



# *Dependable Property Management, LLC*

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

### MONTHLY REPORTS

May 2024

#### Directors' Abbreviated Financial Reporting Package

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



	May 24
<b>Income</b>	
4000 · Revenues/Income	
4010 · Monthly Maintenance Fees (Op)	55,680.00
4060 · Late & Interest Charges	10,785.95
4840 · Monthly Reserves Income	
4845 · Monthly Reserves Fees	24,000.00
<b>Total 4840 · Monthly Reserves Income</b>	<b>24,000.00</b>
4850 · Reserve Interest	1,074.74
4949 · Misc Income	180.00
4000 · Revenues/Income - Other	78.21
<b>Total 4000 · Revenues/Income</b>	<b>91,798.90</b>
<b>Total Income</b>	<b>91,798.90</b>
<b>Gross Profit</b>	<b>91,798.90</b>
<b>Expense</b>	
5000 · Operating Expenses	
5100 · General & Administrative	
5120 · Insurance	
5121 · Policy Premium - General/Flood	19,187.90
<b>Total 5120 · Insurance</b>	<b>19,187.90</b>
5130 · Licenses, Permits, Subscription	350.00
5175 · Storage Unit (offsite)	68.46
5180 · Miscellaneous Expense	59.64
<b>Total 5100 · General &amp; Administrative</b>	<b>19,666.00</b>
5300 · Payroll & Professional Fees	
5320 · Management Company	2,000.00
5340 · Legal	276.04
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>2,276.04</b>
6000 · Building - Exterior/Interior	
6100 · Building Repair, Supply, Maint	
6110 · Maintenance Labor	3,744.00
6111 · Janitorial Services	6,992.00
6112 · General Maintenance Repair	521.00
6115 · Maintenance Supplies	347.88
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>11,604.88</b>
6210 · Garage Doors & Openers	500.00
6415 · Rodent Removal / Exclusion	160.00
<b>Total 6000 · Building - Exterior/Interior</b>	<b>12,264.88</b>
7000 · Grounds, Pool, & Amenities	
7001 · Landscape & Grounds	
7010 · Lawn Service Contract	2,736.00
7020 · Landscape Improvements	445.85
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>3,181.85</b>
7200 · Pool Expenses	
7220 · Pool & Pumphouse Maintenance	
7240 · Pool Service	660.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>660.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>3,841.85</b>

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Accrual Basis

# Lantana Oceanfront COA

## Profit & Loss

May 2024

	<u>May 24</u>
<b>8000 · Utilities</b>	
8010 · Electricity, Gas, Elev/Entry PH	1,780.91
8030 · Gas	40.92
8040 · Water & Sewer	4,868.38
8060 · Phone - Ofc, Internet, Elevatr	258.85
8090 · Trash Removal	1,631.68
<b>Total 8000 · Utilities</b>	<u>8,580.74</u>
<b>Total 5000 · Operating Expenses</b>	46,629.51
<b>9100 · Reserves Interest Contributed</b>	-1,074.74
<b>9210 · Pooled Reserve Expense</b>	24,000.00
<b>9280 · Additional Items Expense</b>	<u>13,721.00</u>
<b>Total Expense</b>	<u>83,275.77</u>
<b>Net Income</b>	<u><u>8,623.13</u></u>

