



# *Dependable Property Management, LLC*

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## **Lantana Oceanfront COA, Inc.**

### MONTHLY REPORTS

August 2023 Directors

#### Directors' Abbreviated Financial Reporting Package

- Profit & Loss (Standard) (Income Statement)
- Profit & Loss Budget Performance (Budget Variance)
- Profit & Loss by Class (for this reporting Month & YTD Total)
- Profit & Loss by Class (YTD by month)
- Balance Sheet (All Funds)



Lantana Oceanfront COA

Profit & Loss

August 2023

	Aug 23
<b>Income</b>	
4000 · Revenues/Income	
4010 · Monthly Maintenance Fees (Op)	54,017.28
4060 · Late & Interest Charges	1,210.16
4800 · Electric Vehicle Income	20.00
4840 · Monthly Reserves Income	
4845 · Monthly Reserves Fees	21,246.72
	21,246.72
Total 4840 · Monthly Reserves Income	21,246.72
4850 · Reserve Interest	763.66
	77,257.82
Total 4000 · Revenues/Income	77,257.82
<b>Total Income</b>	<b>77,257.82</b>
<b>Gross Profit</b>	<b>77,257.82</b>
<b>Expense</b>	
5000 · Operating Expenses	
5100 · General & Administrative	
5120 · Insurance	
5121 · Policy Premium - General/Flood	15,679.72
	15,679.72
Total 5120 · Insurance	15,679.72
5165 · Postage, Printing, Copies	389.13
5180 · Miscellaneous Expense	3.57
	16,072.42
Total 5100 · General & Administrative	16,072.42
5300 · Payroll & Professional Fees	
5320 · Management Company	2,000.00
5340 · Legal	275.00
5345 · Legal Fees Reimbursement	-370.00
	1,905.00
Total 5300 · Payroll & Professional Fees	1,905.00
6000 · Building - Exterior/Interior	
6100 · Building Repair, Supply, Maint	
6110 · Maintenance Labor	6,592.00
6111 · Janitorial Services	4,048.00
6112 · General Maintenance Repair	1,880.00
6115 · Maintenance Supplies	162.34
	12,682.34
Total 6100 · Building Repair, Supply, Maint	12,682.34
6410 · Pest Control - Bldg Perimeter	345.52
6500 · Fire Safety System	
6510 · Fire Alarm Monitor	2,439.49
	2,439.49
Total 6500 · Fire Safety System	2,439.49
Total 6000 · Building - Exterior/Interior	15,467.35
7000 · Grounds, Pool, & Amenities	
7001 · Landscape & Grounds	
7010 · Lawn Service Contract	2,736.00
	2,736.00
Total 7001 · Landscape & Grounds	2,736.00
7200 · Pool Expenses	
7220 · Pool & Pumphouse Maintenance	
7240 · Pool Service	625.00
	625.00
Total 7220 · Pool & Pumphouse Maintenance	625.00
Total 7200 · Pool Expenses	625.00
Total 7000 · Grounds, Pool, & Amenities	3,361.00

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Accrual Basis

# Lantana Oceanfront COA

## Profit & Loss

August 2023

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	<u>Aug 23</u>
8000 · Utilities	
8010 · Electricity, Gas, Elev/Entry PH	2,201.97
8040 · Water & Sewer	4,789.67
8060 · Phone - Ofc, Internet, Elevatr	259.10
8090 · Trash Removal	1,559.84
<b>Total 8000 · Utilities</b>	<u>8,810.58</u>
<b>Total 5000 · Operating Expenses</b>	45,616.35
9000 · Reserves Contributions	21,246.72
9100 · Reserves Interest Contributed	763.66
<b>Total Expense</b>	<u>67,626.73</u>
<b>Net Income</b>	<u><u>9,631.09</u></u>

**Lantana Oceanfront COA**  
**Profit & Loss**  
 January through August 2023

	Jan - Aug 23
<b>Income</b>	
4000 · Revenues/Income	
4010 · Monthly Maintenance Fees (Op)	432,138.24
4060 · Late & Interest Charges	1,210.16
4600 · Special Assessments Income	
4605 · Special Assessment - 2023	288,000.00
<b>Total 4600 · Special Assessments Income</b>	<b>288,000.00</b>
4800 · Electric Vehicle Income	20.00
4840 · Monthly Reserves Income	
4845 · Monthly Reserves Fees	169,973.76
<b>Total 4840 · Monthly Reserves Income</b>	<b>169,973.76</b>
4850 · Reserve Interest	4,942.61
4949 · Misc Income	100.00
<b>Total 4000 · Revenues/Income</b>	<b>896,384.77</b>
<b>Total Income</b>	<b>896,384.77</b>
<b>Gross Profit</b>	<b>896,384.77</b>
<b>Expense</b>	
5000 · Operating Expenses	
5100 · General & Administrative	
5110 · Bank Fees	25.00
5120 · Insurance	
5121 · Policy Premium - General/Flood	141,117.48
5127 · Ins Event - APR23 Lightning	
5127.1 · Insurance Event APR2023 Expense	17,641.47
5127.2 · Ins Claim Settlement CK APR23	-7,641.47
<b>Total 5127 · Ins Event - APR23 Lightning</b>	<b>10,000.00</b>
5128 · Ins Event - JUN23 Lightning	
5128.1 · Insurance Event JUN2023 Expense	31,569.94
<b>Total 5128 · Ins Event - JUN23 Lightning</b>	<b>31,569.94</b>
<b>Total 5120 · Insurance</b>	<b>182,687.42</b>
5130 · Licenses, Permits, Subscription	425.00
5165 · Postage, Printing, Copies	1,850.60
5170 · Dues & Subscriptions	85.00
5180 · Miscellaneous Expense	3.57
<b>Total 5100 · General &amp; Administrative</b>	<b>185,076.59</b>
5300 · Payroll & Professional Fees	
5320 · Management Company	16,000.00
5340 · Legal	2,752.50
5345 · Legal Fees Reimbursement	-370.00
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>18,382.50</b>
6000 · Building - Exterior/Interior	
6100 · Building Repair, Supply, Maint	
6110 · Maintenance Labor	51,796.00
6111 · Janitorial Services	29,249.00
6112 · General Maintenance Repair	453,496.03
6115 · Maintenance Supplies	5,406.73
6116 · Janitorial Supplies	3,560.47
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>543,508.23</b>
6410 · Pest Control - Bldg Perimeter	3,936.17

