



Income Statement - Operating

THE EDGE CONDOMINIUM ASSOCIATION, INC.

12/31/2024

Date:5/7/2025

Time:4:09 pm

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Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
OPERATING INCOME							
INCOME							
60100-00 ASSOCIATION FEES	\$29,166.58	\$29,166.63	(\$0.05)	\$351,021.70	\$350,000.00	\$1,021.70	\$350,000.00
60150-00 PREPAIDS	6,500.00	-	6,500.00	5,850.54	-	5,850.54	-
60200-00 LATE FEES/FINES	(5,100.00)	-	(5,100.00)	5,862.00	-	5,862.00	-
60300-00 STORAGE FEE	230.00	279.13	(49.13)	2,743.98	3,350.00	(606.02)	3,350.00
60400-00 KEY & LOCK FEES	-	-	-	145.00	-	145.00	-
60500-00 MOVE IN/MOVE OUT FEES	-	66.63	(66.63)	4,400.00	800.00	3,600.00	800.00
Total INCOME	\$30,796.58	\$29,512.39	\$1,284.19	\$370,023.22	\$354,150.00	\$15,873.22	\$354,150.00
OTHER INCOME							
70100-00 INTEREST	922.81	-	922.81	4,038.65	-	4,038.65	-
70200-00 CAPITAL CONTRIBUTION	-	-	-	1,696.34	-	1,696.34	-
70300-00 RESERVE CONTRIBUTION	(44,687.23)	-	(44,687.23)	4,000.00	-	4,000.00	-
Total OTHER INCOME	(\$43,764.42)	\$-	(\$43,764.42)	\$9,734.99	\$-	\$9,734.99	\$-
Total OPERATING INCOME	(\$12,967.84)	\$29,512.39	(\$42,480.23)	\$379,758.21	\$354,150.00	\$25,608.21	\$354,150.00
OPERATING EXPENSE							
UTILITIES							
80100-00 ELECTRIC - COMMON AREA	1,693.79	1,811.37	117.58	20,925.69	21,736.00	810.31	21,736.00
80200-00 GAS - COMMON AREA	2,658.43	1,093.63	(1,564.80)	9,426.16	13,124.00	3,697.84	13,124.00
80300-00 WATER & SEWER	5,000.00	1,835.37	(3,164.63)	25,617.87	22,024.00	(3,593.87)	22,024.00
80400-00 CABLE	139.24	166.63	27.39	1,795.70	2,000.00	204.30	2,000.00
Total UTILITIES	\$9,491.46	\$4,907.00	(\$4,584.46)	\$57,765.42	\$58,884.00	\$1,118.58	\$58,884.00
REPAIRS & MAINT.							
81000-00 CARPET CLEANING	-	250.00	250.00	2,152.61	3,000.00	847.39	3,000.00
81100-00 CLEANING SERVICE & SUPPLIES	841.00	850.00	9.00	11,280.70	10,200.00	(1,080.70)	10,200.00
81200-00 CLEANING - GARAGE	-	158.37	158.37	1,795.00	1,900.00	105.00	1,900.00
81300-00 ELECTRICAL REPAIRS	-	125.00	125.00	746.41	1,500.00	753.59	1,500.00
81400-00 ELEVATOR - CONTRACT	2,256.27	625.00	(1,631.27)	23,081.09	7,500.00	(15,581.09)	7,500.00
81600-00 GARAGE DOOR REPAIR	2,920.00	183.37	(2,736.63)	10,766.00	2,200.00	(8,566.00)	2,200.00
81700-00 HVAC - CONTRACT	-	191.63	191.63	2,909.62	2,300.00	(609.62)	2,300.00
81800-00 HVAC - REPAIRS & SUPPLIES	8,186.67	125.00	(8,061.67)	16,087.89	1,500.00	(14,587.89)	1,500.00
81900-00 MAINTENANCE - GENERAL	47,342.79	1,666.63	(45,676.16)	71,674.79	20,000.00	(51,674.79)	20,000.00
81950-00 MAINTENANCE - SUPPLIES	6.94	66.63	59.69	518.87	800.00	281.13	800.00
82000-00 MAT SERVICE	168.87	77.12	(91.75)	1,190.85	925.00	(265.85)	925.00
82100-00 PLUMBING	-	375.00	375.00	6,041.84	4,500.00	(1,541.84)	4,500.00
82200-00 REFUSE REMOVAL	969.38	1,008.37	38.99	10,759.60	12,100.00	1,340.40	12,100.00
82300-00 SNOW REMOVAL & SUPPLIES	1,442.00	708.37	(733.63)	8,424.00	8,500.00	76.00	8,500.00
82400-00 WINDOW CLEANING	-	558.37	558.37	6,420.00	6,700.00	280.00	6,700.00
82500-00 ROOF MAINTENANCE	-	583.37	583.37	5,760.00	7,000.00	1,240.00	7,000.00
Total REPAIRS & MAINT.	\$64,133.92	\$7,552.23	(\$56,581.69)	\$179,609.27	\$90,625.00	(\$88,984.27)	\$90,625.00
LANDSCAPING/GROUNDS							
83000-00 LANDSCAPE IMPROVEMENTS	-	416.63	416.63	485.00	5,000.00	4,515.00	5,000.00
83100-00 LAWN SPRINKLER & IRRIGATION REPAIRS	-	250.00	250.00	1,077.68	3,000.00	1,922.32	3,000.00
83200-00 LANDSCAPING CONTRACT	-	583.37	583.37	6,540.82	7,000.00	459.18	7,000.00
83300-00 PLANTS & FLOWERS	-	100.00	100.00	-	1,200.00	1,200.00	1,200.00
Total LANDSCAPING/GROUNDS	\$-	\$1,350.00	\$1,350.00	\$8,103.50	\$16,200.00	\$8,096.50	\$16,200.00
RECREATIONAL FACILITIES							
84000-00 FITNESS CENTER EXPENSE	-	41.63	41.63	301.04	500.00	198.96	500.00
Total RECREATIONAL FACILITIES	\$-	\$41.63	\$41.63	\$301.04	\$500.00	\$198.96	\$500.00
SAFETY SERVICES							
85000-00 ALARMS & MONITORING	104.57	291.63	187.06	5,251.32	3,500.00	(1,751.32)	3,500.00
85100-00 FIRE EXTINGUISHERS & MAINTENANCE	-	83.37	83.37	3,267.43	1,000.00	(2,267.43)	1,000.00
Total SAFETY SERVICES	\$104.57	\$375.00	\$270.43	\$8,518.75	\$4,500.00	(\$4,018.75)	\$4,500.00
ADMINISTRATIVE							
86000-00 ACCOUNTING SERVICES	-	22.88	22.88	195.00	275.00	80.00	275.00