**Lantana Oceanfront COA  
Profit & Loss**

Accrual Basis

January through May 2024

	Jan 24	Feb 24	Mar 24	Apr 24	May 24	TOTAL
<b>Income</b>						
4000 · Revenues/Income						
4010 · Monthly Maintenance Fees (Op)	55,680.00	55,680.00	55,680.00	55,680.00	55,680.00	278,400.00
4060 · Late & Interest Charges	0.00	0.00	0.00	0.00	10,785.95	10,785.95
4840 · Monthly Reserves Income						
4845 · Monthly Reserves Fees	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	120,000.00
<b>Total 4840 · Monthly Reserves Income</b>	<b>24,000.00</b>	<b>24,000.00</b>	<b>24,000.00</b>	<b>24,000.00</b>	<b>24,000.00</b>	<b>120,000.00</b>
4850 · Reserve Interest	1,031.10	1,016.15	1,071.58	1,174.06	1,074.74	5,967.63
4949 · Misc Income	0.00	0.00	500.00	200.00	160.00	860.00
4000 · Revenues/Income - Other	0.00	0.00	0.00	0.00	78.21	78.21
<b>Total 4000 · Revenues/Income</b>	<b>80,711.10</b>	<b>80,696.15</b>	<b>81,251.58</b>	<b>81,054.06</b>	<b>91,798.00</b>	<b>415,511.79</b>
<b>Total Income</b>	<b>80,711.10</b>	<b>80,696.15</b>	<b>81,251.58</b>	<b>81,054.06</b>	<b>91,798.00</b>	<b>415,511.79</b>
<b>Gross Profit</b>	<b>80,711.10</b>	<b>80,696.15</b>	<b>81,251.58</b>	<b>81,054.06</b>	<b>91,798.00</b>	<b>415,511.79</b>
<b>Expense</b>						
5000 · Operating Expenses						
5100 · General & Administrative						
5110 · Bank Fees	8.27	0.00	0.00	0.00	0.00	8.27
5120 · Insurance						
5121 · Policy Premium - General/Flood	19,187.90	19,187.90	19,187.90	19,187.90	19,187.90	95,938.50
5217 · Insurance Event 01JAN24	4,653.40	0.00	0.00	0.00	0.00	4,653.40
5218 · Insurance Event 01APR2024	0.00	0.00	0.00	19,313.58	0.00	19,313.58
<b>Total 5120 · Insurance</b>	<b>23,841.30</b>	<b>19,187.90</b>	<b>19,187.90</b>	<b>38,501.48</b>	<b>19,187.90</b>	<b>119,906.48</b>
5130 · Licenses, Permits, Subscription	22.17	0.00	565.00	375.00	350.00	1,332.17
5160 · Office Supplies	0.00	1,321.08	0.00	0.00	0.00	1,321.08
5165 · Postage, Printing, Copies	0.00	0.00	0.00	255.39	0.00	255.39
5175 · Storage Unit (offsite)	68.46	68.46	68.46	68.46	68.46	342.30
5180 · Miscellaneous Expense	198.93	0.00	37.44	372.88	59.84	669.89
<b>Total 5100 · General &amp; Administrative</b>	<b>24,139.13</b>	<b>20,577.44</b>	<b>19,878.80</b>	<b>39,573.21</b>	<b>19,668.00</b>	<b>123,834.58</b>
5300 · Payroll & Professional Fees						
5320 · Management Company	4,000.00	0.00	2,000.00	2,000.00	2,000.00	10,000.00
5340 · Legal	500.00	2,206.25	1,100.00	0.00	276.04	4,082.29
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>4,500.00</b>	<b>2,206.25</b>	<b>3,100.00</b>	<b>2,000.00</b>	<b>2,276.04</b>	<b>14,082.29</b>
6000 · Building - Exterior/Interior						
6100 · Building Repair, Supply, Maint						
6110 · Maintenance Labor	7,088.00	8,224.00	6,080.00	6,688.00	3,744.00	29,824.00
6111 · Janitorial Services	3,328.00	5,536.00	3,276.00	3,744.00	6,992.00	22,876.00
6112 · General Maintenance Repair	900.00	139.10	400.00	185.00	521.00	2,145.10
6115 · Maintenance Supplies	1,784.21	3,087.51	991.02	702.97	347.88	6,893.59
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>13,100.21</b>	<b>14,986.61</b>	<b>10,747.02</b>	<b>11,319.97</b>	<b>11,604.88</b>	<b>61,738.69</b>