## Lantana Oceanfront COA

## Profit &amp; Loss

January through August 2023

	Jan - Aug 23
6500 · Fire Safety System	
6510 · Fire Alarm Monitor	9,078.48
6520 · Fire Pump Maintenance & Repair	13,276.94
<b>Total 6500 · Fire Safety System</b>	<b>22,355.42</b>
6600 · Elevator Contract & Repair	13,822.37
<b>Total 6000 · Building - Exterior/Interior</b>	<b>583,622.19</b>
7000 · Grounds, Pool, & Amenities	
7001 · Landscape & Grounds	
7010 · Lawn Service Contract	21,888.00
7015 · Tree Trim, Shrubs, & Sea Grapes	4,680.00
7020 · Landscape Improvements	11,376.00
7060 · Irrigation Repairs & Maint.	1,206.96
7080 · Fertilizer & Pest Control	1,258.37
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>40,409.33</b>
7200 · Pool Expenses	
7220 · Pool & Pumphouse Maintenance	
7221 · Pool Repairs & Supplies	610.37
7240 · Pool Service	5,000.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>5,610.37</b>
<b>Total 7200 · Pool Expenses</b>	<b>5,610.37</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>46,019.70</b>
8000 · Utilities	
8010 · Electricity, Gas, Elev/Entry PH	18,785.48
8030 · Gas	230.98
8040 · Water & Sewer	34,765.90
8060 · Phone - Ofc, Internet, Elevatr	2,066.87
8090 · Trash Removal	12,340.16
<b>Total 8000 · Utilities</b>	<b>68,189.39</b>
<b>Total 5000 · Operating Expenses</b>	<b>901,290.37</b>
9000 · Reserves Contributions	169,973.76
9100 · Reserves Interest Contributed	4,942.61
<b>Total Expense</b>	<b>1,076,206.74</b>
<b>Net Income</b>	<b>-179,821.97</b>

Lantana Oceanfront COA  
Profit & Loss  
January through August 2023

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Accrual Basis

	Jan 23	Feb 23	Mar 23	Apr 23	May 23	Jun 23	Jul 23	Aug 23	TOTAL
<b>Income</b>									
4000 · Revenues/Income									
4010 · Monthly Maintenance Fees (Op)	54,017.28	54,017.28	54,017.28	54,017.28	54,017.28	54,017.28	54,017.28	54,017.28	432,138.24
4060 · Late & Interest Charges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,210.16	1,210.16
4600 · Special Assessments Income									
4605 · Special Assessment - 2023	0.00	0.00	0.00	288,000.00	0.00	0.00	0.00	0.00	288,000.00
<b>Total 4600 · Special Assessments Income</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>288,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>288,000.00</b>
4800 · Electric Vehicle Income									
4840 · Monthly Reserves Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	20.00	20.00
4845 · Monthly Reserves Fees									
<b>Total 4840 · Monthly Reserves Income</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>169,973.76</b>
4850 · Reserve Interest	478.10	461.51	522.53	564.01	694.01	716.69	742.10	763.66	4,942.61
4949 · Misc Income	0.00	0.00	0.00	0.00	100.00	0.00	0.00	0.00	100.00
<b>Total 4000 · Revenues/Income</b>	<b>75,742.10</b>	<b>75,725.51</b>	<b>75,786.53</b>	<b>363,828.01</b>	<b>76,058.01</b>	<b>75,980.69</b>	<b>76,006.10</b>	<b>77,257.82</b>	<b>896,384.77</b>
<b>Total Income</b>	<b>75,742.10</b>	<b>75,725.51</b>	<b>75,786.53</b>	<b>363,828.01</b>	<b>76,058.01</b>	<b>75,980.69</b>	<b>76,006.10</b>	<b>77,257.82</b>	<b>896,384.77</b>
<b>Gross Profit</b>	<b>75,742.10</b>	<b>75,725.51</b>	<b>75,786.53</b>	<b>363,828.01</b>	<b>76,058.01</b>	<b>75,980.69</b>	<b>76,006.10</b>	<b>77,257.82</b>	<b>896,384.77</b>
<b>Expense</b>									
5000 · Operating Expenses									
5100 · General & Administrative									
5110 · Bank Fees	-4.00	0.00	0.00	0.00	0.00	0.00	29.00	0.00	25.00
5120 · Insurance									
5121 · Policy Premium - General/Flood	31,359.44	15,679.72	15,679.72	15,679.72	15,679.72	15,679.72	15,679.72	15,679.72	141,117.48
5127 · Ins Event - APR23 Lightning	0.00	0.00	0.00	14,224.93	3,416.54	0.00	0.00	0.00	17,641.47
5127.1 · Insurance Event APR2023 Expense	0.00	0.00	0.00	0.00	0.00	0.00	-7,641.47	0.00	-7,641.47
5127.2 · Ins Claim Settlement CK APR23	0.00	0.00	0.00	14,224.93	3,416.54	0.00	-7,641.47	0.00	10,000.00
<b>Total 5127 · Ins Event - APR23 Lightning</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14,224.93</b>	<b>3,416.54</b>	<b>0.00</b>	<b>-7,641.47</b>	<b>0.00</b>	<b>10,000.00</b>
5128 · Ins Event - JUN23 Lightning									
5128.1 · Insurance Event JUN2023 Expense	0.00	0.00	0.00	0.00	0.00	31,569.94	0.00	0.00	31,569.94
<b>Total 5128 · Ins Event - JUN23 Lightning</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>31,569.94</b>	<b>0.00</b>	<b>0.00</b>	<b>31,569.94</b>
<b>Total 5120 · Insurance</b>	<b>31,359.44</b>	<b>15,679.72</b>	<b>15,679.72</b>	<b>29,904.65</b>	<b>19,096.26</b>	<b>47,249.66</b>	<b>8,038.25</b>	<b>15,679.72</b>	<b>182,687.42</b>
5130 · Licenses, Permits, Subscription	0.00	75.00	0.00	0.00	350.00	0.00	0.00	0.00	425.00
5165 · Postage, Printing, Copies	819.81	0.00	74.18	0.00	567.48	0.00	0.00	389.13	1,850.60
5170 · Dues & Subscriptions	85.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	85.00
5180 · Miscellaneous Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3.57	3.57
<b>Total 5100 · General &amp; Administrative</b>	<b>32,260.25</b>	<b>15,754.72</b>	<b>15,753.90</b>	<b>29,904.65</b>	<b>20,013.74</b>	<b>47,249.66</b>	<b>8,067.25</b>	<b>16,072.42</b>	<b>185,076.59</b>
5300 · Payroll & Professional Fees									
5320 · Management Company	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	16,000.00
5340 · Legal	250.00	165.00	0.00	370.00	620.00	0.00	1,072.50	275.00	2,752.50
5345 · Legal Fees Reimbursement	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-370.00	-370.00
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>2,250.00</b>	<b>2,165.00</b>	<b>2,000.00</b>	<b>2,370.00</b>	<b>2,620.00</b>	<b>2,000.00</b>	<b>3,072.50</b>	<b>1,905.00</b>	<b>18,382.50</b>
6000 · Building - Exterior/Interior									
6100 · Building Repair, Supply, Maint									
6110 · Maintenance Labor	6,688.00	6,080.00	6,592.00	6,580.00	6,592.00	6,688.00	5,984.00	6,592.00	51,796.00
6111 · Janitorial Services	3,420.00	3,120.00	4,273.00	3,120.00	4,048.00	3,472.00	4,048.00	4,048.00	29,249.00
6112 · General Maintenance Repair	425.00	94,226.41	80,537.09	218,671.08	56,656.45	675.00	425.00	1,880.00	453,498.03
6115 · Maintenance Supplies	1,570.02	806.12	617.15	479.61	418.29	580.98	802.22	162.34	5,408.73
6116 · Janitorial Supplies	1,897.72	0.00	0.00	0.00	0.00	1,310.71	352.04	0.00	3,960.47
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>14,062.74</b>	<b>104,232.53</b>	<b>92,019.24</b>	<b>228,850.69</b>	<b>67,714.74</b>	<b>12,696.69</b>	<b>11,289.26</b>	<b>12,682.34</b>	<b>543,508.23</b>
6410 · Pest Control - Bldg Perimeter	345.52	345.52	360.09	345.52	345.52	1,342.96	505.52	345.52	3,936.17

