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10/07/25
Accrual Basis

Deeg Pond Condominium Association
Profit & Loss Budget Performance
September 2025

	Sep 25	Budget	Jan - Sep 25	YTD Budget	Annual Bud...
Ordinary Income/Expense					
Income					
4000 · Operating Income					
4001 · Monthly Dues - Operating	14,798.00	14,798.00	133,182.00	133,182.00	177,576.00
4101 · Late Fee	30.00		30.00		
4102 · NSF Fee	0.00		60.00		
4700 · Operating Interest	515.33	0.00	1,531.63	1,328.00	1,328.00
4855 · Reimbursement Income	0.00		70.00		
Total 4000 · Operating Income	15,343.33	14,798.00	134,873.63	134,510.00	178,904.00
Total Income	15,343.33	14,798.00	134,873.63	134,510.00	178,904.00
Gross Profit	15,343.33	14,798.00	134,873.63	134,510.00	178,904.00
Expense					
5100 · Administration					
5110 · Management Contract	1,055.00	1,055.00	9,495.00	9,495.00	12,660.00
5111 · Audit/Tax Services/Property Tax	0.00	0.00	1,509.70	1,507.00	1,507.00
5112 · Legal Fees	0.00	0.00	0.00	300.00	300.00
5120 · Insurance	7,595.91	7,595.91	62,772.42	62,747.42	87,054.33
5130 · Closing Fees	0.00		0.00		
5140 · Meetings	0.00	0.00	0.00	220.00	220.00
5150 · Website	0.00	0.00	156.95	156.95	156.95
5160 · Office Expense/Mailings	9.03	30.00	174.38	1,285.00	1,375.00
5170 · Bank Charges	30.00		60.00		
Total 5100 · Administration	8,689.94	8,680.91	74,168.45	75,711.37	103,273.28
5200 · Utilities					
5210 · Electricity	83.50	85.00	723.49	765.00	1,020.00
5220 · Water - Usage	600.47	1,300.00	1,877.98	2,530.00	6,230.00
5225 · City - Hydrant; Sidewalk; Base	201.09	203.00	2,035.59	1,062.00	1,671.00
5230 · Sanitation	985.56	986.00	8,870.04	8,874.00	11,832.00
Total 5200 · Utilities	1,870.62	2,574.00	13,507.10	13,231.00	20,753.00
5400 · Grounds Operations					
5410 · Grounds Contract	2,978.56	2,976.00	26,538.36	26,523.00	35,451.00
5415 · Grounds Contract - Tax	242.01	241.80	1,452.06	1,450.80	1,692.60
5420 · Misc Winter/Salt	0.00	0.00	4,098.00	3,000.00	6,000.00
Total 5400 · Grounds Operations	3,220.57	3,217.80	32,088.42	30,973.80	43,143.60
5500 · Repair Expenditures					
5510 · General Repairs and Maintenace	0.00	0.00	0.00	2,134.12	2,134.12
5520 · Roofs	0.00	0.00	125.00	900.00	1,200.00
5522 · Gutter Repair/Maintenance	0.00	0.00	0.00	200.00	200.00
5530 · Siding - Repair/Paint/Brick	0.00	0.00	585.00	700.00	700.00
5554 · Concrete - Sidewalk/Stoop/Drive	0.00	0.00	0.00	600.00	600.00
5560 · Landscape Repairs	0.00	0.00	0.00	500.00	500.00
5562 · Tree/Shrub Work	0.00	0.00	0.00	500.00	500.00
5568 · Irrigation	708.00	700.00	2,257.82	4,900.00	5,900.00
Total 5500 · Repair Expenditures	708.00	700.00	2,967.82	10,434.12	11,734.12
5855 · Reimbursement Expense	0.00		70.00		
Total Expense	14,489.13	15,172.71	122,801.79	130,350.29	178,904.00
Net Ordinary Income	854.20	-374.71	12,071.84	4,159.71	0.00
Other Income/Expense					
Other Income					
6001 · Monthly Dues - Replacement	7,938.00	7,938.00	71,442.00	71,442.00	95,256.00
6700 · Replacement Reserve Interest	556.97	20.00	1,864.62	1,348.00	1,408.00
Total Other Income	8,494.97	7,958.00	73,306.62	72,790.00	96,664.00

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Other Expense					
7500 · Replacement Reserve Accounts					
7522 · Gutter Replacement	0.00	0.00	0.00	3,000.00	3,000.00
7530 · Siding-Replacement/Paint/Brick	0.00	0.00	0.00	4,197.00	4,197.00
7540 · Deck Replacement	12,142.00	0.00	16,853.00	37,060.00	37,060.00
7550 · Asphalt - Drive/Rd Replacement	0.00		3,000.00		
7554 · Concrete-/Walk/Stoop/Drive Repl	0.00	0.00	0.00	15,000.00	15,000.00
7560 · Landscape Replacement	0.00	0.00	16,668.03	16,668.00	16,668.00
7562 · Tree/Shrub Replacement					
7562.1 · Tree Pruning	0.00	0.00	9,685.05	10,000.00	10,000.00
7562.4 · Tree Treatments	0.00	0.00	3,178.86	2,403.67	2,403.67
Total 7562 · Tree/Shrub Replacement	0.00	0.00	12,863.91	12,403.67	12,403.67
7568 · Irrigation Replacement	0.00	0.00	2,346.00	12,215.00	12,215.00
Total 7500 · Replacement Reserve Accounts	12,142.00	0.00	51,730.94	100,543.67	100,543.67
Total Other Expense	12,142.00	0.00	51,730.94	100,543.67	100,543.67
Net Other Income	-3,647.03	7,958.00	21,575.68	-27,753.67	-3,879.67
Net Income	**-2,792.83**	**7,583.29**	**33,647.52**	**-23,593.96**	**-3,879.67**