6200 · Roof Repairs	0.00	0.00	0.00	2,922.42	0.00	2,922.42
6210 · Garage Doors & Openers	250.00	95.00	0.00	0.00	500.00	845.00
6410 · Pest Control - Bldg Perimeter	740.00	370.00	0.00	740.00	0.00	1,850.00
6415 · Rodent Removal / Exclusion	160.00	160.00	160.00	160.00	160.00	600.00
6800 · Fire Safety System						
6810 · Fire Alarm Monitor	2,364.49	230.59	1,125.00	0.00	0.00	3,720.08
6820 · Fire Pump Maintenance & Repair	0.00	405.00	0.00	4,310.00	0.00	4,715.00
<b>Total 6800 · Fire Safety System</b>	<b>2,364.49</b>	<b>635.59</b>	<b>1,125.00</b>	<b>4,310.00</b>	<b>0.00</b>	<b>8,435.08</b>
6600 · Elevator Contract & Repair	5,279.70	912.25	0.00	2,941.50	0.00	9,133.45
<b>Total 6000 · Building - Exterior/Interior</b>	<b>21,894.40</b>	<b>17,139.45</b>	<b>12,032.02</b>	<b>22,393.89</b>	<b>12,264.88</b>	<b>85,724.64</b>
7000 · Grounds, Pool, & Amenities						
7001 · Landscape & Grounds						
7010 · Lawn Service Contract	2,736.00	2,736.00	2,736.00	3,226.00	2,736.00	14,170.00
7020 · Landscape Improvements	111.00	0.00	0.00	0.00	445.85	556.85
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>2,847.00</b>	<b>2,736.00</b>	<b>2,736.00</b>	<b>3,226.00</b>	<b>3,181.85</b>	<b>14,726.85</b>
7200 · Pool Expenses						
7220 · Pool & Pumphouse Maintenance						
7221 · Pool Repairs & Supplies	0.00	0.00	160.00	0.00	0.00	160.00
7240 · Pool Service	660.00	660.00	660.00	660.00	660.00	3,300.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>660.00</b>	<b>660.00</b>	<b>860.00</b>	<b>660.00</b>	<b>660.00</b>	<b>3,490.00</b>
<b>Total 7200 · Pool Expenses</b>	<b>660.00</b>	<b>660.00</b>	<b>860.00</b>	<b>660.00</b>	<b>660.00</b>	<b>3,490.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>3,507.00</b>	<b>3,396.00</b>	<b>3,686.00</b>	<b>3,886.00</b>	<b>3,841.85</b>	<b>18,216.85</b>
8000 · Utilities						
8010 · Electricity, Gas, Elev/Entry PH	2,363.01	2,231.15	2,355.03	1,702.45	1,780.91	10,432.56
8030 · Gas	37.66	40.92	40.92	40.92	40.92	201.34
8040 · Water & Sewer	4,458.56	4,991.88	4,743.54	5,598.16	4,668.38	24,830.50
8060 · Phone - Ofc, Internet, Elevatr	258.52	258.81	258.30	259.02	258.65	1,293.30
8090 · Trash Removal	1,559.84	1,559.84	1,631.88	1,631.88	1,631.88	8,014.72
<b>Total 8000 · Utilities</b>	<b>8,677.59</b>	<b>9,082.38</b>	<b>9,029.47</b>	<b>9,202.23</b>	<b>8,580.74</b>	<b>44,572.41</b>
<b>Total 5000 · Operating Expenses</b>	<b>82,718.12</b>	<b>82,401.52</b>	<b>87,628.29</b>	<b>77,055.33</b>	<b>46,628.51</b>	<b>286,430.77</b>
9100 · Reserves Interest Contributed	1,031.10	1,016.15	1,071.58	1,174.06	-1,074.74	3,218.15
9210 · Pooled Reserve Expense	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	120,000.00
9245 · Roof Repair/Replace Expense	0.00	0.00	14,894.00	25,000.62	0.00	39,994.62
9280 · Additional Items Expense	781.96	4,992.83	1,425.13	0.00	13,721.00	20,921.72
<b>Total Expense</b>	<b>88,531.18</b>	<b>82,411.30</b>	<b>88,117.00</b>	<b>127,230.01</b>	<b>83,275.77</b>	<b>470,585.26</b>
<b>Net Income</b>	<b>-7,820.08</b>	<b>-1,715.15</b>	<b>-7,865.42</b>	<b>-46,176.95</b>	<b>8,523.13</b>	<b>-58,053.47</b>

