

Harborside Condominium Trust
Balance Sheet
As of November 30, 2021

	Nov 30, 21
ASSETS	
Current Assets	
Checking/Savings	
Operating Account - EBSB	131,250.43
Reserve Account - EBSB	184,811.82
Total Checking/Savings	316,062.25
Accounts Receivable	
Accounts Receivable	4,215.08
Total Accounts Receivable	4,215.08
Total Current Assets	320,277.33
TOTAL ASSETS	320,277.33
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	-4,000.00
Total Accounts Payable	-4,000.00
Total Current Liabilities	-4,000.00
Total Liabilities	-4,000.00
Equity	
Opening Balance Equity	1,058,632.14
Retained Earnings	-770,707.00
Net Income	36,352.19
Total Equity	324,277.33
TOTAL LIABILITIES & EQUITY	320,277.33

Harborside Condominium Trust
Profit & Loss Budget Performance
November 2021

	Nov 21	Budget	Jan - Nov 21	YTD Budget	Annual Budget
Income					
Income					
Condominium Fee Income	25,005.00	36,904.16	401,280.44	405,945.84	442,850.00
Interest Income	3.01	12.50	200.93	137.50	150.00
Reserve Account Contribution	-4,000.00	-3,808.00	-44,000.00	-41,892.00	-45,700.00
Total Income	21,008.01	33,108.66	357,481.37	364,191.34	397,300.00
Total Income	21,008.01	33,108.66	357,481.37	364,191.34	397,300.00
Expense					
Administrative					
Insurance expenses - Flood	0.00	0.00	77,491.00	80,000.00	80,000.00
Insurance Expenses - Master Pol	5,891.90	4,583.00	50,980.30	50,417.00	55,000.00
Management Fee	875.00	875.00	9,625.00	9,625.00	10,500.00
Postage & Delivery Expenses	113.25	20.00	1,057.70	230.00	250.00
Professional Services	187.50	833.33	8,874.28	9,166.67	10,000.00
Tax & Tax Preparation	0.00	0.00	450.00	1,000.00	1,000.00
Total Administrative	7,067.65	6,311.33	148,478.28	150,438.67	156,750.00
Common Services					
Cleaning Expenses	378.00	416.66	3,474.00	4,583.34	5,000.00
Extermination Expense	257.00	166.66	2,490.28	1,833.34	2,000.00
Landscape Service Expense	495.00	850.00	10,499.80	7,650.00	8,500.00
Security Expense	0.00	200.00	2,328.45	2,300.00	2,500.00
Snow Removal Expense	0.00	0.00	9,350.00	9,000.00	12,000.00
Trash Removal Expenses	1,229.00	1,333.33	13,911.00	14,666.67	16,000.00
Total Common Services	2,359.00	2,966.65	42,053.53	40,033.35	46,000.00
Docks					
Dock Contribution	0.00	0.00	5,400.00	5,400.00	5,400.00
Insurance - Dock	0.00	6,250.00	11,948.33	6,250.00	6,250.00
Total Docks	0.00	6,250.00	17,348.33	11,650.00	11,650.00
Maintenance / Repair					
Capital Improvement Repairs	0.00	833.33	0.00	9,166.67	10,000.00
D Building Egress	0.00	0.00	24,091.24	100,000.00	100,000.00
Drainage /Parking Lot (Other)	0.00	833.33	20,642.23	9,166.67	10,000.00
Maintenance & Repair Bldg B In	0.00		1,846.98		
Maintenance & Repair Expenses	5,178.56	1,000.00	43,502.16	12,400.00	13,400.00
Sea Wall Maintenance	0.00	0.00	10,125.67	20,000.00	20,000.00
Total Maintenance / Repair	5,178.56	2,666.66	100,208.28	150,733.34	153,400.00
Reconciliation Discrepancies	0.00		-1.00		
Reserve Account Contribution Ex	0.00		0.00		
Utilities					
Cable Expense	3,239.78	1,200.00	16,500.36	12,800.00	14,000.00
Electricity Expense	382.25	400.00	4,008.51	4,600.00	5,000.00
Natural Gas Expense	30.58	32.50	300.10	367.50	400.00
Telephone Conference Line Expen	0.00	0.00	0.00	0.00	100.00
Water & Sewer Expense	0.00	825.00	8,250.40	9,175.00	10,000.00
Total Utilities	3,652.61	2,457.50	29,059.37	26,942.50	29,500.00
Total Expense	18,257.82	20,652.14	337,146.79	379,797.86	397,300.00
Net Income	2,750.19	12,456.52	20,334.58	-15,606.52	0.00