



Dependable Property Management, LLC

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Lantana Oceanfront COA, Inc.

MONTHLY REPORTS

November 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)



Lantana Oceanfront COA
Profit & Loss
 November 2024

	Nov 24
Income	
4000 · Revenues/Income	
4110 · Monthly Maintenance (Oper)	55,680.00
4345 · Monthly Reserves Fees	24,000.00
4350 · Reserve Interest	757.39
Total 4000 · Revenues/Income	80,437.39
Total Income	80,437.39
Gross Profit	80,437.39
Expense	
5000 · Operating Expenses	
5100 · General & Administrative	
5110 · Bank Fees	500.00
5120 · Insurance	
5121 · Policy Premium - General/Flood	19,187.90
5122 · Flood Insurance Premium	26,059.00
Total 5120 · Insurance	45,246.90
5130 · Licenses, Permits, Subscription	
5134 · Membership Dues	85.00
Total 5130 · Licenses, Permits, Subscription	85.00
Total 5100 · General & Administrative	45,831.90
5300 · Payroll & Professional Fees	
5320 · Management Company	2,000.00
Total 5300 · Payroll & Professional Fees	2,000.00
6000 · Building - Exterior/Interior	
6100 · Building Repair, Supply, Maint	
6110 · Maintenance Labor	7,292.00
6111 · Janitorial Services	3,328.00
6112 · General Maintenance Repair	245.03
Total 6100 · Building Repair, Supply, Maint	10,865.03
6210 · Garage Doors & Openers	340.00
6410 · Pest Control - Bldg Perimeter	370.00
6415 · Rodent Removal / Exclusion	160.00
6500 · Fire Safety System	
6520 · Fire Pump Maintenance & Repair	265.00
Total 6500 · Fire Safety System	265.00
6600 · Elevator Contract & Repair	4,502.34
Total 6000 · Building - Exterior/Interior	16,502.37
7000 · Grounds, Pool, & Amenities	
7001 · Landscape & Grounds	
7015 · Tree Trim, Shrubs, & Sea Grapes	8,750.00
7060 · Irrigation Repairs & Maint.	1,103.00
Total 7001 · Landscape & Grounds	9,853.00
7200 · Pool Expenses	
7220 · Pool & Pumphouse Maintenance	
7240 · Pool Service	660.00
Total 7220 · Pool & Pumphouse Maintenance	660.00
Total 7000 · Grounds, Pool, & Amenities	10,513.00

Lantana Oceanfront COA
Profit & Loss
November 2024

	<u>Nov 24</u>
8000 · Utilities	
8010 · Electricity	1,532.67
8030 · Gas	40.92
8040 · Water & Sewer	4,507.32
8060 · Phone - Ofc, Internet, Elevatr	243.77
8090 · Trash Removal	1,631.68
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Total 8000 · Utilities	7,956.36
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Total 5000 · Operating Expenses	82,803.63
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9000 · Reserves Activity	
9100 · Contribution to Reserv (BDGT)	
9210 · Pooled Reserve Expense	24,000.00
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Total 9100 · Contribution to Reserv (BDGT)	24,000.00
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Total 9000 · Reserves Activity	24,000.00
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Total Expense	106,803.63
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Net Income	<u><u>-26,366.24</u></u>