Lantana Oceanfront COA  
Profit & Loss Budget Performance  
May 2024

Actual Basis

	May 24	Budget	\$ Over Budget	Jan - May 24	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
4000 - Revenues/Income							
4010 - Monthly Maintenance Fees (Op)	55,680.00	55,680.00	0.00	278,400.00	278,400.00	0.00	668,160.00
4060 - Late & Interest Charges	10,785.95			10,785.95			
4840 - Monthly Reserves Income	24,000.00	24,000.00	0.00	120,000.00	120,000.00	0.00	288,000.00
4845 - Monthly Reserves Fees	24,000.00	24,000.00	0.00	120,000.00	120,000.00	0.00	288,000.00
<b>Total 4840 - Monthly Reserves Income</b>	<b>24,000.00</b>	<b>24,000.00</b>	<b>0.00</b>	<b>120,000.00</b>	<b>120,000.00</b>	<b>0.00</b>	<b>288,000.00</b>
4650 - Reserve Interest	1,074.74	666.67	408.07	5,367.53	3,333.31	2,034.32	8,000.00
4848 - Misc Income	180.00			880.00			
4000 - Revenues/Income - Other	78.21			78.21			
<b>Total 4000 - Revenues/Income</b>	<b>91,798.90</b>	<b>80,346.67</b>	<b>11,452.23</b>	<b>415,511.79</b>	<b>401,733.31</b>	<b>13,778.48</b>	<b>964,160.00</b>
<b>Total Income</b>	<b>91,798.90</b>	<b>80,346.67</b>	<b>11,452.23</b>	<b>415,511.79</b>	<b>401,733.31</b>	<b>13,778.48</b>	<b>964,160.00</b>
<b>Gross Profit</b>	<b>91,798.90</b>	<b>80,346.67</b>	<b>11,452.23</b>	<b>415,511.79</b>	<b>401,733.31</b>	<b>13,778.48</b>	<b>964,160.00</b>
<b>Expense</b>							
5000 - Operating Expenses							
5100 - General & Administrative							
5110 - Bank Fees	0.00	20.83	-20.83	8.27	104.19	-95.92	250.00
5115 - Accounting & Audit Fees	0.00	375.00	-375.00	0.00	1,875.00	-1,875.00	4,500.00
5120 - Insurance							
5121 - Policy Premium - General/Flood	19,187.90	16,941.87	2,246.23	95,939.50	84,706.31	11,231.19	203,300.00
5122 - Flood Insurance Premium	0.00	2,183.92	-2,183.92	0.00	10,919.56	-10,919.56	26,207.00
5217 - Insurance Event 01JAN24	0.00			4,653.40			
5218 - Insurance Event 01APR2024	0.00			19,313.58			
<b>Total 5120 - Insurance</b>	<b>19,187.90</b>	<b>19,125.59</b>	<b>62.31</b>	<b>119,906.48</b>	<b>95,627.87</b>	<b>24,278.61</b>	<b>229,507.00</b>
5130 - Licenses, Permits, Subscription	350.00	45.83	304.17	1,332.17	229.19	1,102.98	550.00
5180 - Office Supplies	0.00	39.17	-39.17	1,321.08	1,955.81	-1,125.27	470.00
5165 - Postage, Printing, Copies	0.00	175.00	-175.00	256.39	875.00	-619.61	2,100.00
5170 - Dues & Subscriptions	0.00	7.08	-7.08	0.00	35.44	-35.44	85.00
5175 - Storage Unit (offsite)	68.46	70.00	-1.54	342.30	350.00	-7.70	840.00
5180 - Miscellaneous Expense	58.64	83.33	-23.69	666.89	416.69	252.20	1,000.00
5200 - Website and Software	0.00	33.33	-33.33	0.00	166.69	-166.69	400.00
<b>Total 5100 - General &amp; Administrative</b>	<b>19,686.00</b>	<b>19,975.16</b>	<b>-308.16</b>	<b>123,834.58</b>	<b>99,875.88</b>	<b>23,958.70</b>	<b>239,702.00</b>
5300 - Payroll & Professional Fees							
5320 - Management Company	2,000.00	2,000.00	0.00	10,000.00	10,000.00	0.00	24,000.00
5340 - Legal	276.04	668.67	-390.63	4,082.29	3,363.31	748.98	8,000.00
5350 - Lic, Permits, and Taxes	0.00	8.33	-8.33	0.00	41.69	-41.69	100.00
<b>Total 5300 - Payroll &amp; Professional Fees</b>	<b>2,276.04</b>	<b>2,675.00</b>	<b>-398.96</b>	<b>14,082.29</b>	<b>13,375.00</b>	<b>707.29</b>	<b>32,100.00</b>
6000 - Building - Exterior/Interior							
6100 - Building Repair, Supply, Maint							
6110 - Maintenance Labor	3,744.00	6,686.67	-2,942.67	29,824.00	33,483.31	-3,669.31	80,240.00
6111 - Janitorial Services	6,962.00	3,705.33	3,256.67	22,876.00	18,526.69	4,349.31	44,464.00
6112 - General Maintenance Repair	521.00	1,166.67	-645.67	2,145.10	5,633.31	-3,668.21	14,000.00
6115 - Maintenance Supplies	347.88	916.67	-568.79	6,893.59	4,583.31	2,310.28	11,000.00
<b>Total 6100 - Building Repair, Supply, Maint</b>	<b>11,504.88</b>	<b>12,475.34</b>	<b>-870.46</b>	<b>61,738.69</b>	<b>62,376.62</b>	<b>-637.93</b>	<b>149,704.00</b>
6150 - SA Balconies Expenditures	0.00	416.67	-416.67	0.00	2,083.31	-2,083.31	5,000.00
6200 - Roof Repairs	0.00	183.33	-183.33	2,922.42	916.69	2,005.73	2,200.00
6210 - Garage Doors & Openers	500.00	262.50	237.50	845.00	1,312.50	-467.50	3,160.00
6410 - Pest Control - Bldg Perimeter	0.00	375.00	-375.00	1,850.00	1,875.00	-25.00	4,500.00
6415 - Rodent Removal / Exclusion	160.00	333.33	-173.33	800.00	1,666.69	-866.69	4,000.00

