	2,494.17	37,818.83	33,700.00	(4,118.83)	101,100.00
7610 Fire Alarm Monitor, Inspect, Repair...	6,601.92	1,416.67	(5,185.25)	8,966.41	5,666.68	(3,299.73)	17,000.00
7620 Fire Extinguisher Inspection	64.20	100.00	35.80	64.20	400.00	335.80	1,200.00
7630 Fire Pump Maint. Repair	0.00	666.67	666.67	657.34	2,666.68	2,009.34	8,000.00
7650 General Maintenance Repairs	(3,220.14)	2,066.67	5,286.81	9,051.70	8,266.68	(785.02)	24,800.00
7655 Janitorial Services	2,664.00	3,645.00	981.00	14,897.84	14,580.00	(317.84)	43,740.00
7670 Maintenance Labor	4,929.76	3,916.67	(1,013.09)	15,390.04	15,666.68	276.64	47,000.00
7675 Maintenance Supplies	1,796.17	666.67	(1,129.50)	4,593.70	2,666.68	(1,927.02)	8,000.00
7680 Pest Control-Bldg. Perimeter	310.00	333.67	23.67	1,240.00	1,334.68	94.68	4,004.00
7685 Roof Repairs	0.00	166.67	166.67	0.00	666.68	666.68	2,000.00
7710 Dune Trimming	0.00	1,325.00	1,325.00	10,000.00	5,300.00	(4,700.00)	15,900.00
7720 Fertilizer & Pest Control	0.00	375.00	375.00	1,126.00	1,500.00	374.00	4,500.00
7730 Irrigation Repairs & Maintenance	0.00	541.67	541.67	155.00	2,166.68	2,011.68	6,500.00
7740 Landscape Improvements	0.00	416.67	416.67	4,200.00	1,666.68	(2,533.32)	5,000.00
7750 Lawn Service	3,200.00	2,291.67	(908.33)	8,625.56	9,166.68	541.12	27,500.00
7760 Plants, Shrubs & Trees	0.00	566.67	566.67	0.00	2,266.68	2,266.68	6,800.00
7775 Elevator Contract & Repairs	2,775.00	1,208.33	(1,566.67)	5,550.00	4,833.32	(716.68)	14,500.00
7810 Pool Service	850.00	800.00	(50.00)	3,250.00	3,200.00	(50.00)	9,600.00
7815 Pool Repairs & Supplies	0.00	100.00	100.00	0.00	400.00	400.00	1,200.00
8010 Electric, Gas, Elevator/Entry Phone	2,479.29	2,400.00	(79.29)	9,705.32	9,600.00	(105.32)	28,800.00
8015 Trash Removal	1,490.56	1,580.00	89.44	5,919.04	6,320.00	400.96	18,960.00
8020 Water & Sewer	4,445.75	5,210.00	764.25	18,277.03	20,840.00	2,562.97	62,520.00
9100 Reserve Funding	20,224.08	20,224.00	(0.08)	80,896.32	80,896.00	(0.32)	242,688.00
9200 Special Assessment	156,203.04	0.00	(156,203.04)	156,203.04	0.00	(156,203.04)	0.00
Expense Total	212,855.42	61,478.70	(151,376.72)	406,289.77	245,914.80	(160,374.97)	737,744.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Total Expense	212,855.42	61,478.70	(151,376.72)	406,289.77	245,914.80	(160,374.97)	737,744.00
Net Income	4,964.46	(0.03)	4,964.49	(3,862.48)	(0.12)	(3,862.36)	0.00

Lantana Oceanfront Condo Association

YEARLY INCOME STATEMENT

Start: 01/01/2022 | End: 04/30/2022

Income

Account	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sep	Oct	Nov	Dec	Total
6310 Assessment Income	\$61,440.00	\$61,440.00	\$61,440.00	\$61,440.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$245,760.00
6320 Late Fee Income	\$29.38	\$36.02	(\$9.06)	\$45.20	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$101.54
6330 Special Assessment Income	\$0.00	\$0.00	\$0.00	\$156,203.04	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$156,203.04
6340 Collection Fee	\$0.00	\$0.00	\$0.00	\$20.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20.00
6910 Operating Interest	\$6.12	\$5.88	\$7.02	\$6.95	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$25.97
6913 Special Assessment Interest	\$0.00	\$0.00	\$0.00	\$9.69	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9.69
6920 Misc. Income	\$140.00	\$0.00	\$12.05	\$75.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$227.05
6921 EV Income	\$20.00	\$20.00	\$20.00	\$20.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$80.00
Total Income:	\$61,635.50	\$61,501.90	\$61,470.01	\$217,819.88	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$402,427.29

