

ASSATEAGUE POINTE HOMEOWNERS ASSOCIATION, INC.
Profit & Loss Budget vs. Anticipated - Tax Basis
2026

	BUDGET	ANTICIPATED	Variance	PROPOSED
	Jan - Dec 24	Jan - Dec 24		BUDGET
				Jan - Dec 25
Ordinary Income/Expense				
Income				
5010 · MONTHLY INCOME ASSESS	876,960	876,960	-	939,600
5015 · SPECIAL ASSESSMENT	-	-	-	-
5020 · ELECTRIC CHARGES INCOME	309,414	323,591	14,177	360,000
5030 · LAUNDRY/VENDING RECEIPTS	7,613	3,307	(4,306)	7,613
5030.1 · ENTERTAINMENT EXPERTS-GAMES	-	1,976	1,976	1,976
5130 · KAYAK SLOTS	81	120	39	120
5140 · BOAT STORAGE INCOME	51,900	51,450	(450)	51,900
5150 · INTEREST INCOME	4,060	8,573	4,513	8,573
5151 · INTEREST INCOME-OWNERS	4,116	3,722	(394)	4,116
5160 · MISC INCOME	295	60	(236)	295
5161 · GATE CARD & MISC INCOME	609	278	(331)	609
5950 · INCOME/TRANS FOR RESV SPENDING	-	67,000	67,000	-
Total Income	1,255,046	1,337,035	(81,987)	1,374,802
Gross Profit				
Expense				
AMENITIES				
7810 · POOL MONITORS	235	-	(235)	235
7820 · POOL CONTRACT	91,350	96,918	5,568	96,918
7830 · POOL MAINTENANCE	10,150	10,782	632	10,782
7840 · POOL RENOVATIONS	5,674	5,120	(554)	5,674
7850 · FURNITURE & EQUIP PURCHASE	15,225	10,026	(5,199)	15,225
7915 · ENTERTAINMENT	6,090	4,628	(1,462)	6,090
Total AMENITIES	128,724	127,474	1,250	134,924
EXPENSE				
7530 · GATEHOUSE, ETC	91,350	96,649	5,299	100,000
7531 · PAYROLL TAXES	24,868	24,855	(13)	24,868
7540 · INSURANCE	40,761	42,255	1,494	42,255
7550 · LEGAL & ACCOUNTING	7,917	13,546	5,629	15,000
7552 · CONTINGENCY	8,979	10,240	1,261	20,657
7560 · OFFICE EXPENSE	11,165	8,901	(2,264)	11,165
7570 · ADMINISTRATIVE	21,112	22,169	1,057	20,800
7575 · MANAGEMENT EXPENSE	84,000	84,000	-	84,000
7580 · TELEPHONE	4,060	5,129	1,069	5,129
7590 · VEHICLE MAINT- GATE TRUCKS	4,060	4,689	629	4,689
7590.1 · GAS - GATE TRUCKS	3,045	4,197	1,152	4,197
7647 · INTEREST	239	1,809	1,570	1,809
7690 · BANK CHARGES	1,182	1,829	647	1,829
7753 · DONATIONS	1,015	1,015	-	1,015
7825 · MEETING EXPENSE	2,436	1,074	(1,362)	2,436
Total EXPENSE	306,189	322,356	16,167	339,849
MAINTENANCE				
7605 · VENDING MAINTENANCE	1,088	(242)	(1,330)	1,088
7610 · BUILDING MAINTENANCE	26,593	55,928	29,335	30,000
7620 · CUSTODIAL	3,045	3,641	596	3,641
7625 · ELECTRIC SYS MAINTENANCE	20,300	8,434	(11,866)	20,300
7630 · EQUIPMENT MAINTENANCE	10,150	9,067	(1,083)	10,150
7637 · DOG PARK MAINTENANCE	904	836	(68)	904
7639 · GATE REPAIRS	3,045	7,452	4,407	7,452
7640 · GROUND MAINTENANCE	142,100	158,971	16,871	160,000
7640.1 · GAS - GROUNDS CREW	5,583	6,034	451	6,034

Accountant provides no assurance. Substantially all disclosures omitted.

ASSATEAGUE POINTE HOMEOWNERS ASSOCIATION, INC.
Profit & Loss Budget vs. Anticipated - Tax Basis
2025