Lantana Oceanfront COA
Profit & Loss

January 1 through December 31, 2024

Account Balances

	Jan 24	Feb 24	Mar 24	Apr 24	May 24	Jun 24	Jul 24	Aug 24	Sep 24	Oct 24	Nov 24	Dec 1 - 15, 24	TOTAL
7200 - Pool Expenses													
7200 - Pool & Pumphouse Maintenance	0.00	0.00	190.00	0.00	0.00	0.00	0.00	1,144.00	0.00	0.00	0.00	0.00	1,334.00
7201 - Pool Repairs & Supplies	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	910.00	690.00	690.00	8,170.00
7200 - Pool Services	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	910.00	690.00	690.00	8,170.00
Total 7200 - Pool & Pumphouse Maintenance	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	910.00	690.00	690.00	10,087.00
Total 7200 - Pool Expenses	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	690.00	910.00	690.00	690.00	10,087.00
8000 - Grounds, Foliage, & Amenities	3,507.00	3,996.00	3,996.00	3,996.00	3,841.85	3,978.00	5,786.00	4,890.00	3,996.00	3,648.00	10,513.00	3,997.00	59,593.95
8000 - Utilities	2,935.01	2,291.15	2,935.03	1,702.45	1,790.91	1,479.35	1,479.35	1,821.17	1,610.33	1,448.05	1,821.07	0.00	19,795.77
8000 - Gas	37.96	40.92	40.92	40.92	40.92	40.92	40.92	40.92	40.92	40.92	40.92	0.00	446.56
8000 - Water & Sewer	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	4,638.00	0.00	50,023.38
8000 - Fertilizer	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	1,539.84	0.00	17,861.80
8000 - Tree Removal	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
8000 - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 8000 - Utilities	8,877.81	9,000.91	9,000.91	9,202.23	9,580.74	9,580.74	9,580.74	7,907.62	9,104.85	8,062.49	7,958.33	0.00	90,685.48
Total 8000 - Grounds, Foliage, & Amenities	65,268.12	62,401.82	47,626.29	77,066.23	50,889.44	26,562.68	69,610.28	48,492.74	48,473.20	48,073.19	42,803.63	41,138.00	656,124.42
9000 - Reserves Activity													
9100 - Contribution to Resrvy (BDGT)	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	288,000.00
9200 - Pooled Reserve Expense	1,031.10	1,016.15	1,016.15	1,174.06	1,074.74	1,048.91	1,033.06	896.28	807.58	784.50	0.00	0.00	9,873.59
9300 - Reserves Interest Contributed	25,031.10	25,016.15	25,016.15	25,174.06	25,074.74	25,046.91	25,033.06	24,386.83	24,801.59	24,784.50	24,000.00	24,000.00	297,973.59
9300 - Reserves Expenditures	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9215 - Building Painting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9215.1 - Painting - Residential / CLBHS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9215.2 - Painting - Perimeter Walls	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9215 - Building Painting - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 9215 - Building Painting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9216 - Paint / Resurface - Curbs	791.96	6,943.96	1,426.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,862.05
9220 - Trash Chutes	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9225 - Fire Protection / Alarm Sys	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9230 - Elevator Modernization Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9240 - Roof Repairs/Replaces Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9245 - Roof Repairs/Replaces Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9245.1 - Mansard Roof Repair / Replc	0.00	0.00	14,594.00	25,000.82	0.00	34,975.38	0.00	0.00	0.00	0.00	0.00	0.00	74,570.00
Total 9245 - Roof Repair/Replaces Expense	0.00	0.00	14,594.00	25,000.82	0.00	34,975.38	0.00	0.00	0.00	0.00	0.00	0.00	74,570.00
9255 - Inisher Renovations - CLBHS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9260 - Inisher Renovations - CLBHS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9261 - Inisher Renovations - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 9200 - Reserves Expenditures	791.96	6,943.96	1,426.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,862.05
9900 - Reserves Activity - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 9900 - Reserves Activity	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 9000 - Reserves Activity	25,031.10	25,016.15	25,016.15	25,174.06	25,074.74	25,046.91	25,033.06	24,386.83	24,801.59	24,784.50	24,000.00	24,000.00	297,973.59
Total Expense	86,081.18	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	83,297.25	980,323.66
Net Income	-8,370.08	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-2,666.10	-360,026.96

Lantana Oceanfront COA
Profit & Loss Budget Performance
November 2024

12:55 PM
12/18/24
Accrual Basis

	Nov 24	Budget	\$ Over Budget	Jan - Nov 24	YTD Budget	\$ Over Budget	Annual Budget
Income							
4000 · Revenues/Income							
4110 · Monthly Maintenance (Othr)	55,680.00	55,680.00	0.00	612,480.00	612,480.00	0.00	668,160.00
4345 · Monthly Reserves Fees	24,000.00	24,000.00	0.00	264,000.00	264,000.00	0.00	288,000.00
4350 · Reserve Interest	757.39	666.67	90.72	10,730.98	7,333.33	3,397.65	8,000.00
4510 · Late & Interest Charges	0.00	0.00	0.00	9,586.54			
4520 · Legal & Collection Fees	0.00	0.00	0.00	711.66			
4820 · Homeowner Optional Svcs	0.00	0.00	0.00	9,800.00			
4947 · Lease Application / Renewal Fee	0.00	0.00	0.00	75.00			
4948 · Common Area Keys	0.00	0.00	0.00	750.00			
4949 · Misc Income	0.00	0.00	0.00	0.00			
4954 · Returned Check Charges	0.00	0.00	0.00	20.00			
Total 4000 · Revenues/Income	80,437.39	80,346.67	90.72	908,166.18	883,813.33	24,352.85	964,160.00
Total Income	80,437.39	80,346.67	90.72	908,166.18	883,813.33	24,352.85	964,160.00
Gross Profit	80,437.39	80,346.67	90.72	908,166.18	883,813.33	24,352.85	964,160.00
Expense							
5000 · Operating Expenses							
5100 · General & Administrative							
5110 · Bank Fees	500.00	20.83	479.17	1,028.27	229.17	799.10	250.00
5115 · Accounting & Audit Fees	0.00	375.00	-375.00	0.00	4,125.00	-4,125.00	4,500.00
5120 · Insurance							
5121 · Policy Premium - General/Flood	19,187.90	16,941.67	2,246.23	211,066.90	186,358.33	24,708.57	203,300.00
5122 · Flood Insurance Premium	26,069.00	2,183.92	23,875.08	27,214.00	24,023.08	3,190.92	26,207.00
5217 · Insurance Event 01JAN24	0.00	0.00	0.00	4,653.40			
5218.1 · Insurance Event 01APR2024	0.00	0.00	0.00	22,968.06			
5218.2 · Stlmnt Ck Flood event 01APR24	0.00	-12,968.05	12,968.05				
Total 5218 · Insurance Event 01APR2024	0.00	10,000.01	-10,000.01	10,000.01	0.00	0.00	0.00
Total 5120 · Insurance	45,246.90	19,125.59	26,121.31	252,934.31	210,381.41	42,552.90	229,507.00
5130 · Licenses, Permits, Subscription							
5131 · Elevator Licenses / Inspections	0.00	875.00	-875.00	0.00	0.00	875.00	0.00
5132 · Pool Permits	0.00	350.00	-350.00	0.00	0.00	350.00	0.00
5133 · FL Annual Corp Rpt	0.00	1,456.39	-1,456.39	0.00	0.00	1,456.39	0.00
5134 · Membership Dues	85.00	170.00	-85.00	170.00	170.00	0.00	170.00
5135 · Website & Admin Subscriptions	0.00	122.16	-122.16	0.00	0.00	122.16	0.00
5130 · Licenses, Permits, Subscription - Other	0.00	45.83	-45.83	0.00	0.00	45.83	0.00
Total 5130 · Licenses, Permits, Subscription	85.00	45.83	39.17	2,976.55	504.17	-504.17	550.00
5160 · Office Supplies	0.00	39.17	-39.17	0.00	0.00	39.17	0.00
5165 · Postage, Printing, Copies	0.00	175.00	-175.00	2,353.77	430.83	1,922.94	470.00
5170 · Dues & Subscriptions	0.00	7.08	-7.08	0.00	1,925.00	-1,925.00	2,100.00
5175 · Storage Unit (offsite)	0.00	70.00	-70.00	684.85	77.92	-77.92	85.00
5180 · Miscellaneous Expense	0.00	83.33	-83.33	1,462.71	770.00	-684.85	840.00
5200 · Website and Software	0.00	33.33	-33.33	0.00	916.67	-916.67	1,000.00
Total 5100 · General & Administrative	45,831.90	19,975.16	25,856.74	261,440.46	219,726.84	41,713.62	238,702.00
5300 · Payroll & Professional Fees							
5320 · Management Company	2,000.00	2,000.00	0.00	22,000.00	22,000.00	0.00	24,000.00
5340 · Legal	0.00	666.67	-666.67	4,907.29	7,333.33	-2,426.04	8,000.00
5345 · Legal & Collectn Fees Reimb	0.00	0.00	0.00	510.00			
5350 · Lic, Permits, and Taxes	0.00	8.33	-8.33	0.00	91.67	-91.67	100.00
Total 5300 · Payroll & Professional Fees	2,000.00	2,675.00	-675.00	27,417.29	29,425.00	-2,007.71	32,100.00