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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
86050-00 INCOME TAX DUE	\$-	\$25.00	\$25.00	\$157.00	\$300.00	\$143.00	\$300.00
86100-00 LEGAL COUNSEL FEES	(147.42)	83.37	230.79	3,533.08	1,000.00	(2,533.08)	1,000.00
86200-00 LICENSES, FEES & PERMITS	-	4.13	4.13	50.00	50.00	-	50.00
86400-00 ADMINISTRATIVE EXPENSE	417.60	41.63	(375.97)	1,379.26	500.00	(879.26)	500.00
86500-00 TELEPHONE	99.99	125.00	25.01	1,199.88	1,500.00	300.12	1,500.00
Total ADMINISTRATIVE	\$370.17	\$302.01	(\$68.16)	\$6,514.22	\$3,625.00	(\$2,889.22)	\$3,625.00
MANAGEMENT							
87000-00 MANAGEMENT - FEE	1,523.87	1,523.87	-	18,286.00	18,286.00	-	18,286.00
Total MANAGEMENT	\$1,523.87	\$1,523.87	\$-	\$18,286.00	\$18,286.00	\$0.00	\$18,286.00
INSURANCE							
88000-00 PROPERTY INSURANCE	2,025.83	2,500.00	474.17	25,600.78	30,000.00	4,399.22	30,000.00
Total INSURANCE	\$2,025.83	\$2,500.00	\$474.17	\$25,600.78	\$30,000.00	\$4,399.22	\$30,000.00
RESERVE							
89000-00 RESERVE CONTRIBUTION	5,794.13	5,794.13	-	69,530.00	69,530.00	-	69,530.00
Total RESERVE	\$5,794.13	\$5,794.13	\$-	\$69,530.00	\$69,530.00	\$0.00	\$69,530.00
90-90000-00 MAJOR BUILDING REPAIR	(38,166.21)	2,083.37	40,249.58	-	25,000.00	25,000.00	25,000.00
90-90125-00 BALCONY REPAIRS	-	416.63	416.63	-	5,000.00	5,000.00	5,000.00
FINISHES							
90-90200-00 RESERVE STUDY	-	166.63	166.63	4,000.00	2,000.00	(2,000.00)	2,000.00
90-90320-00 CARPETING FIRST FLOOR	(6,521.02)	1,250.00	7,771.02	-	15,000.00	15,000.00	15,000.00
90-90650-00 WATER HEATER	-	1,250.00	1,250.00	-	15,000.00	15,000.00	15,000.00
REPLACEMENT							
Total OPERATING EXPENSE	\$38,756.72	\$29,512.50	(\$9,244.22)	\$378,228.98	\$354,150.00	(\$24,078.98)	\$354,150.00
Net Income:	(\$51,724.56)	(\$0.11)	(\$51,724.45)	\$1,529.23	\$0.00	\$1,529.23	\$0.00