Lantana Oceanfront COA  
Profit & Loss Budget Performance  
May 2024

Accrual Basis

	May 24	Budget	\$ Over Budget	Jan - May 24	YTD Budget	\$ Over Budget	Annual Budget
6500 - Fire Safety System							
6510 - Fire Alarm Monitor	0.00	833.33	-833.33	3,720.08	4,166.69	-446.61	10,000.00
6520 - Fire Pump Maintenance & Repair	0.00	1,250.00	-1,250.00	4,715.00	6,250.00	-1,535.00	15,000.00
6540 - Fire Extinguisher	0.00	2,083.33	-2,083.33	0.00	10,416.69	-10,416.69	25,000.00
<b>Total 6500 - Fire Safety System</b>	<b>0.00</b>	<b>4,166.66</b>	<b>-4,166.66</b>	<b>8,435.08</b>	<b>20,833.38</b>	<b>-12,398.30</b>	<b>50,000.00</b>
6600 - Elevator Contract & Repair	0.00	1,333.33	-1,333.33	9,133.45	6,666.69	2,466.76	16,000.00
<b>Total 6000 - Building - Exterior/Interior</b>	<b>12,264.88</b>	<b>19,546.16</b>	<b>-7,281.28</b>	<b>85,724.64</b>	<b>97,730.86</b>	<b>-12,006.24</b>	<b>234,554.00</b>
7000 - Grounds, Pool, & Amenities							
7001 - Landscape & Grounds							
7010 - Lawn Service Contract	2,736.00	2,833.33	-97.33	14,170.00	14,166.69	3.31	34,000.00
7015 - Tree Trim, Shrubs, & Sea Grapes	0.00	250.00	-250.00	0.00	1,250.00	-1,250.00	3,000.00
7020 - Landscape Improvements	445.85	833.33	-387.48	556.85	4,166.69	-3,609.84	10,000.00
7030 - Dune Trimming	0.00	1,875.00	-1,875.00	0.00	9,375.00	-9,375.00	22,500.00
7060 - Irrigation Repairs & Maint.	0.00	300.00	-300.00	0.00	1,500.00	-1,500.00	3,600.00
7080 - Fertilizer & Pest Control	0.00	250.00	-250.00	0.00	1,250.00	-1,250.00	3,000.00
<b>Total 7001 - Landscape &amp; Grounds</b>	<b>3,181.85</b>	<b>6,341.66</b>	<b>-3,159.81</b>	<b>14,726.85</b>	<b>31,708.38</b>	<b>-16,981.53</b>	<b>76,100.00</b>
7200 - Pool Expenses							
7220 - Pool & Pumphouse Maintenance							
7221 - Pool Repairs & Supplies	0.00	316.67	-316.67	190.00	1,583.31	-1,393.31	3,800.00
7240 - Pool Service	690.00	666.67	-6.67	3,300.00	3,333.31	-33.31	8,000.00
7220 - Pool & Pumphouse Maintenance - Other	0.00	983.33	-983.33	0.00	4,916.69	-4,916.69	11,800.00
<b>Total 7220 - Pool &amp; Pumphouse Maintenance</b>	<b>690.00</b>	<b>1,966.67</b>	<b>-1,306.67</b>	<b>3,490.00</b>	<b>9,833.31</b>	<b>-6,343.31</b>	<b>23,600.00</b>
<b>Total 7200 - Pool Expenses</b>	<b>690.00</b>	<b>1,966.67</b>	<b>-1,306.67</b>	<b>3,490.00</b>	<b>9,833.31</b>	<b>-6,343.31</b>	<b>23,600.00</b>
7000 - Grounds, Pool, & Amenities	3,841.85	8,308.33	-4,466.48	18,216.85	41,541.69	-23,324.84	99,700.00
8000 - Utilities							
8010 - Electricity, Gas, Elev/Entry PH	1,780.91	2,583.33	-802.42	10,432.55	12,916.69	-2,484.14	31,000.00
8030 - Gas	40.92	100.00	-59.08	201.34	500.00	-298.66	1,200.00
8040 - Water & Sewer	4,868.38	4,416.67	451.71	24,630.50	22,083.31	2,547.19	53,000.00
8060 - Phone - Ofc, Internet, Elevatr	258.85	267.33	-8.48	1,283.30	1,336.69	-43.39	3,208.00
8090 - Trash Removal	1,531.68	1,583.33	-48.35	8,014.72	7,916.69	98.03	19,000.00
<b>Total 8000 - Utilities</b>	<b>9,580.74</b>	<b>8,950.66</b>	<b>-630.92</b>	<b>44,572.41</b>	<b>44,753.38</b>	<b>-180.97</b>	<b>107,408.00</b>
9100 - Operating Expenses	46,629.51	59,455.31	-12,825.80	286,430.77	297,276.83	-10,846.06	713,464.00
9210 - Reserves Interest Contributed	-1,074.74			3,218.15		3,218.15	
9210 - Pooled Reserve Expense	24,000.00			120,000.00		120,000.00	
9245 - Roof Repair/Replace Expense	0.00			38,984.62		38,984.62	
9280 - Additional Items Expense	13,721.00			20,921.72		20,921.72	
<b>Total Expense</b>	<b>83,275.77</b>	<b>59,455.31</b>	<b>23,820.46</b>	<b>470,565.26</b>	<b>297,276.83</b>	<b>173,288.43</b>	<b>713,464.00</b>
<b>Net Income</b>	<b>8,523.13</b>	<b>20,891.36</b>	<b>-12,368.23</b>	<b>-55,053.47</b>	<b>104,456.48</b>	<b>-159,509.95</b>	<b>250,696.00</b>

