

Watch Hill
Profit & Loss Budget Performance
 August 2020 through July 2021

	<u>Aug '20 - ...</u>	<u>Budget</u>	<u>Aug '20 - ...</u>	<u>YTD Budget</u>	<u>Annual B...</u>
Income					
Operating Income					
40000 · Operating Dues	93,889.00	93,492.00	93,889.00	93,492.00	93,492.00
41000 · Miscellaneous Income					
41005 · Laundry Income	0.00	0.00	0.00	0.00	0.00
Total 41000 · Miscellaneous Income	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total Operating Income	<u>93,889.00</u>	<u>93,492.00</u>	<u>93,889.00</u>	<u>93,492.00</u>	<u>93,492.00</u>
Reserve Income					
45000 · Replacement Reserve Dues	21,096.00	21,096.88	21,096.00	21,096.88	21,096.88
45005 · Replacement Reserve Interest	8.18	170.31	8.18	170.31	170.31
45020 · Special Assessment	65,994.00	66,000.00	65,994.00	66,000.00	66,000.00
Total Reserve Income	<u>87,098.18</u>	<u>87,267.19</u>	<u>87,098.18</u>	<u>87,267.19</u>	<u>87,267.19</u>
Total Income	<u>180,987.18</u>	<u>180,759.19</u>	<u>180,987.18</u>	<u>180,759.19</u>	<u>180,759.19</u>
Gross Profit	<u>180,987.18</u>	<u>180,759.19</u>	<u>180,987.18</u>	<u>180,759.19</u>	<u>180,759.19</u>
Expense					
Operating Expenses					
50010 · Accounting					
50015 · Tax Preparation	0.00	300.00	0.00	300.00	300.00
Total 50010 · Accounting	<u>0.00</u>	<u>300.00</u>	<u>0.00</u>	<u>300.00</u>	<u>300.00</u>
50070 · Meeting Expense	0.00	10.20	0.00	10.20	10.20
50100 · Management Fees	18,661.08	18,661.08	18,661.08	18,661.08	18,661.08
50210 · Insurance	7,842.28	7,563.84	7,842.28	7,563.84	7,563.84
50220 · Water & Sewer	14,036.00	14,057.86	14,036.00	14,057.86	14,057.86
50230 · In-Unit Amenities					
50231 · In-Unit Cable	8,737.30	7,718.04	8,737.30	7,718.04	7,718.04
50232 · In-Unit Internet	6,123.15	5,481.96	6,123.15	5,481.96	5,481.96
Total 50230 · In-Unit Amenities	<u>14,860.45</u>	<u>13,200.00</u>	<u>14,860.45</u>	<u>13,200.00</u>	<u>13,200.00</u>
50250 · Waste Removal	3,322.31	3,769.92	3,322.31	3,769.92	3,769.92
50276 · Snow Removal					
50271 · Plowing	2,541.00	4,200.00	2,541.00	4,200.00	4,200.00
50275 · Roof Snow and Ice Removal	942.50	2,200.00	942.50	2,200.00	2,200.00
50276 · Snow Removal - Other	2,852.50	3,500.00	2,852.50	3,500.00	3,500.00
Total 50276 · Snow Removal	<u>6,336.00</u>	<u>9,900.00</u>	<u>6,336.00</u>	<u>9,900.00</u>	<u>9,900.00</u>
50290 · Security & Fire Safety					
50291 · Alarm Phone	333.20	475.20	333.20	475.20	475.20
50292 · Alarm Monitoring	1,562.26	1,199.76	1,562.26	1,199.76	1,199.76
50295 · Alarm System Repairs	0.00	200.00	0.00	200.00	200.00