Lantana Oceanfront COA  
Profit & Loss  
January through August 2023

Accrual Basis

	Jan 23	Feb 23	Mar 23	Apr 23	May 23	Jun 23	Jul 23	Aug 23	TOTAL
6500 - Fire Safety System									
6510 - Fire Alarm Monitor	60.00	240.00	0.00	6,115.06	15.00	208.93	0.00	2,439.49	9,078.48
6520 - Fire Pump Maintenance & Repair	4,926.94	6,737.00	1,343.00	0.00	0.00	0.00	270.00	0.00	13,276.94
Total 6500 - Fire Safety System	4,986.94	6,977.00	1,343.00	6,115.06	15.00	208.93	270.00	2,439.49	22,355.42
6600 - Elevator Contract & Repair	4,610.77	0.00	2,775.00	2,775.00	0.00	0.00	3,661.60	0.00	13,822.37
Total 6000 - Building - Exterior/Interior	23,995.97	111,555.05	96,487.33	238,086.27	66,075.26	14,248.58	15,896.38	15,467.35	583,622.19
7000 - Grounds, Pool, & Amenities									
7001 - Landscape & Grounds									
7010 - Lawn Service Contract	2,736.00	2,736.00	2,736.00	2,736.00	2,736.00	2,736.00	2,736.00	2,736.00	21,888.00
7015 - Tree Trim, Shrubs, & Sea Grapes	0.00	0.00	1,480.00	0.00	0.00	1,000.00	2,200.00	0.00	4,680.00
7020 - Landscapes Improvements	0.00	0.00	0.00	10,476.00	0.00	900.00	0.00	0.00	11,376.00
7060 - Irrigation Repairs & Maint.	0.00	0.00	0.00	1,200.00	0.00	0.00	6.96	0.00	1,206.96
7080 - Fertilizer & Pest Control	0.00	480.00	0.00	0.00	80.16	490.00	198.21	0.00	1,258.37
Total 7001 - Landscape & Grounds	2,736.00	3,226.00	4,216.00	14,412.00	2,816.16	5,126.00	5,141.17	2,736.00	40,409.33
7200 - Pool Expenses									
7220 - Pool & Pumphouse Maintenance									
7221 - Pool Repairs & Supplies	33.00	0.00	0.00	577.37	0.00	0.00	0.00	0.00	610.37
7240 - Pool Service	625.00	625.00	625.00	625.00	625.00	625.00	625.00	625.00	5,000.00
Total 7220 - Pool & Pumphouse Maintenance	658.00	625.00	625.00	1,202.37	625.00	625.00	625.00	625.00	5,610.37
Total 7200 - Pool Expenses	658.00	625.00	625.00	1,202.37	625.00	625.00	625.00	625.00	5,610.37
Total 7000 - Grounds, Pool, & Amenities	3,394.00	3,851.00	4,841.00	15,614.37	3,441.16	5,751.00	5,766.17	3,361.00	46,019.70
8000 - Utilities									
8010 - Electricity, Gas, ElevEntry PH	2,436.38	2,282.08	2,328.93	2,387.79	2,564.61	2,232.33	2,340.39	2,201.97	18,785.48
8030 - Gas	33.74	30.48	30.48	30.48	30.48	37.66	37.66	0.00	230.98
8040 - Water & Sewer	3,586.41	3,868.52	4,596.58	4,700.99	4,040.34	4,970.28	4,213.11	4,789.67	34,765.90
8060 - Phone - Ofc, Internet, Elevatr	262.36	261.82	256.75	256.83	256.65	256.90	256.46	259.10	2,066.87
8090 - Trash Removal	1,490.56	1,490.56	1,559.84	1,559.84	1,559.84	1,559.84	1,559.84	1,559.84	12,340.16
Total 8000 - Utilities	7,809.45	7,933.46	8,773.58	8,945.93	8,451.92	9,057.01	8,407.46	8,810.58	68,189.39
Total 5000 - Operating Expenses	69,709.67	141,259.23	127,865.81	284,921.22	102,602.08	78,306.25	41,009.76	45,616.35	901,290.37
9000 - Reserves Contributions	21,246.72	21,246.72	21,246.72	21,246.72	21,246.72	21,246.72	21,246.72	21,246.72	169,973.76
9100 - Reserves Interest Contributed	478.10	461.51	522.53	584.01	694.01	716.69	742.10	763.66	4,942.61
Total Expense	91,434.49	162,967.46	149,635.06	316,731.95	124,542.81	100,269.66	62,998.58	67,626.73	1,076,206.74
Net Income	-15,692.39	-87,241.95	-73,848.53	47,096.06	-48,484.80	-24,288.97	13,007.52	9,631.09	-179,821.97