Expense

Account	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sep	Oct	Nov	Dec	Total
7235 Legal Fees	\$653.15	\$125.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$778.15
7240 License, Permits, Dues	\$0.00	\$0.00	\$300.00	\$61.25	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$361.25
7310 Management Fees	\$1,761.00	\$1,761.00	\$1,761.00	\$1,761.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$7,044.00
7320 Office Supplies	\$251.30	\$127.75	\$137.00	\$238.28	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$754.33
7325 Postage, Printing, Copies	\$614.11	\$135.12	(\$34.99)	\$50.43	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$764.67
7510 Insurance	\$10,612.22	\$10,612.22	\$10,663.56	\$5,930.83	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$37,818.83
7610 Fire Alarm General & Flood	\$0.00	\$2,364.49	\$0.00	\$6,601.92	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,966.41
7620 Fire Extinguisher Monitor, Inspect, Repairs	\$0.00	\$0.00	\$0.00	\$64.20	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$64.20
7630 Fire Pump Inspection	\$0.00	\$0.00	\$657.34	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$657.34
Maint. Repair	\$6,170.00	\$1,563.57	\$4,538.27	(\$3,220.14)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,051.70
7650 General Maintenance Repairs													

Account	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sep	Oct	Nov	Dec	Total
7655 Janitorial Services	\$3,464.00	\$4,537.84	\$4,232.00	\$2,664.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$14,897.84
7670 Maintenance Labor	\$3,334.66	\$3,061.85	\$4,063.77	\$4,929.76	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$15,390.04
7675 Maintenance Supplies	\$525.59	\$1,338.96	\$932.98	\$1,796.17	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,593.70
7680 Pest Control-Bldg. Perimeter	\$310.00	\$310.00	\$310.00	\$310.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,240.00
7710 Dune Trimming	\$0.00	\$0.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00
7720 Fertilizer & Pest Control	\$312.00	\$502.00	\$312.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,126.00
7730 Irrigation Repairs &	\$0.00	\$0.00	\$155.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$155.00
Maintenance													
7740 Landscape Improvements	\$0.00	\$0.00	\$4,200.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,200.00
7750 Lawn Service	\$2,102.43	\$2,102.43	\$1,220.70	\$3,200.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,625.56
7775 Elevator Contract & Repairs	\$2,775.00	\$0.00	\$0.00	\$2,775.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,550.00
7810 Pool Service	\$800.00	\$800.00	\$800.00	\$850.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,250.00
8010 Electric, Gas, Elevator/Entry Phone	\$2,177.20	\$2,507.40	\$2,541.43	\$2,479.29	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,705.32
8015 Trash Removal	\$1,468.96	\$1,468.96	\$1,490.56	\$1,490.56	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,919.04
8020 Water & Sewer	\$4,083.55	\$5,044.42	\$4,703.31	\$4,445.75	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$18,277.03
9100 Reserve Funding	\$20,224.08	\$20,224.08	\$20,224.08	\$20,224.08	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$80,896.32
9200 Special Assessment	\$0.00	\$0.00	\$0.00	\$156,203.04	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$156,203.04
Total Expense:	\$61,639.25	\$58,587.09	\$73,208.01	\$212,855.42	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$406,289.77

Net Income **(\$3,862.48)**

Lantana Oceanfront Condo Association

RESERVE STATEMENT

Start: 04/01/2022 | End: 04/30/2022

Account	Beginning Balance	Allocations	Disbursements	Closing Balance
Reserves				
5010 Pooled Reserves	\$265,769.46	\$0.00	\$0.00	\$265,769.46
5011 Assessments-Reserve	\$60,672.24	\$20,224.08	\$0.00	\$80,896.32
5015 Pooled Interest	\$151.39	\$51.73	\$0.00	\$203.12
5025 Balconies	(\$11,887.04)	\$156,203.04	\$144,316.00	\$0.00
5060 Pool Furniture	\$0.00	\$0.00	\$7,343.84	(\$7,343.84)
5065 Pool Fence-Gates	\$0.00	\$0.00	\$3,657.00	(\$3,657.00)
5090 Catastrophic Loss Reserve	\$36,072.46	\$0.00	\$0.00	\$36,072.46
Total Reserves	\$350,778.51	\$176,478.85	\$155,316.84	\$371,940.52

Total	\$350,778.51	\$176,478.85	\$155,316.84	\$371,940.52
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