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50296 · Alarm Inspection	195.00	1,200.00	195.00	1,200.00	1,200.00
50290 · Security & Fire Safety - Other	350.00		350.00		
Total 50290 · Security & Fire Safety	2,440.46	3,074.96	2,440.46	3,074.96	3,074.96
50320 · General Building Maintenance					
50321 · Gen. Bldg. Maint. Supplies	180.87	500.00	180.87	500.00	500.00
50320 · General Building Maintenance - O...	6,952.16	3,500.00	6,952.16	3,500.00	3,500.00
Total 50320 · General Building Maintenance	7,133.03	4,000.00	7,133.03	4,000.00	4,000.00
50325 · Pest Control	460.00	920.00	460.00	920.00	920.00
50330 · Plumbing and Heating	1,607.50	1,000.00	1,607.50	1,000.00	1,000.00
50360 · Grounds & Parking					
50361 · G&P Maintenance	2,790.89	1,200.00	2,790.89	1,200.00	1,200.00
50362 · G&P Supplies	1,629.98	300.00	1,629.98	300.00	300.00
50360 · Grounds & Parking - Other	172.50	720.00	172.50	720.00	720.00
Total 50360 · Grounds & Parking	4,593.37	2,220.00	4,593.37	2,220.00	2,220.00
50370 · Roof Maintenance	0.00	500.00	0.00	500.00	500.00
50400 · Utilities					
50403 · Natural Gas	11,150.93	11,490.74	11,150.93	11,490.74	11,490.74
50404 · Electric	6,172.16	6,000.00	6,172.16	6,000.00	6,000.00
50405 · Tiger Nat. gas phone line	170.99	0.00	170.99	0.00	0.00
Total 50400 · Utilities	17,494.08	17,490.74	17,494.08	17,490.74	17,490.74
51000 · Miscellaneous Expense					
51001 · Bank Service Charges	619.98	600.00	619.98	600.00	600.00
51002 · Licenses and Permits	38.00	43.00	38.00	43.00	43.00
51003 · Postage and Delivery	0.00	10.00	0.00	10.00	10.00
51004 · Check Stock	0.00	0.00	0.00	0.00	0.00
51005 · Legal and Professional Fees	0.00	0.00	0.00	0.00	0.00
51000 · Miscellaneous Expense - Other	0.00	50.00	0.00	50.00	50.00
Total 51000 · Miscellaneous Expense	657.98	703.00	657.98	703.00	703.00
54000 · Hot Tub					
54010 · Hot Tub Maint.	2,667.08	600.00	2,667.08	600.00	600.00
54020 · Hot Tub Supplies	99.41	200.00	99.41	200.00	200.00
Total 54000 · Hot Tub	2,766.49	800.00	2,766.49	800.00	800.00
Total Operating Expenses	102,211.03	98,171.60	102,211.03	98,171.60	98,171.60
60000 · Reserve Expenses					
60010 · Siding Resurfacing & Repair	12,481.11	500.00	12,481.11	500.00	500.00
60015 · Siding Replacement	5,209.00	1,000.00	5,209.00	1,000.00	1,000.00
60030 · Plumbing & Heating					

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Bldg. B					
60033 · Bldg. B HoldingTanks	0.00	0.00	0.00	0.00	0.00
Total Bldg. B	0.00	0.00	0.00	0.00	0.00
Bldg.A					
60032 · Bldg. A Boiler	43,400.00	36,430.00	43,400.00	36,430.00	36,430.00
Total Bldg.A	43,400.00	36,430.00	43,400.00	36,430.00	36,430.00
60030 · Plumbing & Heating - Other	1,411.80		1,411.80		
Total 60030 · Plumbing & Heating	44,811.80	36,430.00	44,811.80	36,430.00	36,430.00
60050 · Asphalt					
60051 · Sealant	0.00	0.00	0.00	0.00	0.00
60052 · Overlay	0.00	0.00	0.00	0.00	0.00
60053 · Crack Fill	0.00	0.00	0.00	0.00	0.00
Total 60050 · Asphalt	0.00	0.00	0.00	0.00	0.00
60060 · Hot Tub	1,296.75	500.00	1,296.75	500.00	500.00
60070 · Exterior Walkway Carpet	0.00	0.00	0.00	0.00	0.00
60075 · Building Entryways	1,006.25	0.00	1,006.25	0.00	0.00
60080 · Tree Removal	0.00	0.00	0.00	0.00	0.00
60105 · Decking	0.00	0.00	0.00	0.00	0.00
60110 · Contingency	0.00	8,000.00	0.00	8,000.00	8,000.00
60000 · Reserve Expenses - Other	0.00	0.00	0.00	0.00	0.00
Total 60000 · Reserve Expenses	64,804.91	46,430.00	64,804.91	46,430.00	46,430.00
Total Expense	167,015.94	144,601.60	167,015.94	144,601.60	144,601.60
Net Income	13,971.24	36,157.59	13,971.24	36,157.59	36,157.59