

SUMMARY	ACTUAL 2023 - Q1	BUDGET 2023 - Q1	B 2023 vs Q1 2023	%
Revenues	825,711	831,916	(6,204)	-1%
TOTAL REVENUES	825,711	831,916	(6,204)	-1%
Admin & General	312,697	312,755	(58)	0%
Maintenance	261,283	269,747	(8,464)	-3%
Pool & Beach	125,903	118,643	7,261	6%
Common Areas	26,289	24,029	2,260	9%
Utilities	99,734	95,200	4,534	5%
TOTAL EXPENSES	825,907	820,374	5,534	1%
Insurance Assessment	(1,138,588)	(1,140,358)	1,770	0%
Insurance Expenses	1,138,588	1,140,358	(1,770)	0%
Management Fee	-	-	-	-
TOTAL INSURANCE	-	-	-	0%
Capex Reserve Assessment	(48,402)	(48,402)	-	0%
Major Reserve Assessment	(80,670)	(80,670)	-	0%
Reserve Fund	129,072	129,072	-	0%
TOTAL RESERVE FUND	-	-	-	-
INCOME/ (LOSS)	(196)	11,542	(11,738)	-102%

ADMIN & GENERAL

REVENUES	ACTUAL 2023 - Q1	BUDGET 2023 - Q1	B 2023 vs Q1 2023	%
Strata Fees	679,658	679,658	(1)	0%
Strata Garage Fees	19,289	19,289	1	0%
Watersport Contribution	-	-	-	-
Maintenance Revenue	96,980	105,000	(8,020)	-8%
Income from water	5,165	5,400	(235)	-4%
Income from power	16,775	16,800	(25)	0%
Income from cable	5,400	5,265	135	3%
Income from pest control	536	504	32	6%
Other Income	1,908	-	-	-
Interest Income	-	-	-	-
TOTAL REVENUES	825,711	831,916	(6,204)	-1%

PAYROLL EXPENSES

PAYROLL EXPENSES	ACTUAL 2023 - Q1	BUDGET 2023 - Q1	B 2023 vs Q1 2023	%
Security Payroll	63,936	57,330	6,606	12%
Supplemental pay	7,653	6,880	773	11%
Employee meals	7,494	5,495	2,000	36%
Bonus provision	-	-	-	-
Employee housing	-	-	-	-
Payroll taxes	7,667	6,421	1,246	19%
TOTAL PAYROLL & BENEFITS	86,750	76,125	10,624	14%

OTHER EXPENSES	
Bank Charges	465
Work Permits	6,707
Security Services & supplies	10,261
Surveillance systems	-
Telephone	180
D & O Liability Insurance	8,076
Gym	12,978
Management Fee	183,306
Other expenses	2,755
Strata Lot Management Fees	-
Travelling expenses	1,400
TOTAL OTHER EXPENSES	225,948

	465	465
	6,707	7,500
	10,261	16,600
	-	
	180	
	8,076	8,202
	12,978	12,978
	183,306	183,305
	2,755	6,000
	-	-
	1,400	1,400
TOTAL OTHER EXPENSES	225,948	236,630

	-	0%
	(793)	-11%
	(6,339)	-38%
	(180)	-100%
	(126)	-2%
	-	0%
	1	0%
	(3,245)	-54%
	-	0%
TOTAL OTHER EXPENSES	(10,682)	-5%

DEPARTMENTAL INCOME	
Dpt. Income (Profit)/Loss	513,014

513,014	519,161
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(6,147)	-1%
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MAINTENANCE	
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PAYROLL EXPENSES	
Maintenance	50,622
Grounds	45,942
Sewage treatment plant	2,505
Supplemental pay	9,037
Employee Meals	8,014
Bonus provision	2,135
Employee housing	9,401
Payroll taxes	9,247
TOTAL PAYROLL & BENEFITS	136,903

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
50,622	54,384
45,942	48,204
2,505	2,504
9,037	7,284
8,014	7,440
2,135	1,607
9,401	16,500
9,247	8,990
TOTAL PAYROLL & BENEFITS	146,912

B 2023 vs Q1 2023	%
(3,762)	-7%
(2,262)	-5%
2	0%
1,753	24%
574	8%
528	33%
(7,099)	-43%
257	3%
(10,009)	-7%

