

FOUR SEASONS OF ROMAR BEACH CONDO OWNERS' ASSN., INC.

Statements of Revenues and Expenses

For the twelve months ended December 31, 2024

	2024	2024	Proposed
	Estimated Actual	2024	2025
	TOTAL	budget	Budget
Ordinary Income/Expense			
Income			
4000 · Assessments - operating	506,484.72	506,484.72	596,484.68
4013 · Assessments - insurance	799,999.74	1,000,000.00	780,000.00
4006 · Beach commission	6,899.00	6,000.00	7,000.00
4035 · Guest registration	101,095.15	100,000.00	100,000.00
4095 · Interest - operating	269.73	425.00	350.00
4020 · Late fees	1,476.20	1,000.00	1,200.00
4025 · Late fees - assessment	950.00	0.00	0.00
Total Income	1,417,174.54	1,613,909.72	1,485,034.68
Expense			
6000 · Accounting	22,875.00	22,000.00	22,000.00
6050 · Bank service charges	137.11	250.00	200.00
6168 · Elevator contract	24,144.30	24,000.00	25,000.00
6169 · Elevator maintenance	2,497.40	1,500.00	2,500.00
6179 · Fire protection	12,676.23	8,800.00	8,800.00
6180 · Insurance	791,516.16	1,000,000.00	780,000.00
6200 · Interest expense	19,159.43	21,000.00	19,000.00
6203 · Landscaping	34,239.00	12,000.00	18,000.00
6205 · Landscaping supplies	274.57	275.00	275.00
6210 · Legal and professional	1,000.00	0.00	0.00
6230 · Licenses and permits	1,214.00	1,150.00	1,200.00
6234 · Maintenance contract	69,466.44	70,000.00	70,000.00
6235 · Management fee	32,866.08	33,000.00	33,000.00
6236 · Meetings	946.14	1,000.00	1,000.00
6238 · Monthly trash room service	6,261.40	3,220.00	3,000.00
6243 · Office expense	1,717.66	600.00	1,500.00
6247 · Pest control	3,833.00	3,348.00	3,600.00
6250 · Postage	216.00	210.00	210.00
6285 · Guest registration sales/adm ex	10,221.25	14,000.00	12,000.00
6291 · Rent - Alabama land pier	1,742.79	550.00	2,000.00
6300 · Repairs - building	27,533.41	18,006.72	122,749.68
6330 · Repairs - equipment	14,753.68	10,000.00	10,000.00
6305 · Repairs - pier	1,448.68	3,000.00	2,000.00
6310 · Repairs - pool	5,902.55	3,000.00	3,000.00
6312 · Repairs - pool (retile outdoor)	2,875.00	0.00	0.00
6325 · Repairs - sewer clean-out	6,435.00	6,000.00	6,500.00
6333 · Security	169,974.68	180,000.00	180,000.00
6334 · Security camera & monitoring	3,833.76	3,900.00	3,900.00

6332 · Supplies	4,470.76	4,000.00	4,500.00
6337 · Supplies - pool	5,386.94	4,500.00	5,000.00
6340 · Telephone	6,900.26	8,600.00	7,000.00
6398 · Utilities - cable tv & internet	36,279.88	49,000.00	40,000.00
6390 · Utilities - gas and electric	29,585.78	30,000.00	30,000.00
6393 · Utilities - sewer	24,864.00	19,000.00	25,000.00
6395 · Utilities - trash pickup	14,235.00	20,000.00	15,000.00
6397 · Utilities - water	51,167.10	38,000.00	52,000.00
6399 · Window cleaning	5,100.00	0.00	5,100.00
Total Expense	1,448,025.01	1,613,909.72	1,515,034.68
Net Ordinary Income	-30,850.47	0.00	-30000.00
Other Income/Expense			
Other Income			
4098 · Assessments - future repairs	56,276.04	56,276.04	66,276.08
4120 · Assessments - elevator	0.00	0.00	0.00
4125 · Assessments - stairwell	337,092.61	0.00	0.00
4015 · Ins. proceeds - miscellaneous	14,460.00	0.00	0.00
4096 · Interest - reserve	36,207.53	25,000.00	30,000.00
Total Other Income	444,036.18	81,276.04	96,276.08
Other Expense			
Monthly transfer to reserves	56,276.04	81,276.04	66,276.08
 6339 · Repairs - stairwell	 337,092.61	 0.00	 0.00
6320 · Repairs - insurance claim	14,460.00	0.00	0.00
Total Other Expense	407,828.65	81,276.04	66,276.08
Net Other Income	36,207.53	0.00	30000.00
Net Income	5,357.06	0.00	0.00