VINTAGE PLACE CONDOS

P&L STATEMENT- September 2026

ITEM	YTD 2026	January	February	March	April	May	June	July	August	September	October	November	December
INCOME													
Condo Fees	$ 101,525.00	$ 15,775.00	$ 10,150.00	$ 10,500.00	$ 11,900.00	$ 10,150.00	$ 10,500.00	$ 11,900.00	$ 10,500.00	$ 10,150.00			
GFL Fees	$ 234.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00	$ 26.00			
Tr from Reserve													
Special Assessments	$ 7,670.50							$ 575.00	$ 5,750.00	$ 1,345.50			
Other Fees	$ 485.00				$ 50.00	$ 105.00	$ 130.00	$ 200.00					
Interest													
Miscellaneous	$ 100.15				$ 100.00				$ 0.15				
Deposit from matured CD													
TOTAL INCOME	$ 110,014.65	$ 15,801.00	$ 10,176.00	$ 10,526.00	$ 12,076.00	$ 10,281.00	$ 10,656.00	$ 12,701.00	$ 16,276.15	$ 11,521.50			
OPERATING EXPENSES													
Bank Fees													
Fire Inspection - Centec Security Sys	$ 4,161.87	$ 2,686.92					$ 1,474.95						
GFL Environmental	$ 253.84	$ 26.04	$ 26.11	$ 27.93	$ 29.14	$ 29.06	$ 29.06	$ 28.23	$ 28.68	$ 29.59			
Insurance Premiums	$ 28,286.00	$ 7,071.50		$ 7,071.50			$ 7,071.50			$ 7,071.50			
IRS/State DOR	$ 1,350.00		$ 1,350.00										
Lawn/Garden Care	$ 8,452.08				$ 1,408.68	$ 1,408.68	$ 1,408.68	$ 1,408.68		$ 2,817.36			
Miscellaneous	$ 27.00	$ 1.35								$ 25.65			
Maintenance/Repairs	$ 5,368.21	$ 220.00	$ 220.00		$ 260.00	$ 597.86	$ 2,070.00	$ 489.13	$ 261.22	$ 1,250.00			
Office Supplies/Postage	$ 67.70					$ 33.20	$ 34.50						
Other (Tree Service)	$ 2,244.90							$ 2,244.90					
Pest Control	$ 280.00									$ 280.00			
Plowing	$ 19,183.00	$ 9,008.00	$ 6,670.00	$ 1,610.00	$ 1,895.00								
Professional Service	$ 400.00									$ 400.00			
Tr to Reserve	$ 31,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00	$ 3,500.00			
Utilities	$ 1,271.18	$ 150.33	$ 157.70	$ 171.59	$ 170.20	$ 201.46	$ 112.96	$ 94.98	$ 108.11	$ 103.85			
Water	$ 264.28			$ 59.79			$ 78.32			$ 126.17			
TOTAL EXPENSES	$ 103,110.06	$ 22,664.14	$ 11,923.81	$ 12,440.81	$ 7,263.02	$ 5,770.26	$ 15,779.97	$ 7,765.92	$ 3,898.01	$ 15,604.12			
TOTAL NET INCOME	$ 6,904.59	$ (6,863.14)	$ (1,747.81)	$ (1,914.81)	$ 4,812.98	$ 4,510.74	$ (5,123.97)	$ 4,935.08	$ 12,378.14	$ (4,082.62)			
CAPITAL EXPENSES (>$5,000)													
Water Repair Payouts													
Concrete Replacement													
Drainage Replacement													
Painting	$ 9,450.00								$ 9,450.00				
Siding Repairs/Replacement													
Plumbing													
Asphalt Drive													
Gutter Replacement													
Insulation													
Roof Replacement													
Other (Tree Service)													
TOTAL CAPITAL EXPENSES	$ 9,450.00								$ 9,450.00				
TOTAL INCOME/(LOSS)	$ (2,545.41)	$ (6,863.14)	$ (1,747.81)	$ (1,914.81)	$ 4,812.98	$ 4,510.74	$ (5,123.97)	$ 4,935.08	$ 2,928.14	$ (4,082.62)			

BALANCES AS OF 8/31/2026

Checking Account	$ 10,364.86
Reserve Savings Account	$ 85,339.90
TOTAL	**$ 95,704.76**