3:08 PM
12/11/23
Accrual Basis

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Penthouse Towers Association, Inc.
Profit & Loss Budget vs. Actual
January through November 2023

	Jan - Nov 23	Budget	$ Over Budget
Ordinary Income/Expense			
Income			
4000 · Maintenance Assessments	1,216,786.99	1,216,650.40	136.59
4110 · Laundry Income Token Sales	15.00		
4020 · Apartment Care	16,000.00	23,100.00	(7,100.00)
4025 · Leases and Sales	2,450.00	4,125.00	(1,675.00)
4035 · Call Out Fees	180.00	220.00	(40.00)
4040 · Admin & Interest Late Charges	1,907.22	1,650.00	257.22
4045 · Int. Income - Operat. Fund	218.37	275.00	(56.63)
4052 · Income - Other	2.95	3,666.67	(3,663.72)
Total Income	1,237,560.53	1,249,687.07	(12,126.54)
Expense			
6000 · Repairs and Maintenace			
6020 · Beach Cleaning	9,260.22	4,766.67	4,493.55
6016 · Fire Protection	13,463.54	17,141.67	(3,678.13)
6014 · Elevator Maint & Service	33,482.13	19,800.00	13,682.13
6013 · Lawn & Landscaping	30,708.08	32,083.33	(1,375.25)
6012 · Refuse Removal	22,396.52	15,583.33	6,813.19
6011 · Pest Control	2,312.09	7,333.33	(5,021.24)
6004 · Pool Maint & Supplies	12,308.85	8,708.33	3,600.52
6006 · Washer/Dryer Repairs	5,193.48	3,666.67	1,526.81
6003 · Electric/Plumbing Repairs	27,465.93	36,666.67	(9,200.74)
6002 · Bldg Maint Repairs & Supp	47,730.82	50,416.67	(2,685.85)
6010 · A/C & Cooling Towers	17,176.03	11,000.00	6,176.03
Total 6000 · Repairs and Maintenace	221,497.69	207,166.67	14,331.02

Penthouse Towers Association, Inc.

Profit & Loss Budget vs. Actual

January through November 2023

	Jan - Nov 23	Budget	$ Over Budget
6150 · Utilities			
6152 · Cable Television	88,941.26	86,166.67	2,774.59
6151 · Water	61,758.88	65,541.62	(3,782.74)
6153 · Telephone	7,100.58	6,416.67	683.91
6154 · Sewer	51,713.95	51,333.34	380.61
6156 · Electric	49,916.03	47,520.00	2,396.03
6157 · Bottled Gas & Natural Gas	10,168.43	13,983.65	(3,815.22)
Total 6150 · Utilities	269,599.13	270,961.95	(1,362.82)
6190 · Condo Insurance			
6191 · Flood Insurance	21,237.18	23,833.34	(2,596.16)
6192 · Condo Pkg Policy Bldg & Liab	395,600.15	395,600.00	0.15
Total 6190 · Condo Insurance	416,837.33	419,433.34	(2,596.01)
6200 · General & Administrative Exp			
6205 · Bookkeeping & Other	7,886.43	12,026.67	(4,140.24)
6203 · Audit & Income Taxes	7,474.97	5,958.33	1,516.64
6208 · Bank Service Charges	811.64		
6202 · Legal/Assoc	7,759.92	9,166.67	(1,406.75)
6211 · Federal Income Tax Expense	0.00	916.67	(916.67)
6207 · Office Expenses	9,762.29	6,325.00	3,437.29
6212 · License,Fee, Corp Tax	1,144.00	1,420.83	(276.83)
Total 6200 · General & Administrative Exp	34,839.25	35,814.17	(974.92)
6300 · Payroll Expenses			
6308 · Salaries and Wages	243,857.78	263,181.42	(19,323.64)
6310 · FICA	19,633.45	20,166.67	(533.22)
6327 · Payroll Taxes - Other	0.00	916.67	(916.67)
Total 6300 · Payroll Expenses	263,491.23	284,264.76	(20,773.53)

Penthouse Towers Association, Inc.

Profit & Loss Budget vs. Actual

January through November 2023

	Jan - Nov 23	Budget	$ Over Budget
6350 · Emplyee Insurance			
6355 · Health Insurance	28,150.45	24,750.00	3,400.45
6360 · Insurance Workers Comp	4,765.00	5,958.33	(1,193.33)
Total 6350 · Emplyee Insurance	32,915.45	30,708.33	2,207.12
Total Expense	1,239,180.08	1,248,349.22	(9,169.14)
Net Ordinary Income	(1,619.55)	1,337.85	(2,957.40)
Net Income	(1,619.55)	1,337.85	(2,957.40)

Penthouse Towers Association, Inc.
Balance Sheet
As of November 30, 2023

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	Nov 30, 23
ASSETS	
Current Assets	
Checking/Savings	
1000 · Cash - Operating Fund	
1015 · Cash/Petty	25.00
1002 · City Nat Operating Fund	144,006.49
Total 1000 · Cash - Operating Fund	144,031.49
1050 · Cash - Contingency/Projects	
1052 · South State -- Contingency Fund	211,741.54
1057 · City Nat. Concrete Assess	4,506.13
1054 · City Nat Spec. Assess Elevators	47,184.20
1053 · City Nat R 2 - Washer Dryer	18,702.31
Total 1050 · Cash - Contingency/Projects	282,134.18
Total Checking/Savings	426,165.67
Accounts Receivable	
ACCOUNTS RECEIVABLE	
1200 · Account Receivables - Owners	3,760.97
Total ACCOUNTS RECEIVABLE	3,760.97
Total Accounts Receivable	3,760.97
Other Current Assets	
1310 · Prepaid Insurance	46,476.43
1315 · Prepaid Expenses	13,110.39
Total Other Current Assets	59,586.82
Total Current Assets	489,513.46
TOTAL ASSETS	489,513.46
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	(1,227.89)
Total Accounts Payable	(1,227.89)

Penthouse Towers Association, Inc.
Balance Sheet
As of November 30, 2023

		Nov 30, 23
Other Current Liabilities		
2211 · Prepaid Owner Maintenance		1,008.20
2210 · Accrued Expenses - Elevators		47,000.00
2207 · Accrued Expenses - Operations		25,009.97
2215 · Federal Income Tax Payable		156.00
2300 · Deferred Maint Assessment Inc...		109,162.66
2301 · Deferred Contingency Fund		329,068.06
Total Other Current Liabilities		511,404.89
Total Current Liabilities		510,177.00
Total Liabilities		510,177.00
Equity		
Reserves - Deferred Maintenance		
S/A - Concrete/Painting	10,032.67	
S/A - Elevators	139.00	
Reserves - Washer/Dryer	23,563.03	
Reserves - Interest	293.65	
Total Reserves - Deferred Maintenance		34,028.35
3200 · Retained Earnings		(53,072.34)
Net Income		(1,619.55)
Total Equity		(20,663.54)
TOTAL LIABILITIES & EQUITY		489,513.46