### Lantana Oceanfront COA Profit & Loss by Class

May 2024

	Operating	Reserves	TOTAL
<b>Income</b>			
4000 · Revenues/Income			
4010 · Monthly Maintenance Fees (Op)	55,680.00	0.00	55,680.00
4060 · Late & Interest Charges	10,785.95	0.00	10,785.95
4840 · Monthly Reserves Income			
4845 · Monthly Reserves Fees	0.00	24,000.00	24,000.00
<b>Total 4840 · Monthly Reserves Income</b>	<b>0.00</b>	<b>24,000.00</b>	<b>24,000.00</b>
4850 · Reserve Interest	0.00	1,074.74	1,074.74
4949 · Misc Income	180.00	0.00	180.00
4000 · Revenues/Income - Other	78.21	0.00	78.21
<b>Total 4000 · Revenues/Income</b>	<b>66,724.16</b>	<b>25,074.74</b>	<b>91,798.90</b>
<b>Total Income</b>	<b>66,724.16</b>	<b>25,074.74</b>	<b>91,798.90</b>
<b>Gross Profit</b>	<b>66,724.16</b>	<b>25,074.74</b>	<b>91,798.90</b>
<b>Expense</b>			
5000 · Operating Expenses			
5100 · General & Administrative			
5120 · Insurance			
5121 · Policy Premium - General/Flood	19,187.90	0.00	19,187.90
<b>Total 5120 · Insurance</b>	<b>19,187.90</b>	<b>0.00</b>	<b>19,187.90</b>
5130 · Licenses, Permits, Subscription	350.00	0.00	350.00
5175 · Storage Unit (offsite)	68.46	0.00	68.46
5180 · Miscellaneous Expense	59.64	0.00	59.64
<b>Total 5100 · General &amp; Administrative</b>	<b>19,666.00</b>	<b>0.00</b>	<b>19,666.00</b>
5300 · Payroll & Professional Fees			
5320 · Management Company	2,000.00	0.00	2,000.00
5340 · Legal	276.04	0.00	276.04
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>2,276.04</b>	<b>0.00</b>	<b>2,276.04</b>
6000 · Building - Exterior/Interior			
6100 · Building Repair, Supply, Maint			
6110 · Maintenance Labor	3,744.00	0.00	3,744.00
6111 · Janitorial Services	6,992.00	0.00	6,992.00
6112 · General Maintenance Repair	521.00	0.00	521.00
6115 · Maintenance Supplies	347.88	0.00	347.88
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>11,604.88</b>	<b>0.00</b>	<b>11,604.88</b>
6210 · Garage Doors & Openers	500.00	0.00	500.00
6415 · Rodent Removal / Exclusion	160.00	0.00	160.00
<b>Total 6000 · Building - Exterior/Interior</b>	<b>12,264.88</b>	<b>0.00</b>	<b>12,264.88</b>
7000 · Grounds, Pool, & Amenities			
7001 · Landscape & Grounds			
7010 · Lawn Service Contract	2,736.00	0.00	2,736.00
7020 · Landscape Improvements	445.85	0.00	445.85
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>3,181.85</b>	<b>0.00</b>	<b>3,181.85</b>
7200 · Pool Expenses			
7220 · Pool & Pumphouse Maintenance			
7240 · Pool Service	660.00	0.00	660.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>660.00</b>	<b>0.00</b>	<b>660.00</b>
<b>Total 7200 · Pool Expenses</b>	<b>660.00</b>	<b>0.00</b>	<b>660.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>3,841.85</b>	<b>0.00</b>	<b>3,841.85</b>
8000 · Utilities			
8010 · Electricity, Gas, Elev/Entry PH	1,780.91	0.00	1,780.91
8030 · Gas	40.92	0.00	40.92
8040 · Water & Sewer	4,868.38	0.00	4,868.38
8060 · Phone - Ofc, Internet, Elevatr	258.85	0.00	258.85
8090 · Trash Removal	1,631.68	0.00	1,631.68
<b>Total 8000 · Utilities</b>	<b>8,580.74</b>	<b>0.00</b>	<b>8,580.74</b>
<b>Total 5000 · Operating Expenses</b>	<b>46,629.51</b>	<b>0.00</b>	<b>46,629.51</b>
9100 · Reserves Interest Contributed	0.00	-1,074.74	-1,074.74
9210 · Pooled Reserve Expense	0.00	24,000.00	24,000.00
9280 · Additional Items Expense	3,634.00	10,187.00	13,721.00
<b>Total Expense</b>	<b>50,163.51</b>	<b>33,112.26</b>	<b>83,275.77</b>
<b>Net Income</b>	<b>16,560.65</b>	<b>-8,037.52</b>	<b>8,523.13</b>