Lantana Oceanfront COA
Profit & Loss Budget Performance

November 2024

Accrual Basis

	Nov 24	Budget	\$ Over Budget	Jan - Nov 24	YTD Budget	\$ Over Budget	Annual Budget
6000 - Building - Exterior/Interior							
6100 - Building Repair, Supply, Maint							
6110 - Maintenance Labor	7,292.00	6,686.67	605.33	63,852.00	73,553.33	-9,701.33	80,240.00
6111 - Janitorial Services	3,328.00	3,755.33	-377.33	39,516.00	40,758.67	-1,242.67	44,464.00
6112 - General Maintenance Repair	245.03	1,166.67	-921.64	9,504.39	12,833.33	-3,328.94	14,000.00
6114 - Maint Tool & Equip(Incl Gif Ct)	0.00			1,025.38			
6115 - Maintenance Supplies	0.00	916.67	-916.67	12,130.56	10,083.33	2,047.23	11,000.00
6116 - Janitorial Supplies	0.00			2,929.71			
Total 6100 - Building Repair, Supply, Maint	10,865.03	12,475.34	-1,610.31	128,958.04	137,228.66	-8,270.62	149,704.00
6150 - SA Balconies Expenditures	0.00	416.67	-416.67	0.00	4,583.33	-4,583.33	5,000.00
6200 - Roof Repairs	0.00	183.33	-183.33	3,296.91	2,016.67	1,280.24	2,200.00
6210 - Garage Doors & Openers	340.00	262.50	77.50	1,877.23	2,887.50	-1,010.27	3,150.00
6410 - Pest Control - Bldg Perimeter	370.00	375.00	-5.00	4,070.00	4,125.00	-55.00	4,500.00
6415 - Rodent Removal / Exclusion	180.00	333.33	-173.33	2,035.00	3,666.67	-1,631.67	4,000.00
6500 - Fire Safety System	0.00	833.33	-833.33	4,095.08	9,166.67	-5,071.59	10,000.00
6510 - Fire Alarm Monitor	265.00	1,250.00	-985.00	7,772.46	13,750.00	-5,977.54	15,000.00
6520 - Fire Pump Maintenance & Repair	0.00	2,083.33	-2,083.33	0.00	22,916.67	-22,916.67	25,000.00
6540 - Fire Extinguisher							
Total 6500 - Fire Safety System	265.00	4,166.66	-3,901.66	11,867.54	45,833.34	-33,965.80	50,000.00
6600 - Elevator Contract & Repair	4,502.34	1,333.33	3,169.01	28,961.62	14,666.67	14,294.95	16,000.00
Total 6000 - Building - Exterior/Interior	16,502.37	19,546.16	-3,043.79	181,066.34	215,007.84	-33,941.50	234,554.00
7000 - Grounds, Pool, & Amenities							
7001 - Landscape & Grounds							
7010 - Lawn Service Contract	0.00	2,833.33	-2,833.33	27,360.00	31,166.67	-3,806.67	34,000.00
7015 - Tree Trim, Stumps, & Sea Grapes	8,750.00	250.00	8,500.00	11,150.00	2,700.00	8,400.00	3,000.00
7020 - Landscape Improvements	0.00	833.33	-833.33	556.85	9,166.67	-8,609.82	10,000.00
7030 - Dune Trimming	0.00	1,875.00	-1,875.00	0.00	20,625.00	-20,625.00	22,500.00
7050 - Irrigation Repairs & Maint.	1,103.00	300.00	803.00	1,213.00	3,300.00	-2,087.00	3,600.00
7080 - Fertilizer & Pest Control	0.00	250.00	-250.00	490.00	2,750.00	-2,260.00	3,000.00
Total 7001 - Landscape & Grounds	9,853.00	6,341.66	3,511.34	40,769.85	69,758.34	-28,988.49	76,100.00
7200 - Pool Expenses							
7220 - Pool & Pumphouse Maintenance							
7221 - Pool Repairs & Supplies	0.00	316.67	-316.67	1,917.00	3,483.33	-1,566.33	3,800.00
7240 - Pool Service	660.00	666.67	-6.67	7,510.00	7,333.33	176.67	8,000.00
7220 - Pool & Pumphouse Maintenance - Other	0.00	983.33	-983.33	0.00	10,816.67	-10,816.67	11,800.00
Total 7220 - Pool & Pumphouse Maintenance	660.00	1,966.67	-1,306.67	9,427.00	21,633.33	-12,206.33	23,600.00
Total 7200 - Pool Expenses	660.00	1,966.67	-1,306.67	9,427.00	21,633.33	-12,206.33	23,600.00
Total 7000 - Grounds, Pool, & Amenities	10,513.00	8,308.33	2,204.67	50,196.85	91,391.67	-41,194.82	99,700.00
8000 - Utilities							
8010 - Electricity	1,532.67	2,583.33	-1,050.66	19,760.77	28,416.67	-8,655.90	31,000.00
8030 - Gas	40.92	100.00	-59.08	446.86	1,100.00	-653.14	1,200.00
8040 - Water & Sewer	4,507.32	4,416.67	90.65	53,022.38	48,583.33	4,439.05	53,000.00
8060 - Phone - Ofc, Internet, Elevator	243.77	267.33	-23.56	2,830.67	2,940.67	-110.00	3,208.00
8090 - Trash Removal	1,631.68	1,583.33	48.35	17,804.80	17,416.67	388.13	19,000.00
Total 8000 - Utilities	7,956.36	8,950.66	-994.30	93,865.48	98,457.34	-4,591.86	107,408.00
Total 5000 - Operating Expenses	82,803.63	59,455.31	23,348.32	613,986.42	654,008.69	-40,022.27	713,464.00