# Lantana Oceanfront COA Profit & Loss Budget Performance August 2023

	Aug 23	Budget	\$ Over Budget	Jan - Aug 23	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
4000 · Revenues/Income							
4010 · Monthly Maintenance Fees (Op)	54,017.28	54,017.73	-0.45	432,138.24	432,141.87	-3.63	648,212.79
4060 · Late & Interest Charges	1,210.16			1,210.16			
4600 · Special Assessments Income				288,000.00	288,000.00	0.00	288,000.00
4605 · Special Assessment - 2023	0.00	0.00	0.00	288,000.00	288,000.00	0.00	288,000.00
<b>Total 4600 · Special Assessments Income</b>							
4800 · Electric Vehicle Income	20.00			20.00			
4840 · Monthly Reserves Income				169,973.76	169,973.76	0.00	254,960.64
4845 · Monthly Reserves Fees	21,246.72	21,246.72	0.00	169,973.76	169,973.76	0.00	254,960.64
<b>Total 4840 · Monthly Reserves Income</b>							
4850 · Reserve Interest	763.66			4,942.61			
4949 · Misc Income	0.00			100.00			
<b>Total 4000 · Revenues/Income</b>	<b>77,257.82</b>	<b>75,264.45</b>	<b>1,993.37</b>	<b>896,384.77</b>	<b>890,115.63</b>	<b>6,269.14</b>	<b>1,191,173.43</b>
<b>Total Income</b>	<b>77,257.82</b>	<b>75,264.45</b>	<b>1,993.37</b>	<b>896,384.77</b>	<b>890,115.63</b>	<b>6,269.14</b>	<b>1,191,173.43</b>
<b>Gross Profit</b>	<b>77,257.82</b>	<b>75,264.45</b>	<b>1,993.37</b>	<b>896,384.77</b>	<b>890,115.63</b>	<b>6,269.14</b>	<b>1,191,173.43</b>
<b>Expense</b>							
5000 · Operating Expenses							
5100 · General & Administrative							
5110 · Bank Fees	0.00			25.00			
5115 · Accounting & Audit Fees	0.00	354.17	-354.17	0.00	2,833.32	-2,833.32	4,250.00
5120 · Insurance							
5121 · Policy Premium - General/Flood	15,679.72	17,771.58	-2,091.86	141,117.48	142,172.68	-1,055.20	213,259.00
5127 · Ins Event - APR23 Lightning	0.00			17,641.47			
5127.1 · Insurance Event APR2023 Expense	0.00			-7,641.47			
5127.2 · Ins Claim Settlement CK APR23				10,000.00			
<b>Total 5127 · Ins Event - APR23 Lightning</b>							
5128 · Ins Event - JUN23 Lightning							
5128.1 · Insurance Event JUN2023 Expense	0.00			31,569.94			
<b>Total 5128 · Ins Event - JUN23 Lightning</b>							
<b>Total 5120 · Insurance</b>	<b>15,679.72</b>	<b>17,771.58</b>	<b>-2,091.86</b>	<b>182,687.42</b>	<b>142,172.68</b>	<b>40,514.74</b>	<b>213,259.00</b>
5130 · Licenses, Permits, Subscription	0.00			425.00			
5160 · Office Supplies	0.00	133.33	-133.33	0.00	1,066.68	-1,066.68	1,600.00
5165 · Postage, Printing, Copies	389.13	125.00	264.13	1,850.60	1,000.00	850.60	1,500.00
5170 · Dues & Subscriptions	0.00			85.00			
5180 · Miscellaneous Expense	3.57	145.00	-141.43	3.57	1,160.00	-1,156.43	1,740.00
5190 · Bad Debt	0.00	83.33	-83.33	0.00	666.68	-666.68	1,000.00
<b>Total 5100 · General &amp; Administrative</b>	<b>16,072.42</b>	<b>18,612.41</b>	<b>-2,539.99</b>	<b>185,076.59</b>	<b>148,899.36</b>	<b>36,177.23</b>	<b>223,349.00</b>