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

January through May 2024

	Operating	Reserves	TOTAL
<b>Income</b>			
<b>4000 · Revenues/Income</b>			
4010 · Monthly Maintenance Fees (Op)	278,400.00	0.00	278,400.00
4060 · Late & Interest Charges	10,785.95	0.00	10,785.95
4840 · Monthly Reserves Income			
4845 · Monthly Reserves Fees	0.00	120,000.00	120,000.00
<b>Total 4840 · Monthly Reserves Income</b>	<b>0.00</b>	<b>120,000.00</b>	<b>120,000.00</b>
4850 · Reserve Interest	0.00	5,367.63	5,367.63
4949 · Misc Income	880.00	0.00	880.00
4000 · Revenues/Income - Other	78.21	0.00	78.21
<b>Total 4000 · Revenues/Income</b>	<b>290,144.16</b>	<b>125,367.63</b>	<b>415,511.79</b>
<b>Total Income</b>	<b>290,144.16</b>	<b>125,367.63</b>	<b>415,511.79</b>
<b>Gross Profit</b>	<b>290,144.16</b>	<b>125,367.63</b>	<b>415,511.79</b>
<b>Expense</b>			
<b>5000 · Operating Expenses</b>			
<b>5100 · General &amp; Administrative</b>			
5110 · Bank Fees	8.27	0.00	8.27
5120 · Insurance			
5121 · Policy Premium - General/Flood	95,939.50	0.00	95,939.50
5217 · Insurance Event 01JAN24	4,653.40	0.00	4,653.40
5218 · Insurance Event 01APR2024	19,313.58	0.00	19,313.58
<b>Total 5120 · Insurance</b>	<b>119,906.48</b>	<b>0.00</b>	<b>119,906.48</b>
5130 · Licenses, Permits, Subscription	1,332.17	0.00	1,332.17
5160 · Office Supplies	1,321.08	0.00	1,321.08
5165 · Postage, Printing, Copies	255.39	0.00	255.39
5175 · Storage Unit (offsite)	342.30	0.00	342.30
5180 · Miscellaneous Expense	668.89	0.00	668.89
<b>Total 5100 · General &amp; Administrative</b>	<b>123,834.58</b>	<b>0.00</b>	<b>123,834.58</b>
<b>5300 · Payroll &amp; Professional Fees</b>			
5320 · Management Company	10,000.00	0.00	10,000.00
5340 · Legal	4,082.29	0.00	4,082.29
<b>Total 5300 · Payroll &amp; Professional Fees</b>	<b>14,082.29</b>	<b>0.00</b>	<b>14,082.29</b>
<b>6000 · Building - Exterior/Interior</b>			
<b>6100 · Building Repair, Supply, Maint</b>			
6110 · Maintenance Labor	29,824.00	0.00	29,824.00
6111 · Janitorial Services	22,876.00	0.00	22,876.00
6112 · General Maintenance Repair	2,145.10	0.00	2,145.10
6115 · Maintenance Supplies	6,893.59	0.00	6,893.59
<b>Total 6100 · Building Repair, Supply, Maint</b>	<b>61,738.69</b>	<b>0.00</b>	<b>61,738.69</b>
6200 · Roof Repairs	2,922.42	0.00	2,922.42
6210 · Garage Doors & Openers	845.00	0.00	845.00
6410 · Pest Control - Bldg Perimeter	1,850.00	0.00	1,850.00
6415 · Rodent Removal / Exclusion	800.00	0.00	800.00
<b>6500 · Fire Safety System</b>			
6510 · Fire Alarm Monitor	3,720.08	0.00	3,720.08
6520 · Fire Pump Maintenance & Repair	4,715.00	0.00	4,715.00
<b>Total 6500 · Fire Safety System</b>	<b>8,435.08</b>	<b>0.00</b>	<b>8,435.08</b>
6600 · Elevator Contract & Repair	9,133.45	0.00	9,133.45
<b>Total 6000 · Building - Exterior/Interior</b>	<b>85,724.64</b>	<b>0.00</b>	<b>85,724.64</b>
<b>7000 · Grounds, Pool, &amp; Amenities</b>			
<b>7001 · Landscape &amp; Grounds</b>			
7010 · Lawn Service Contract	14,170.00	0.00	14,170.00
7020 · Landscape Improvements	556.85	0.00	556.85
<b>Total 7001 · Landscape &amp; Grounds</b>	<b>14,726.85</b>	<b>0.00</b>	<b>14,726.85</b>
<b>7200 · Pool Expenses</b>			
<b>7220 · Pool &amp; Pumphouse Maintenance</b>			
7221 · Pool Repairs & Supplies	190.00	0.00	190.00
7240 · Pool Service	3,300.00	0.00	3,300.00
<b>Total 7220 · Pool &amp; Pumphouse Maintenance</b>	<b>3,490.00</b>	<b>0.00</b>	<b>3,490.00</b>
<b>Total 7200 · Pool Expenses</b>	<b>3,490.00</b>	<b>0.00</b>	<b>3,490.00</b>
<b>Total 7000 · Grounds, Pool, &amp; Amenities</b>	<b>18,216.85</b>	<b>0.00</b>	<b>18,216.85</b>