Lantana Oceanfront COA
Profit & Loss Budget Performance

November 2024

Accrual Basis

	Nov 24	Budget	\$ Over Budget	Jan - Nov 24	YTD Budget	\$ Over Budget	Annual Budget
9000 · Reserves Activity							
9100 · Contribution to Reserv (BDGT)							
9210 · Pooled Reserve Expense	24,000.00			264,000.00			
9310 · Reserves Interest Contributed	0.00			9,973.59			
Total 9100 · Contribution to Reserv (BDGT)	24,000.00			273,973.59			
9300 · Reserves Expenditures							
9215 · Building Painting							
9245.1 · Painting - Residential / CLBHS	0.00			188,500.00			
9245.2 · Painting - Parapet Walls	0.00			5,301.00			
9215 · Building Painting - Other	0.00			9,600.00			
Total 9215 · Building Painting	0.00			203,401.00			
9216 · Paint / Resurface - Catwalks	0.00			8,050.67			
9220 · Trash Chutes	0.00			6,910.47			
9225 · Fire Protection / Alarm Sys	0.00			7,955.00			
9230 · Elevator Modernization Expense	0.00			24,055.67			
9235 · Entry Access Control Sys	0.00			565.00			
9245 · Roof Repair/Replace Expense	0.00						
9245.1 · Mansard Roof Repair / Replc	0.00			74,970.00			
Total 9245 · Roof Repair/Replace Expense	0.00			74,970.00			
9265 · Interior Renovations - CLBHS	0.00			4,517.50			
9280 · Additional Items Expense	0.00			3,807.50			
9291 · Doors - Common Expense	0.00			10,187.00			
Total 9300 · Reserves Expenditures	0.00			344,419.81			
Total 9000 · Reserves Activity	24,000.00			618,393.40			
Total Expense	106,803.63	59,455.31	47,348.32	1,232,379.82	654,006.69	578,371.13	713,464.00
Net Income	-26,366.24	20,891.36	-47,257.60	-324,213.64	229,804.64	-554,019.28	250,696.00