## Lantana Oceanfront COA Profit & Loss Budget Performance August 2023

	Aug 23	Budget	\$ Over Budget	Jan - Aug 23	YTD Budget	\$ Over Budget	Annual Budget
<b>5300 · Payroll &amp; Professional Fees</b>							
5320 · Management Company	2,000.00	2,000.00	0.00	16,000.00	16,000.00	0.00	24,000.00
5340 · Legal	275.00	375.00	-100.00	2,752.50	3,000.00	-247.50	4,500.00
5345 · Legal Fees Reimbursement	-370.00			-370.00			
5350 · Lic, Permits, and Taxes	0.00	250.00	-250.00	0.00	2,000.00	-2,000.00	3,000.00
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>1,905.00</b>	<b>2,625.00</b>	<b>-720.00</b>	<b>18,382.50</b>	<b>21,000.00</b>	<b>-2,617.50</b>	<b>31,500.00</b>
<b>6000 · Building - Exterior/Interior</b>							
6100 · Building Repair, Supply, Maint							
6110 · Maintenance Labor	6,592.00	6,686.67	-94.67	51,796.00	53,493.32	-1,697.32	80,240.00
6111 · Janitorial Services	4,048.00	3,846.67	201.33	29,249.00	29,249.00	-1,524.32	46,160.00
6112 · General Maintenance Repair	1,880.00	1,666.67	213.33	453,496.03	13,333.32	440,162.71	20,000.00
6115 · Maintenance Supplies	162.34	1,019.43	-857.09	5,406.73	8,155.48	-2,748.75	12,233.20
6116 · Janitorial Supplies	0.00			3,560.47			
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>12,682.34</b>	<b>13,219.44</b>	<b>-537.10</b>	<b>543,508.23</b>	<b>105,755.44</b>	<b>437,752.79</b>	<b>158,633.20</b>
<b>6200 · Roof Repairs</b>							
6410 · Pest Control - Bldg Perimeter	0.00	183.33	-183.33	0.00	1,466.68	-1,466.68	2,200.00
6500 · Fire Safety System	345.52	341.00	4.52	3,936.17	2,728.00	1,208.17	4,092.00
<b>6510 · Fire Alarm Monitor</b>	<b>2,439.49</b>	<b>1,454.88</b>	<b>984.61</b>	<b>9,078.48</b>	<b>11,639.00</b>	<b>-2,560.52</b>	<b>17,458.52</b>
6520 · Fire Pump Maintenance & Repair	0.00	460.68	-460.68	13,276.94	3,685.46	9,591.48	5,528.18
6540 · Fire Extinguisher	0.00	70.00	-70.00	0.00	560.00	-560.00	840.00
<b>Total 6500 · Fire Safety System</b>	<b>2,439.49</b>	<b>1,985.56</b>	<b>453.93</b>	<b>22,355.42</b>	<b>15,884.46</b>	<b>6,470.96</b>	<b>23,826.70</b>
<b>6600 · Elevator Contract &amp; Repair</b>	<b>0.00</b>	<b>1,387.92</b>	<b>-1,387.92</b>	<b>13,822.37</b>	<b>11,103.32</b>	<b>2,719.05</b>	<b>16,655.00</b>
<b>Total 6000 · Building - Exterior/Interior</b>	<b>15,467.35</b>	<b>17,117.25</b>	<b>-1,649.90</b>	<b>583,622.19</b>	<b>136,937.90</b>	<b>446,684.29</b>	<b>205,406.90</b>
<b>7000 · Grounds, Pool, &amp; Amenities</b>							
7001 · Landscape & Grounds							
7010 · Lawn Service Contract	2,736.00	2,736.00	0.00	21,888.00	21,888.00	0.00	32,832.00
7015 · Tree Trim, Shrubs, & Sea Grapes	0.00	150.00	-150.00	4,680.00	1,200.00	3,480.00	1,800.00
7020 · Landscape Improvements	0.00	633.33	-633.33	11,376.00	5,066.68	6,309.32	7,600.00
7030 · Dune Trimming	0.00	1,875.00	-1,875.00	0.00	15,000.00	-15,000.00	22,500.00
7060 · Irrigation Repairs & Maint.	0.00	166.67	-166.67	1,206.96	1,333.32	-126.36	2,000.00
7080 · Fertilizer & Pest Control	0.00	180.00	-180.00	1,256.37	1,440.00	-183.63	2,160.00
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>2,736.00</b>	<b>5,741.00</b>	<b>-3,005.00</b>	<b>40,409.33</b>	<b>45,928.00</b>	<b>-5,518.67</b>	<b>68,892.00</b>
<b>7200 · Pool Expenses</b>							
7220 · Pool & Pumphouse Maintenance							
7221 · Pool Repairs & Supplies	0.00	750.00	-750.00	610.37	6,000.00	-1,000.00	9,000.00
7240 · Pool Service	625.00	750.00	-125.00	5,610.37	6,000.00	-389.63	9,000.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>625.00</b>	<b>750.00</b>	<b>-125.00</b>	<b>5,610.37</b>	<b>6,000.00</b>	<b>-389.63</b>	<b>9,000.00</b>
<b>Total 7200 · Pool Expenses</b>	<b>625.00</b>	<b>750.00</b>	<b>-125.00</b>	<b>5,610.37</b>	<b>6,000.00</b>	<b>-389.63</b>	<b>9,000.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>3,361.00</b>	<b>6,491.00</b>	<b>-3,130.00</b>	<b>46,019.70</b>	<b>51,928.00</b>	<b>-5,908.30</b>	<b>77,892.00</b>