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

January through May 2024

	Operating	Reserves	TOTAL
<b>8000 · Utilities</b>			
8010 · Electricity, Gas, Elev/Entry PH	10,432.55	0.00	10,432.55
8030 · Gas	201.34	0.00	201.34
8040 · Water & Sewer	24,630.50	0.00	24,630.50
8060 · Phone - Ofc, Internet, Elevatr	1,293.30	0.00	1,293.30
8090 · Trash Removal	8,014.72	0.00	8,014.72
<b>Total 8000 · Utilities</b>	<b>44,572.41</b>	<b>0.00</b>	<b>44,572.41</b>
<b>Total 6000 · Operating Expenses</b>	<b>286,430.77</b>	<b>0.00</b>	<b>286,430.77</b>
<b>9100 · Reserves Interest Contributed</b>	<b>0.00</b>	<b>3,218.15</b>	<b>3,218.15</b>
<b>9210 · Pooled Reserve Expense</b>	<b>0.00</b>	<b>120,000.00</b>	<b>120,000.00</b>
<b>9245 · Roof Repair/Replace Expense</b>	<b>0.00</b>	<b>39,994.62</b>	<b>39,994.62</b>
<b>9200 · Additional Items Expense</b>	<b>3,534.00</b>	<b>17,387.72</b>	<b>20,921.72</b>
<b>Total Expense</b>	<b>289,964.77</b>	<b>180,600.49</b>	<b>470,565.26</b>
<b>Net Income</b>	<b>179.39</b>	<b>-55,232.86</b>	<b>-55,053.47</b>

## Lantana Oceanfront COA

## Balance Sheet

As of May 31, 2024

	May 31, 24
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1000 · Bank Accounts	
1100 · OPERATING - TDBANK - 7695	
1110 · Operating - Checking	50,434.11
Total 1100 · OPERATING - TDBANK - 7695	50,434.11
1200 · RESERVES - TDBank & Valley	
1210 · Mkt TDBank - Pooled RSV - 8031	470,889.96
1250 · Checking - VALLEY - 6632	43,013.37
Total 1200 · RESERVES - TDBank & Valley	513,903.33
Total 1000 · Bank Accounts	564,337.44
Total Checking/Savings	564,337.44
<b>Accounts Receivable</b>	
11000 · Accounts Receivable	60,446.35
Total Accounts Receivable	60,446.35
<b>Other Current Assets</b>	
1300 · A/R Lantana Oceanfront	
1310 · A/R - Monthly Assessments	1,323.31
1320 · A/R - Late Fees & Interest	9.47
Total 1300 · A/R Lantana Oceanfront	1,332.78
1500 · Funds in Transit - Owed to	
1510 · Funds due to Operating	-47,328.62
Total 1500 · Funds in Transit - Owed to	-47,328.62
Total Other Current Assets	-45,995.84
Total Current Assets	578,787.95
<b>TOTAL ASSETS</b>	<b>578,787.95</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
2000 · A/P - Master Accounts Payable	56,111.56
Total Accounts Payable	56,111.56
<b>Other Current Liabilities</b>	
2300 · Liabilities	
2370 · Prepaid Assessments	12,938.82
2375 · Special Assessment PPD	743.55
2380 · Funds Due to/from Oper Fund	163,409.35
Total 2300 · Liabilities	177,091.72
Total Other Current Liabilities	177,091.72
Total Current Liabilities	233,203.28
Total Liabilities	233,203.28

Lantana Oceanfront COA

Balance Sheet

As of May 31, 2024

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	<u>May 31, 24</u>
Equity	
2500 · Reserves	
2510 · Pooled Reserves	279,769.46
2520 · Assessments - Reserve	476,402.88
2530 · Pooled Interest	12,155.74
2545 · Roof Repair / Replacement	-114,354.62
2550 · Pool Furniture	-7,343.84
2560 · Pool Fence-Gates	-8,340.00
2570 · Catastrophic Loss Reserve	41,895.96
2580 · Additional Items	-93,440.42
2590 · Asphalt Sealcoat/Repave	-9,933.00
2591 · Doors, Common	-37,293.32
2592 · EV Improvements	-7,710.49
Total 2500 · Reserves	<u>531,808.35</u>
3900 · Retained Earnings	-131,170.21
Net Income	-55,053.47
Total Equity	<u>345,584.67</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>578,787.95</u></b>