OTHER EXPENSES	
Automobile	4,982
A/C related	869
Maintenance supplies	53,144
Building maintenance	-
Office supplies	-
Uniforms	27
Painting & decoration	239
Electrical & bulbs	2,793
Locks & Keys	-
Hurricane	3,000
Elevator	12,450
Garbage removal	9,630
Telephone	571
Fire protection	1,713
Grounds & Landscaping	12,054
Other expenses	1,824
Sewage treatment	21,084
TOTAL OTHER EXPENSES	124,381

	2,100
	2,250
	51,000
	-
	225
	2,100
	4,500
	3,000
	4,500
	-
	450
	480
	211
	1,563
	3,054
	324
	84
TOTAL OTHER EXPENSES	122,835

2,882	137%
(1,381)	-61%
2,144	4%
-	#DIV/0!
(225)	-100%
(2,073)	-99%
(4,261)	-95%
(207)	-7%
(4,500)	-100%
450	4%
480	5%
211	59%
1,563	1042%
3,054	34%
324	22%
84	0%
1,546	1%

DEPARTMENTAL INCOME	
Dpt. Income (Profit)/Loss	261,283

261,283	269,747
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(8,464)	-3%
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POOL & BEACH	
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PAYROLL EXPENSES	
Pool & Beach	59,738
Supplemental pay	9,149
Employee Meals	7,207
Bonus provision	
Employee housing	4,388
Payroll taxes	8,908
Allocation Management Co.	(44,695)
TOTAL PAYROLL & BENEFITS	44,695

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
59,738	55,125
9,149	5,513
7,207	4,785
4,388	3,600
8,908	5,513
(44,695)	(37,268)
TOTAL PAYROLL & BENEFITS	44,695

B 2023 vs Q1 2023	%
4,613	8%
3,636	66%
2,422	51%
788	22%
3,396	62%
(7,428)	20%
TOTAL PAYROLL & BENEFITS	7,428

OTHER EXPENSES	
Pool & beach supplies	7,692
Pool & beach umbrella. & furn	-
Watersport supplies	5,310
Telephone	-
Uniforms	-
Laundry	117,429
Miscellaneous	-
Allocation Management Co.	(64,331)
Swimming pool chemicals	13,500
Swimming pool repairs	-
Watersport repairs	1,608
TOTAL OTHER EXPENSES	81,208

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
7,692	8,250
-	600
5,310	1,200
-	450
-	3,150
117,429	105,000
-	300
(64,331)	(59,475)
13,500	15,600
-	1,800
1,608	4,500
TOTAL OTHER EXPENSES	81,208

B 2023 vs Q1 2023	%
(558)	-7%
(600)	-100%
4,110	343%
(450)	-100%
(3,150)	-100%
12,429	12%
(300)	-100%
(4,856)	8%
(2,100)	-13%
(1,800)	-100%
(2,892)	-64%
TOTAL OTHER EXPENSES	(167)

DEPARTMENTAL INCOME	
Dpt. Income (Profit)/Loss	125,903

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
125,903	118,643

B 2023 vs Q1 2023	%
7,261	6%

COMMON AREA	
PAYROLL EXPENSES	
Common area	13,458
Total Payroll Expenses	
Supplemental pay	3,308
Employee Meals	6,231
Bonus provision	-
Employee housing	-
Payroll taxes	2,166
Total Benefits	11,706
Payroll & Benefits	
	25,164
TOTAL PAYROLL & BENEFITS	25,164

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
13,458	13,860
3,308	2,079
6,231	4,500
-	-
2,166	1,940
Total Benefits	11,706
	8,519
25,164	22,379
TOTAL PAYROLL & BENEFITS	25,164

B 2023 vs Q1 2023	%
(402)	-3%
1,229	59%
1,731	38%
226	12%
3,187	37%
2,785	12%
-	
TOTAL PAYROLL & BENEFITS	2,785

OTHER EXPENSES	
Cleaning supplies	1,125
Purchase allocation	
Miscellaneous	450
TOTAL OTHER EXPENSES	1,125

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
1,125	1,200
450	

B 2023 vs Q1 2023	%
(75)	-6%
-	
(450)	-100%
(525)	-32%

DEPARTMENTAL INCOME	
Dpt. Income (Profit)/Loss	26,289

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
26,289	24,029

B 2023 vs Q1 2023	%
2,260	9%

ENERGY

OTHER EXPENSES
Electricity
Water
Gas
TOTAL OTHER EXPENSES

ACTUAL 2023 - Q1	BUDGET 2023 - Q1
63,697	63,900
16,027	13,800
20,011	17,500
99,734	95,200

B 2023 vs Q1 2023	%
(203)	0%
2,227	16%
2,511	14%
4,534	5%