## Lantana Oceanfront COA Profit & Loss Budget Performance August 2023

	Aug 23	Budget	\$ Over Budget	Jan - Aug 23	YTD Budget	\$ Over Budget	Annual Budget
<b>8000 - Utilities</b>							
8010 - Electricity, Gas, Elev/Entry PH	2,201.97	2,412.65	-210.68	18,785.48	19,301.17	-515.69	28,951.77
8030 - Gas	0.00			230.98			
8040 - Water & Sewer	4,789.67	5,198.12	-408.45	34,765.90	41,584.95	-6,819.05	62,377.43
8060 - Phone - Ofc, Internet, Elevatr	259.10			2,066.87			
8090 - Trash Removal	1,559.84	1,561.31	-1.47	12,340.16	12,490.46	-150.30	18,735.70
<b>Total 8000 - Utilities</b>	<b>8,810.58</b>	<b>9,172.08</b>	<b>-361.50</b>	<b>68,189.39</b>	<b>73,376.58</b>	<b>-5,187.19</b>	<b>110,064.90</b>
<b>Total 5000 - Operating Expenses</b>	<b>45,616.35</b>	<b>54,017.74</b>	<b>-8,401.39</b>	<b>901,290.37</b>	<b>432,141.84</b>	<b>469,148.53</b>	<b>648,212.80</b>
<b>9000 - Reserves Contributions</b>	<b>21,246.72</b>	<b>21,246.72</b>	<b>0.00</b>	<b>169,973.76</b>	<b>169,973.76</b>	<b>0.00</b>	<b>254,960.64</b>
<b>9100 - Reserves Interest Contributed</b>	<b>763.66</b>			<b>4,942.61</b>			
<b>Total Expense</b>	<b>67,626.73</b>	<b>75,264.46</b>	<b>-7,637.73</b>	<b>1,076,206.74</b>	<b>602,115.60</b>	<b>474,091.14</b>	<b>903,173.44</b>
<b>Net Income</b>	<b>9,631.09</b>	<b>-0.01</b>	<b>9,631.10</b>	<b>-179,821.97</b>	<b>268,000.03</b>	<b>-467,822.00</b>	<b>287,999.99</b>

## Lantana Oceanfront COA Profit & Loss by Class August 2023

	Operating	Reserves	TOTAL
<b>Income</b>			
4000 · Revenues/Income			
4010 · Monthly Maintenance Fees (Op)	54,017.28	0.00	54,017.28
4060 · Late & Interest Charges	1,210.16	0.00	1,210.16
4800 · Electric Vehicle Income	20.00	0.00	20.00
4840 · Monthly Reserves Income			
4845 · Monthly Reserves Fees	0.00	21,246.72	21,246.72
<b>Total 4840 · Monthly Reserves Income</b>	<b>0.00</b>	<b>21,246.72</b>	<b>21,246.72</b>
4850 · Reserve Interest	0.00	763.66	763.66
<b>Total 4000 · Revenues/Income</b>	<b>55,247.44</b>	<b>22,010.38</b>	<b>77,257.82</b>
<b>Total Income</b>	<b>55,247.44</b>	<b>22,010.38</b>	<b>77,257.82</b>
<b>Gross Profit</b>	<b>55,247.44</b>	<b>22,010.38</b>	<b>77,257.82</b>
<b>Expense</b>			
5000 · Operating Expenses			
5100 · General & Administrative			
5120 · Insurance			
5121 · Policy Premium - General/Flood	15,679.72	0.00	15,679.72
<b>Total 5120 · Insurance</b>	<b>15,679.72</b>	<b>0.00</b>	<b>15,679.72</b>
5165 · Postage, Printing, Copies	389.13	0.00	389.13
5180 · Miscellaneous Expense	3.57	0.00	3.57
<b>Total 5100 · General &amp; Administrative</b>	<b>16,072.42</b>	<b>0.00</b>	<b>16,072.42</b>
5300 · Payroll & Professional Fees			
5320 · Management Company	2,000.00	0.00	2,000.00
5340 · Legal	275.00	0.00	275.00
5345 · Legal Fees Reimbursement	-370.00	0.00	-370.00
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>1,905.00</b>	<b>0.00</b>	<b>1,905.00</b>
6000 · Building - Exterior/Interior			
6100 · Building Repair, Supply, Maint			
6110 · Maintenance Labor	6,592.00	0.00	6,592.00
6111 · Janitorial Services	4,048.00	0.00	4,048.00
6112 · General Maintenance Repair	1,880.00	0.00	1,880.00
6115 · Maintenance Supplies	162.34	0.00	162.34
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>12,682.34</b>	<b>0.00</b>	<b>12,682.34</b>
6410 · Pest Control - Bldg Perimeter	345.52	0.00	345.52
6500 · Fire Safety System			
6510 · Fire Alarm Monitor	2,439.49	0.00	2,439.49
<b>Total 6500 · Fire Safety System</b>	<b>2,439.49</b>	<b>0.00</b>	<b>2,439.49</b>
<b>Total 6000 · Building - Exterior/Interior</b>	<b>15,467.35</b>	<b>0.00</b>	<b>15,467.35</b>
7000 · Grounds, Pool, & Amenities			
7001 · Landscape & Grounds			
7010 · Lawn Service Contract	2,736.00	0.00	2,736.00
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>2,736.00</b>	<b>0.00</b>	<b>2,736.00</b>
7200 · Pool Expenses			
7220 · Pool & Pumphouse Maintenance			
7240 · Pool Service	625.00	0.00	625.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>625.00</b>	<b>0.00</b>	<b>625.00</b>
<b>Total 7200 · Pool Expenses</b>	<b>625.00</b>	<b>0.00</b>	<b>625.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>3,361.00</b>	<b>0.00</b>	<b>3,361.00</b>
8000 · Utilities			
8010 · Electricity, Gas, Elev/Entry PH	2,201.97	0.00	2,201.97
8040 · Water & Sewer	4,789.67	0.00	4,789.67
8060 · Phone - Ofc, Internet, Elevatr	259.10	0.00	259.10
8090 · Trash Removal	1,559.84	0.00	1,559.84
<b>Total 8000 · Utilities</b>	<b>8,810.58</b>	<b>0.00</b>	<b>8,810.58</b>
<b>Total 5000 · Operating Expenses</b>	<b>45,616.35</b>	<b>0.00</b>	<b>45,616.35</b>