Lantana Oceanfront COA Profit & Loss by Class

12/18/24

Accrual Basis

November 2024

	Operating	Reserves	TOTAL
Income			
4000 · Revenues/Income			
4110 · Monthly Maintenance (Oper)	55,680.00	0.00	55,680.00
4345 · Monthly Reserves Fees	0.00	24,000.00	24,000.00
4350 · Reserve Interest	0.00	757.39	757.39
Total 4000 · Revenues/Income	55,680.00	24,757.39	80,437.39
Total Income	55,680.00	24,757.39	80,437.39
Gross Profit	55,680.00	24,757.39	80,437.39
Expense			
5000 · Operating Expenses			
5100 · General & Administrative			
5110 · Bank Fees	0.00	500.00	500.00
5120 · Insurance			
5121 · Policy Premium - General/Flood	19,187.90	0.00	19,187.90
5122 · Flood Insurance Premium	26,059.00	0.00	26,059.00
Total 5120 · Insurance	45,246.90	0.00	45,246.90
5130 · Licenses, Permits, Subscription			
5134 · Membership Dues	85.00	0.00	85.00
Total 5130 · Licenses, Permits, Subscription	85.00	0.00	85.00
Total 5100 · General & Administrative	45,331.90	500.00	45,831.90
5300 · Payroll & Professional Fees			
5320 · Management Company	2,000.00	0.00	2,000.00
Total 5300 · Payroll & Professional Fees	2,000.00	0.00	2,000.00
6000 · Building - Exterior/Interior			
6100 · Building Repair, Supply, Maint			
6110 · Maintenance Labor	7,292.00	0.00	7,292.00
6111 · Janitorial Services	3,328.00	0.00	3,328.00
6112 · General Maintenance Repair	245.03	0.00	245.03
Total 6100 · Building Repair, Supply, Maint	10,865.03	0.00	10,865.03
6210 · Garage Doors & Openers	340.00	0.00	340.00
6410 · Pest Control - Bldg Perimeter	370.00	0.00	370.00
6415 · Rodent Removal / Exclusion	160.00	0.00	160.00
6500 · Fire Safety System			
6520 · Fire Pump Maintenance & Repair	265.00	0.00	265.00
Total 6500 · Fire Safety System	265.00	0.00	265.00
6600 · Elevator Contract & Repair	4,502.34	0.00	4,502.34
Total 6000 · Building - Exterior/Interior	16,502.37	0.00	16,502.37
7000 · Grounds, Pool, & Amenities			
7001 · Landscape & Grounds			
7015 · Tree Trim, Shrubs, & Sea Grapes	8,750.00	0.00	8,750.00
7060 · Irrigation Repairs & Maint.	1,103.00	0.00	1,103.00
Total 7001 · Landscape & Grounds	9,853.00	0.00	9,853.00
7200 · Pool Expenses			
7220 · Pool & Pumphouse Maintenance			
7240 · Pool Service	660.00	0.00	660.00
Total 7220 · Pool & Pumphouse Maintenance	660.00	0.00	660.00
Total 7200 · Pool Expenses	660.00	0.00	660.00
Total 7000 · Grounds, Pool, & Amenities	10,513.00	0.00	10,513.00
8000 · Utilities			
8010 · Electricity	1,532.67	0.00	1,532.67
8030 · Gas	40.92	0.00	40.92
8040 · Water & Sewer	4,507.32	0.00	4,507.32
8060 · Phone - Ofc, Internet, Elevatr	243.77	0.00	243.77
8090 · Trash Removal	1,631.68	0.00	1,631.68
Total 8000 · Utilities	7,956.36	0.00	7,956.36
Total 5000 · Operating Expenses	82,303.63	500.00	82,803.63

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12/18/24

Accrual Basis

Lantana Oceanfront COA Profit & Loss by Class

November 2024

	<u>Operating</u>	<u>Reserves</u>	<u>TOTAL</u>
9000 · Reserves Activity			
9100 · Contribution to Reserv (BDGT)			
9210 · Pooled Reserve Expense	24,000.00	0.00	24,000.00
Total 9100 · Contribution to Reserv (BDGT)	24,000.00	0.00	24,000.00
Total 9000 · Reserves Activity	24,000.00	0.00	24,000.00
Total Expense	106,303.63	500.00	106,803.63
Net Income	<u>-50,623.63</u>	<u>24,257.39</u>	<u>-26,366.24</u>

