

Westridge Condominium Assoc

Profit and Loss

January - December 2023

	TOTAL
Income	
OP Dues	194,500.00
Total Income	\$194,500.00
GROSS PROFIT	\$194,500.00
Expenses	
Administrative Expense	
Accountant	410.00
Corporate Filing Fee/Taxes	25.00
Insurance Premiums	27,063.88
Management Fees	10,717.45
Management Fees - Additional	348.88
Meeting Expense	0.00
Office Supplies - Admin	276.00
Total Administrative Expense	38,841.21
Cleaning & Upkeep	
Cleaning & Upkeep - Labor-CA	7,762.50
Holiday Decorations	1,628.75
Maintenance - Elevator-CA	15,011.87
Maintenance/Repair Supplies-CA	6,835.53
Maintenance/Repairs Labor-CA	8,670.44
Roof Shoveling	3,478.96
Snow Removal	22,320.94
Snowmelt Sys. Maint.	4,429.70
Window Washing	3,850.00
Total Cleaning & Upkeep	73,988.69
Common Area	
Contingency	15,080.47
Landscape	
Flowers	2,905.28
Landscape Maintenance	12,004.27
Sprinkler System - Common Area	2,924.70
Trees	572.00
Total Landscape	18,406.25

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Utilities	
Electricity - Common Area	19,577.04
Fire Sprinkler - Common Area	1,705.50
Fire suppression - Nitrogen	8,340.24
Total Fire Sprinkler - Common Area	10,045.74
Natural Gas - Common Area	25,128.10
Telephone - Common Area	5,622.64
Trash - Common Area	6,201.60
Water & Sewer - Common Area	32,224.58
Total Utilities	98,799.70
Total Common Area	132,286.42
Merchant deposit fees	129.00
QuickBooks Payments Fees	1,205.17
Trash In & Out	3,525.00
Water Damage	0.00
Total Expenses	\$249,975.49
NET OPERATING INCOME	\$ -55,475.49
Other Income	
Capital Reserve Dues	48,763.88
Interest Earned	74.71
Special Assessment	30,138.20
Total Other Income	\$78,976.79
Other Expenses	
Capital Reserve Expenses	
Fire Sprinkler -Cap Res	18,623.18
Heat Tape Repair -Cap Res	1,596.50
Landscape Improvements -Cap Res	3,440.00
Total Capital Reserve Expenses	23,659.68
Total Other Expenses	\$23,659.68
NET OTHER INCOME	\$55,317.11
NET INCOME	\$ -158.38