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Accrual Basis

**Lantana Oceanfront COA**  
**Profit & Loss by Class**  
August 2023

	<u>Operating</u>	<u>Reserves</u>	<u>TOTAL</u>
9000 · Reserves Contributions	0.00	21,246.72	21,246.72
9100 · Reserves Interest Contributed	0.00	763.66	763.66
<b>Total Expense</b>	<u>45,616.35</u>	<u>22,010.38</u>	<u>67,626.73</u>
<b>Net Income</b>	<u><b>9,631.09</b></u>	<u><b>0.00</b></u>	<u><b>9,631.09</b></u>

**Lantana Oceanfront COA  
Profit & Loss by Class**

January through August 2023

	Operating	Reserves	Special Assessment	TOTAL
<b>Income</b>				
4000 · Revenues/Income				
4010 · Monthly Maintenance Fees (Op)	432,138.24	0.00	0.00	432,138.24
4060 · Late & Interest Charges	1,210.16	0.00	0.00	1,210.16
4600 · Special Assessments Income				
4605 · Special Assessment - 2023	0.00	0.00	288,000.00	288,000.00
<b>Total 4600 · Special Assessments Income</b>	<b>0.00</b>	<b>0.00</b>	<b>288,000.00</b>	<b>288,000.00</b>
4800 · Electric Vehicle Income	20.00	0.00	0.00	20.00
4840 · Monthly Reserves Income				
4845 · Monthly Reserves Fees	0.00	169,973.76	0.00	169,973.76
<b>Total 4840 · Monthly Reserves Income</b>	<b>0.00</b>	<b>169,973.76</b>	<b>0.00</b>	<b>169,973.76</b>
4850 · Reserve Interest	0.00	4,942.61	0.00	4,942.61
4949 · Misc Income	100.00	0.00	0.00	100.00
<b>Total 4000 · Revenues/Income</b>	<b>433,468.40</b>	<b>174,916.37</b>	<b>288,000.00</b>	<b>896,384.77</b>
<b>Total Income</b>	<b>433,468.40</b>	<b>174,916.37</b>	<b>288,000.00</b>	<b>896,384.77</b>
<b>Gross Profit</b>	<b>433,468.40</b>	<b>174,916.37</b>	<b>288,000.00</b>	<b>896,384.77</b>
<b>Expense</b>				
5000 · Operating Expenses				
5100 · General & Administrative				
5110 · Bank Fees	25.00	0.00	0.00	25.00
5120 · Insurance				
5121 · Policy Premium - General/Flood	141,117.48	0.00	0.00	141,117.48
5127 · Ins Event - APR23 Lightning				
5127.1 · Insurance Event APR2023 Expense	17,641.47	0.00	0.00	17,641.47
5127.2 · Ins Claim Settlement CK APR23	-7,641.47	0.00	0.00	-7,641.47
<b>Total 5127 · Ins Event - APR23 Lightning</b>	<b>10,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>10,000.00</b>
5128 · Ins Event - JUN23 Lightning				
5128.1 · Insurance Event JUN2023 Expense	31,569.94	0.00	0.00	31,569.94
<b>Total 5128 · Ins Event - JUN23 Lightning</b>	<b>31,569.94</b>	<b>0.00</b>	<b>0.00</b>	<b>31,569.94</b>
<b>Total 5120 · Insurance</b>	<b>182,687.42</b>	<b>0.00</b>	<b>0.00</b>	<b>182,687.42</b>
5130 · Licenses, Permits, Subscription	425.00	0.00	0.00	425.00
5165 · Postage, Printing, Copies	1,850.60	0.00	0.00	1,850.60
5170 · Dues & Subscriptions	85.00	0.00	0.00	85.00
5180 · Miscellaneous Expense	3.57	0.00	0.00	3.57
<b>Total 5100 · General &amp; Administrative</b>	<b>185,076.59</b>	<b>0.00</b>	<b>0.00</b>	<b>185,076.59</b>
5300 · Payroll & Professional Fees				
5320 · Management Company	16,000.00	0.00	0.00	16,000.00
5340 · Legal	2,752.50	0.00	0.00	2,752.50
5345 · Legal Fees Reimbursement	-370.00	0.00	0.00	-370.00
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>18,382.50</b>	<b>0.00</b>	<b>0.00</b>	<b>18,382.50</b>
6000 · Building - Exterior/Interior				
6100 · Building Repair, Supply, Maint				
6110 · Maintenance Labor	51,796.00	0.00	0.00	51,796.00
6111 · Janitorial Services	29,249.00	0.00	0.00	29,249.00
6112 · General Maintenance Repair	5,025.00	0.00	448,471.03	453,496.03
6115 · Maintenance Supplies	5,406.73	0.00	0.00	5,406.73
6116 · Janitorial Supplies	3,560.47	0.00	0.00	3,560.47
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>95,037.20</b>	<b>0.00</b>	<b>448,471.03</b>	<b>543,508.23</b>
6410 · Pest Control - Bldg Perimeter	3,936.17	0.00	0.00	3,936.17
6500 · Fire Safety System				
6510 · Fire Alarm Monitor	9,078.48	0.00	0.00	9,078.48
6520 · Fire Pump Maintenance & Repair	13,276.94	0.00	0.00	13,276.94
<b>Total 6500 · Fire Safety System</b>	<b>22,355.42</b>	<b>0.00</b>	<b>0.00</b>	<b>22,355.42</b>
6600 · Elevator Contract & Repair	13,822.37	0.00	0.00	13,822.37
<b>Total 6000 · Building - Exterior/Interior</b>	<b>135,151.16</b>	<b>0.00</b>	<b>448,471.03</b>	<b>583,622.19</b>
7000 · Grounds, Pool, & Amenities				
7001 · Landscape & Grounds				
7010 · Lawn Service Contract	21,888.00	0.00	0.00	21,888.00
7015 · Tree Trim, Shrubs, & Sea Grapes	4,680.00	0.00	0.00	4,680.00
7020 · Landscape Improvements	11,376.00	0.00	0.00	11,376.00
7060 · Irrigation Repairs & Maint.	1,206.96	0.00	0.00	1,206.96
7080 · Fertilizer & Pest Control	1,258.37	0.00	0.00	1,258.37
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>40,409.33</b>	<b>0.00</b>	<b>0.00</b>	<b>40,409.33</b>