Lantana Oceanfront COA
Profit & Loss by Class

January 1 through December 18, 2024

	Catastrophic Loss	Operating	Reserves	Unclassified	TOTAL
Income					
4000 · Revenues/Income					
4949 · Misc Income	0.00	0.00	0.00	0.00	0.00
4954 · Returned Check Charges	0.00	20.00	0.00	0.00	20.00
4947 · Lease Application / Renewal Fee	0.00	150.00	0.00	0.00	150.00
4620 · Legal & Collection Fees	0.00	711.66	0.00	0.00	711.66
4948 · Common Area Keys	0.00	700.00	0.00	50.00	750.00
4510 · Late & Interest Charges	0.00	9,588.54	0.00	0.00	9,588.54
4820 · Homeowner Optional Svcs	0.00	9,800.00	0.00	0.00	9,800.00
4350 · Reserve Interest	0.00	926.34	6,804.64	0.00	10,730.98
4345 · Monthly Reserves Fees	0.00	0.00	288,000.00	0.00	288,000.00
4110 · Monthly Maintenance (Oper)	0.00	668,160.00	0.00	0.00	668,160.00
Total 4000 · Revenues/Income	0.00	690,066.54	297,804.64	50.00	987,921.18
Total Income	0.00	690,066.54	297,804.64	50.00	987,921.18
Gross Profit	0.00	680,086.54	297,804.64	50.00	987,921.18
Expense					
5000 · Operating Expenses					
5300 · Payroll & Professional Fees					
5345 · Legal & Collectn Fees Reimb	0.00	510.00	0.00	0.00	510.00
5340 · Legal	0.00	4,807.29	0.00	0.00	4,807.29
5320 · Management Company	0.00	24,000.00	0.00	0.00	24,000.00
Total 5300 · Payroll & Professional Fees	0.00	29,417.29	0.00	0.00	29,417.29
7000 · Grounds, Pool, & Amenities					
7200 · Pool Expenses					
7220 · Pool & Pumphouse Maintenance					
7221 · Pool Repairs & Supplies	0.00	1,917.00	0.00	0.00	1,917.00
7240 · Pool Service	0.00	8,170.00	0.00	0.00	8,170.00
Total 7220 · Pool & Pumphouse Maintenance	0.00	10,087.00	0.00	0.00	10,087.00
Total 7200 · Pool Expenses	0.00	10,087.00	0.00	0.00	10,087.00
7001 · Landscape & Grounds					
7030 · Dune Trimming	0.00	1.00	0.00	0.00	1.00
7080 · Fertilizer & Pest Control	0.00	490.00	0.00	0.00	490.00
7020 · Landscape Improvements	0.00	558.85	0.00	0.00	558.85
7060 · Irrigation Repairs & Maint.	0.00	1,213.00	0.00	0.00	1,213.00
7015 · Tree Trim, Shrubs, & Sea Grapes	0.00	11,150.00	0.00	0.00	11,150.00
7010 · Lawn Service Contract	0.00	30,096.00	0.00	0.00	30,096.00
Total 7001 · Landscape & Grounds	0.00	43,506.85	0.00	0.00	43,506.85
Total 7000 · Grounds, Pool, & Amenities	0.00	53,593.85	0.00	0.00	53,593.85
8000 · Utilities					
8030 · Gas	0.00	446.86	0.00	0.00	446.86
8060 · Phone - Ofc, Internet, Elevatr	0.00	2,830.67	0.00	0.00	2,830.67
8090 · Trash Removal	0.00	17,804.80	0.00	0.00	17,804.80
8010 · Electricity	0.00	19,760.77	0.00	0.00	19,760.77
8040 · Water & Sewer	0.00	53,022.38	0.00	0.00	53,022.38
Total 8000 · Utilities	0.00	93,865.48	0.00	0.00	93,865.48
6000 · Building - Exterior/Interior					
6415 · Rodent Removal / Exclusion	0.00	2,035.00	0.00	0.00	2,035.00
6210 · Garage Doors & Openers	0.00	2,152.23	0.00	0.00	2,152.23
6200 · Roof Repairs	0.00	3,296.91	0.00	0.00	3,296.91
6410 · Pest Control - Bldg Perimeter	0.00	4,440.00	0.00	0.00	4,440.00
6500 · Fire Safety System					
6510 · Fire Alarm Monitor	0.00	4,095.08	0.00	0.00	4,095.08
6520 · Fire Pump Maintenance & Repair	0.00	7,772.46	0.00	0.00	7,772.46
Total 6500 · Fire Safety System	0.00	11,867.54	0.00	0.00	11,867.54
6600 · Elevator Contract & Repair	0.00	30,931.62	0.00	0.00	30,931.62
6100 · Building Repair, Supply, Maint					
6114 · Maint Tool & Equip(Incl Gif Ct)	0.00	1,025.38	0.00	0.00	1,025.38
6116 · Janitorial Supplies	0.00	3,980.59	0.00	0.00	3,980.59
6112 · General Maintenance Repair	0.00	7,558.28	1,948.11	0.00	9,504.39
6115 · Maintenance Supplies	0.00	11,998.29	648.40	0.00	12,644.69
6111 · Janitorial Services	0.00	42,844.00	0.00	0.00	42,844.00
6110 · Maintenance Labor	0.00	70,391.00	0.00	0.00	70,391.00
Total 6100 · Building Repair, Supply, Maint	0.00	137,793.54	2,596.51	0.00	140,390.05
Total 6000 · Building - Exterior/Interior	0.00	192,516.84	2,596.51	0.00	195,113.35
5100 · General & Administrative					
5115 · Accounting & Audit Fees	0.00	1.00	0.00	0.00	1.00
6175 · Storage Unit (offsite)	0.00	684.85	0.00	0.00	684.85
6110 · Bank Fees	0.00	528.27	600.00	0.00	1,028.27
6160 · Office Supplies	0.00	2,353.77	0.00	0.00	2,353.77
5130 · Licenses, Permits, Subscription					
6134 · Membership Dues	0.00	170.00	0.00	0.00	170.00
6135 · Website & Admin Subscriptns	0.00	300.21	0.00	0.00	300.21
6132 · Pool Permits	0.00	350.00	0.00	0.00	350.00
6131 · Elevator Licenses / Inspections	0.00	875.00	0.00	0.00	875.00
6133 · FL Annual Corp Rpt	0.00	1,459.39	0.00	0.00	1,459.39
Total 5130 · Licenses, Permits, Subscription	0.00	3,154.60	0.00	0.00	3,154.60
5180 · Miscellaneous Expense	0.00	6,626.75	0.00	0.00	6,626.75
5120 · Insurance					
5217 · Insurance Event 01JAN24	4,653.40	0.00	0.00	0.00	4,653.40
5218 · Insurance Event 01APR2024					
6218.2 · Stlmt CK Flood event 01APR24	0.00	-12,968.05	0.00	0.00	-12,968.05
6218.1 · Insurance Event 01APR2024	22,968.06	0.00	0.00	0.00	22,968.06
Total 5218 · Insurance Event 01APR2024	22,968.06	-12,968.05	0.00	0.00	10,000.01
6122 · Flood Insurance Premium	0.00	28,377.00	0.00	0.00	28,377.00
6121 · Policy Premium - General/Flood	0.00	230,254.80	0.00	0.00	230,254.80
Total 5120 · Insurance	27,621.46	245,663.75	0.00	0.00	273,285.21
Total 5100 · General & Administrative	27,621.46	259,012.99	500.00	0.00	287,134.45
Total 5000 · Operating Expenses	27,621.46	628,406.45	3,096.51	0.00	659,124.42

