

Omega Condo NO 6 Inc.
Plantation, FL

Financial Statement
July 2024

Prepared For
The Board Of Directors

By:

USA Management
9000 Sheridan St, Suite166
Pembroke Pines, FL 33024

Omega 6 Condominium Association
Balance Sheet
As of July 31, 2024

	<u>Jul 31, 24</u>
ASSETS	
Current Assets	
Checking/Savings	
Bank of America Op (2526)	114,924.28
Total Checking/Savings	114,924.28
Accounts Receivable	
Accounts Receivable	13,194.36
Total Accounts Receivable	13,194.36
Total Current Assets	128,118.64
TOTAL ASSETS	128,118.64
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	355.67
Total Accounts Payable	355.67
Other Current Liabilities	
Reserves Cont	140,431.26
Tenant Security Deposits Held	2,150.00
Total Other Current Liabilities	142,581.26
Total Current Liabilities	142,936.93
Total Liabilities	142,936.93
Equity	
Retained Earnings	67,800.29
Net Income	-82,618.58
Total Equity	-14,818.29
TOTAL LIABILITIES & EQUITY	128,118.64

Omega 6 Condominium Association
Profit & Loss Budget Performance

July 2024

	Jul 24	Budget	Jan - Jul 24	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Credit Check	0.00	50.00	150.00	350.00	600.00
Late Fee	125.00	33.33	600.00	233.35	400.00
Maint Fee	15,936.00	16,000.00	111,552.09	112,000.00	192,000.00
SA	0.00		25.00		
Total Income	16,061.00	16,083.33	112,327.09	112,583.35	193,000.00
Expense					
Admin					
Accounting Fee	0.00		60.00		
Legal Fees	0.00	41.67	0.00	291.65	500.00
License & Permits	0.00	27.58	61.25	193.10	331.00
Postage / Office Supplies	0.00	14.58	86.27	102.10	175.00
Postage and Delivery	8.97		37.77		
Professional Fees	0.00		60.00		
Property Management Fees	370.00	460.00	3,130.00	3,220.00	5,520.00
Screening Expense	0.00	23.33	70.00	163.35	280.00
Taxes	0.00	0.00	350.00	350.00	350.00
Total Admin	378.97	567.16	3,855.29	4,320.20	7,156.00
Assoc Dues					
Rec Council	1,930.18	1,903.00	15,541.59	13,321.00	22,836.00
Recreation Lease	1,602.00	1,602.00	11,214.00	11,214.00	19,224.00
Total Assoc Dues	3,532.18	3,505.00	26,755.59	24,535.00	42,060.00
Building					
Backflow Testing	0.00	12.08	0.00	84.60	145.00
Building Supplies	0.00	25.00	105.07	175.00	300.00
Elevator Expense	775.58	416.67	2,574.63	2,916.66	5,000.00
Fire Equip Service & Inspection	0.00	83.33	806.97	583.35	1,000.00
Janitorial Expense	800.00	600.00	6,750.00	4,200.00	7,200.00
Landscaping and Groundskeeping	0.00	41.67	0.00	291.65	500.00
Misc Expense	0.00	3.25	0.00	22.75	39.00
Non-Allocated Contingency Fund	0.00	158.33	0.00	1,108.35	1,800.00
Pest Control	134.00	133.33	938.00	933.35	1,600.00
Repairs and Maintenance	1,345.00	833.33	5,653.00	5,833.35	10,000.00
Total Building	3,054.58	2,306.99	16,827.67	16,149.05	27,684.00
Building Inspections	0.00		1,575.00		
Building Insurance Exp					
Insurance Expense	0.00	7,083.33	125,248.45	49,583.35	85,000.00
Total Building Insurance Exp	0.00	7,083.33	125,248.45	49,583.35	85,000.00
Utilities					
Bulk Trash Pick Up	0.00	41.67	0.00	291.65	500.00
Electric	120.98	133.33	1,625.80	933.35	1,600.00
Gas	781.21	750.00	5,115.35	5,250.00	9,000.00
Sanitation	622.78	583.33	4,426.96	4,083.35	7,000.00
Water & Sewer	1,328.02	1,083.33	9,515.56	7,583.35	13,000.00
Total Utilities	2,852.99	2,591.66	20,683.67	18,141.70	31,100.00
Total Expense	9,818.72	16,054.14	194,945.67	112,729.30	193,000.00
Net Ordinary Income	6,242.28	29.19	-82,618.58	-145.95	0.00
Net Income	6,242.28	29.19	-82,618.58	-145.95	0.00