## Lantana Oceanfront COA Profit & Loss by Class

January through August 2023

	Operating	Reserves	Special Assessment	TOTAL
7200 · Pool Expenses				
7220 · Pool & Pumphouse Maintenance				
7221 · Pool Repairs & Supplies	610.37	0.00	0.00	610.37
7240 · Pool Service	5,000.00	0.00	0.00	5,000.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>5,610.37</b>	<b>0.00</b>	<b>0.00</b>	<b>5,610.37</b>
<b>Total 7200 · Pool Expenses</b>	<b>5,610.37</b>	<b>0.00</b>	<b>0.00</b>	<b>5,610.37</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>46,019.70</b>	<b>0.00</b>	<b>0.00</b>	<b>46,019.70</b>
8000 · Utilities				
8010 · Electricity, Gas, Elev/Entry PH	18,785.48	0.00	0.00	18,785.48
8030 · Gas	230.98	0.00	0.00	230.98
8040 · Water & Sewer	34,765.90	0.00	0.00	34,765.90
8060 · Phone - Ofc, Internet, Elevatr	2,066.87	0.00	0.00	2,066.87
8090 · Trash Removal	12,340.16	0.00	0.00	12,340.16
<b>Total 8000 · Utilities</b>	<b>68,189.39</b>	<b>0.00</b>	<b>0.00</b>	<b>68,189.39</b>
<b>Total 5000 · Operating Expenses</b>	<b>452,819.34</b>	<b>0.00</b>	<b>448,471.03</b>	<b>901,290.37</b>
9000 · Reserves Contributions	0.00	169,973.76	0.00	169,973.76
9100 · Reserves Interest Contributed	0.00	4,942.61	0.00	4,942.61
<b>Total Expense</b>	<b>452,819.34</b>	<b>174,916.37</b>	<b>448,471.03</b>	<b>1,076,206.74</b>
<b>Net Income</b>	<b>-19,350.94</b>	<b>0.00</b>	<b>-160,471.03</b>	<b>-179,821.97</b>

## Lantana Oceanfront COA

## Balance Sheet

As of August 31, 2023

	<u>Aug 31, 23</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1000 · Bank Accounts	
1100 · OPERATING - TDBANK - 7695	
1110 · Operating - Checking	102,811.60
1120 · Special Assessments	27,971.23
Total 1100 · OPERATING - TDBANK - 7695	<u>130,782.83</u>
1200 · RESERVES - TDBank & Valley	
1210 · Mkt TDBank - Pooled RSV - 8031	317,682.91
1250 · Checking - VALLEY - 6632	41,899.68
Total 1200 · RESERVES - TDBank & Valley	<u>359,582.59</u>
Total 1000 · Bank Accounts	<u>490,365.42</u>
Total Checking/Savings	490,365.42
<b>Accounts Receivable</b>	
11000 · Accounts Receivable	73,479.58
Total Accounts Receivable	<u>73,479.58</u>
<b>Other Current Assets</b>	
1300 · A/R Lantana Oceanfront	
1310 · A/R - Monthly Assessments	240.00
1320 · A/R - Late Fees & Interest	15.98
Total 1300 · A/R Lantana Oceanfront	<u>255.98</u>
1500 · Funds in Transit - Owed to	
1510 · Funds due to Operating	129,967.22
Total 1500 · Funds in Transit - Owed to	<u>129,967.22</u>
Total Other Current Assets	<u>130,223.20</u>
Total Current Assets	<u>694,068.20</u>
<b>TOTAL ASSETS</b>	<u><u>694,068.20</u></u>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
2000 · A/P - Master Accounts Payable	298,589.82
Total Accounts Payable	<u>298,589.82</u>
<b>Other Current Liabilities</b>	
2300 · Liabilities	
2370 · Prepaid Assessments	12,938.82
2375 · Special Assessment PPD	743.55
Total 2300 · Liabilities	<u>13,682.37</u>
Total Other Current Liabilities	<u>13,682.37</u>
Total Current Liabilities	<u>312,272.19</u>
Total Liabilities	312,272.19

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Accrual Basis

# Lantana Oceanfront COA

## Balance Sheet

As of August 31, 2023

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	<u>Aug 31, 23</u>
Equity	
2500 · Reserves	
2510 · Pooled Reserves	316,441.70
2520 · Assessments - Reserve	182,016.72
2530 · Pooled Interest	6,306.23
2545 · Roof Repair / Replacement	-74,360.00
2550 · Pool Furniture	-7,343.84
2560 · Pool Fence-Gates	-8,340.00
2570 · Catastrophic Loss Reserve	41,072.46
2580 · Additional Items	-53,984.82
2590 · Asphalt Sealcoat/Repave	-9,933.00
2591 · Doors, Common	-24,420.08
2592 · EV Improvements	-7,710.49
	<hr/>
Total 2500 · Reserves	359,744.88
3900 · Retained Earnings	201,873.10
Net Income	-179,821.97
	<hr/>
Total Equity	381,796.01
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>694,068.20</b>

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