Lantana Oceanfront COA
Profit & Loss by Class

January 1 through December 18, 2024

Accrual Basis

	Catastrophic Loss	Operating	Reserves	Unclassified	TOTAL
9000 - Reserves Activity					
9000 - Reserves Activity - Other	0.00	0.00	24,000.00	0.00	24,000.00
9100 - Contribution to Reserv (BDGT)					
9310 - Reserves Interest Contributed	0.00	926.34	9,047.25	0.00	9,973.59
9210 - Pooled Reserve Expense	0.00	192,000.00	96,000.00	0.00	288,000.00
Total 9100 - Contribution to Reserv (BDGT)	0.00	192,926.34	105,047.25	0.00	297,973.59
9300 - Reserves Expenditures					
9235 - Entry Access Control Sys	0.00	565.00	0.00	0.00	565.00
9280 - Additional Items Expense	0.00	0.00	3,807.50	0.00	3,807.50
9285 - Interior Renovations - CLBHS	0.00	0.00	4,517.50	0.00	4,517.50
9220 - Trash Chutes	0.00	0.00	6,910.47	0.00	6,910.47
9225 - Fire Protection / Alarm Sys	0.00	7,955.00	0.00	0.00	7,955.00
9216 - Paint / Resurface - Catwalks	0.00	303.60	8,050.67	0.00	8,354.27
9291 - Doors - Common Expense	0.00	0.00	10,187.00	0.00	10,187.00
9230 - Elevator Modernization Expense	0.00	0.00	46,682.33	0.00	46,682.33
9245 - Roof Repair/Replace Expense					
9245.1 - Mansard Roof Repair / Replc	0.00	0.00	74,970.00	0.00	74,970.00
Total 9245 - Roof Repair/Replace Expense	0.00	0.00	74,970.00	0.00	74,970.00
9215 - Building Painting					
9215.2 - Painting - Parapet Walls	0.00	0.00	5,301.00	0.00	5,301.00
9215 - Building Painting - Other	0.00	9,600.00	0.00	0.00	9,600.00
9215.1 - Painting - Residential / CLBHS	0.00	0.00	188,500.00	0.00	188,500.00
Total 9215 - Building Painting	0.00	9,600.00	193,801.00	0.00	203,401.00
Total 9300 - Reserves Expenditures	0.00	16,423.60	348,926.47	0.00	367,350.07
Total 9000 - Reserves Activity	0.00	211,349.94	477,973.72	0.00	689,323.66
Total Expense	27,821.46	839,756.39	481,070.23	0.00	1,348,448.08
Net Income	-27,821.46	-149,689.85	-183,265.59	50.00	-360,526.90

Lantana Oceanfront COA
Balance Sheet by Class

As of November 30, 2024

	Catastrophic Loss	Operating	Reserves	Special Assessment	Unclassified	TOTAL
ASSETS						
Current Assets						
Checking/Savings						
1000 · Bank Accounts						
1008 · Operating - CIT						
1026 · CIT - Special Assessment	0.00	-5,496.67	0.00	5,496.67	0.00	0.00
Total 1008 · Operating - CIT	0.00	-5,496.67	0.00	5,496.67	0.00	0.00
1019 · Reserves - CIT						
1026 · CIT - Catastrophic Loss Account	0.00	-48.67	48.67	0.00	0.00	0.00
Total 1019 · Reserves - CIT	0.00	-48.67	48.67	0.00	0.00	0.00
1100 · OPERATING - TDBANK - 7695						
1110 · Operating - Checking	-27,621.46	195,025.73	-246,459.21	101,831.43	1,618.00	24,394.49
1120 · Special Assessments	0.00	18,222.38	458.62	-18,679.00	0.00	0.00
1100 · OPERATING - TDBANK - 7695 - Other	0.00	-43,589.82	-5,533.58	3,250.00	98,841.00	52,767.60
Total 1100 · OPERATING - TDBANK - 7695	-27,621.46	169,658.29	-251,536.17	86,402.43	100,259.00	77,162.09
1200 · RESERVES - TDBank & Valley						
1210 · Mkt TDBank - Pooled RSV - 8031	0.00	-22,424.10	446,989.60	0.00	-50,000.00	374,545.50
1250 · Checking - VALLEY - 6632	0.00	48.67	43,172.61	0.00	0.00	43,221.18
Total 1200 · RESERVES - TDBank & Valley	0.00	-22,375.43	490,142.11	0.00	-50,000.00	417,766.66
Total 1000 · Bank Accounts	-27,621.46	141,737.52	238,654.61	91,899.10	50,259.00	494,928.77
Total Checking/Savings	-27,621.46	141,737.52	238,654.61	91,899.10	50,259.00	494,928.77
Accounts Receivable						
11000 · Accounts Receivable	0.00	66,551.42	22,667.25	1,753.65	-50,209.00	40,763.22
Total Accounts Receivable	0.00	66,551.42	22,667.25	1,753.65	-50,209.00	40,763.22
Other Current Assets						
1300 · A/R Lantana Oceanfront						
1310 · A/R - Monthly Assessments	0.00	1,323.31	0.00	0.00	0.00	1,323.31
1320 · A/R - Late Fees & Interest	0.00	9.47	0.00	0.00	0.00	9.47
Total 1300 · A/R Lantana Oceanfront	0.00	1,332.78	0.00	0.00	0.00	1,332.78
1500 · Funds In Transit - Owed to						
1510 · Funds due to Operating	0.00	-161,880.80	129,546.28	0.00	0.00	-32,334.62
Total 1500 · Funds in Transit - Owed to	0.00	-161,880.80	129,546.28	0.00	0.00	-32,334.62
Total Other Current Assets	0.00	-160,548.12	129,546.28	0.00	0.00	-31,001.84
Total Current Assets	-27,621.46	47,740.82	390,868.14	93,652.65	50.00	604,680.15
TOTAL ASSETS	-27,621.46	47,740.82	390,868.14	93,652.65	50.00	604,680.15
LIABILITIES & EQUITY						
Liabilities						
Current Liabilities						
Accounts Payable						
2000 · A/P - Master Accounts Payable	-25,794.22	95,517.38	-164,083.46	0.00	0.00	-94,360.30
Total Accounts Payable	-25,794.22	95,517.38	-164,083.46	0.00	0.00	-94,360.30
Other Current Liabilities						
2300 · Liabilities						
2365 · Due to Reserves	0.00	0.00	24,000.00	0.00	0.00	24,000.00
2370 · Prepaid Assessments	0.00	12,938.82	0.00	0.00	0.00	12,938.82
2375 · Special Assessment PPD	0.00	0.00	0.00	743.65	0.00	743.55
2380 · Funds Due to/from Oper Fund	0.00	0.00	123,414.73	0.00	0.00	123,414.73
Total 2300 · Liabilities	0.00	12,938.82	147,414.73	743.65	0.00	161,097.10
Total Other Current Liabilities	0.00	12,938.82	147,414.73	743.65	0.00	161,097.10
Total Current Liabilities	-25,794.22	108,456.20	-16,668.73	743.65	0.00	66,736.80
Total Liabilities	-25,794.22	108,456.20	-16,668.73	743.65	0.00	66,736.80
Equity						
2500 · Reserves						
2510 · Pooled Reserves	0.00	0.00	467,678.09	0.00	0.00	467,678.09
2520 · Assessments - Reserve	0.00	0.00	476,402.88	0.00	0.00	476,402.88
2530 · Pooled Interest	0.00	0.00	18,911.18	0.00	0.00	18,911.18
2545 · Roof Repair / Replacement	0.00	0.00	-24,390.62	0.00	0.00	-24,390.62
2550 · Pool Furniture	0.00	0.00	-7,343.84	0.00	0.00	-7,343.84
2560 · Pool Fence-Gates	0.00	0.00	-8,340.00	0.00	0.00	-8,340.00
2570 · Catastrophic Loss Reserve	25,794.22	0.00	43,723.20	0.00	0.00	69,517.42
2580 · Additional Items	0.00	-3,988.90	-51,952.81	0.00	0.00	-55,941.71
2590 · Asphalt Sealcoat/Repave	0.00	0.00	-9,933.00	0.00	0.00	-9,933.00
2591 · Doors, Common	0.00	0.00	-27,106.32	0.00	0.00	-27,106.32
2592 · EV Improvements	0.00	0.00	-7,710.49	0.00	0.00	-7,710.49
Total 2500 · Reserves	25,794.22	-3,988.90	869,936.27	0.00	0.00	891,743.59
3900 · Retained Earnings	0.00	78,673.16	-167,270.28	-40,979.48	0.00	-129,576.60
Net Income	-27,621.46	-136,003.25	-160,638.93	0.00	50.00	-324,213.64
Total Equity	-1,827.24	-61,318.99	542,029.06	-40,979.48	50.00	437,953.35
TOTAL LIABILITIES & EQUITY	-27,621.46	47,137.21	626,360.33	-40,235.93	50.00	604,680.15
UNBALANCED CLASSES	0.00	603.61	-134,492.19	133,888.58	0.00	-0.00