	BUDGET		ANTICIPATED		PROPOSED BUDGET	
	<u>Jan - Dec 24</u>	<u>Jan - Dec 24</u>	<u>Jan - Dec 24</u>	<u>Jan - Dec 24</u>	<u>Jan - Dec 25</u>	<u>Jan - Dec 25</u>
7641 · EROSION CONTROL	25,822	30,000	4,178	25,822	25,822	25,822
7642 · ROAD MAINTENANCE	4,060	20,245	16,185	5,000	5,000	5,000
7643 · PIER/CAMERA MAINTENANCE	5,075	1,569	(3,506)	5,075	5,075	5,075
7644 · BOAT STORAGE MAINTENANCE	1,015	675	(340)	1,015	1,015	1,015
7645 · SPECIAL PROJECTS	4,360	1,456	(2,904)	24,000	24,000	24,000
Total MAINTENANCE	<u>253,140</u>	<u>304,068</u>	<u>52,258</u>	<u>300,461</u>	<u>300,461</u>	<u>300,461</u>
UTILITY EXPENSES						
7700 · CABLE TV	4,263	3,428	(835)	4,263	4,263	4,263
7701 · WIFI SUPPORT	9,541	14,731	5,190	14,400	14,400	14,400
7710 · ELECTRICITY	309,414	302,390	(7,024)	323,591	323,591	323,591
7713 · TAXES AND LICENSES	1,117	1,063	(54)	1,117	1,117	1,117
7714 · WATER & SEWER SERVICE	1,827	3,001	1,174	3,001	3,001	3,001
7720 · PROPANE GAS	3,045	4,929	1,884	4,929	4,929	4,929
7730 · TRASH REMOVAL	96,425	101,450	5,025	106,040	106,040	106,040
Total UTILITY EXPENSES	<u>425,632</u>	<u>430,991</u>	<u>5,359</u>	<u>457,341</u>	<u>457,341</u>	<u>457,341</u>
66000 · Payroll Expenses	1,363	2,207	844	2,207	2,207	2,207
Total Expense	<u>1,115,048</u>	<u>1,187,096</u>	<u>(72,048)</u>	<u>1,234,802</u>	<u>1,234,802</u>	<u>1,234,802</u>
Net Ordinary Income	<u>140,000</u>	<u>149,939</u>	<u>9,939</u>	<u>140,000</u>	<u>140,000</u>	<u>140,000</u>
Other Income/Expense						
Other Expense						
7950 · RESERVE FOR REPLACEMENT	140,000	140,000	-	140,000	140,000	140,000
Total Other Expense	<u>140,000</u>	<u>140,000</u>	<u>-</u>	<u>140,000</u>	<u>140,000</u>	<u>140,000</u>
Net Other Income	<u>(140,000)</u>	<u>(140,000)</u>	<u>-</u>	<u>(140,000)</u>	<u>(140,000)</u>	<u>(140,000)</u>
Net Income	<u><u>-</u></u>	<u><u>9,939</u></u>	<u><u>-</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>

ASSATEAGUE PONTE HOMEOWNERS ASSOCIATION, INC.
Budget by Month - Tax Basis
 January through December 2025

	Jan 25	Feb 25	Mar 25	Apr 25	May 25	Jun 25	Jul 25	Aug 25	Sep 25	Oct 25	Nov 25	Dec 25	TOTAL
Ordinary Income/Expense													
Income													
8010 - MONTHLY INCOME ASSESS	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	78,300.00	899,800.00
6020 - ELECTRIC CHARGES INCOME	0.00	0.00	50,400.00	0.00	0.00	0.00	0.00	0.00	169,200.00	0.00	0.00	57,800.00	380,000.00
6030 - LAUNDRY/RENDING RECEIPTS	457.00	0.00	457.00	0.00	761.00	390.00	2,695.00	2,208.00	152.00	533.00	0.00	0.00	7,613.00
6030.1 - ENTERTAINMENT EXPERTS-GAMES	0.00	0.00	0.00	329.00	329.00	329.00	329.00	329.00	331.00	0.00	0.00	0.00	1,976.00
6130 - KAYAK SLOTS	120.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
6140 - BOAT STORAGE INCOME	29,076.00	7,578.00	5,163.00	8,697.00	540.00	273.00	0.00	0.00	0.00	0.00	273.00	0.00	51,800.00
6180 - INTEREST INCOME	714.00	714.00	714.00	714.00	714.00	714.00	714.00	714.00	714.00	714.00	714.00	714.00	8,573.00
6161 - INTEREST INCOME-OWNERS	343.00	343.00	343.00	343.00	343.00	343.00	343.00	343.00	343.00	343.00	343.00	343.00	4,116.00
6160 - MISC INCOME	0.00	0.00	0.00	59.00	59.00	59.00	59.00	59.00	0.00	0.00	0.00	0.00	295.00
6161 - GATE CARD & MISC INCOME	0.00	74.00	0.00	32.00	226.00	31.00	78.00	84.00	34.00	40.00	0.00	10.00	609.00
Total Income	109,010.00	87,399.00	135,377.00	88,674.00	81,272.00	163,229.00	82,488.00	82,037.00	249,074.00	79,930.00	79,630.00	136,972.00	1,374,802.00
Gross Profit	109,010.00	87,399.00	135,377.00	88,674.00	81,272.00	163,229.00	82,488.00	82,037.00	249,074.00	79,930.00	79,630.00	136,972.00	1,374,802.00
Expense													
AMENITIES													
7810 - POOL MONITORS	0.00	0.00	0.00	0.00	0.00	0.00	235.00	0.00	0.00	0.00	0.00	0.00	235.00
7820 - POOL CONTRACT	0.00	0.00	19,384.00	19,384.00	19,384.00	19,384.00	19,383.00	0.00	0.00	0.00	0.00	0.00	96,818.00
7830 - POOL MAINTENANCE	0.00	0.00	0.00	0.00	3,010.00	1,295.00	1,070.00	2,525.00	2,362.00	530.00	0.00	0.00	10,782.00
7840 - POOL RENOVATIONS	0.00	0.00	0.00	0.00	5,874.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,874.00
7860 - FURNITURE & EQUIP PURCHASE	0.00	532.00	4,111.00	5,025.00	5,025.00	0.00	0.00	532.00	0.00	0.00	0.00	0.00	15,225.00
7916 - ENTERTAINMENT	0.00	0.00	0.00	0.00	1,025.00	1,025.00	1,025.00	3,015.00	0.00	0.00	0.00	0.00	8,090.00
Total AMENITIES EXPENSE	0.00	532.00	23,495.00	24,409.00	34,118.00	21,693.00	21,713.00	6,072.00	2,362.00	530.00	0.00	0.00	134,924.00
EXPENSE													
7630 - GATEHOUSE, ETC	6,700.00	6,700.00	6,900.00	8,600.00	8,900.00	8,400.00	10,600.00	9,400.00	8,900.00	7,800.00	10,400.00	5,900.00	100,000.00
7631 - PAYROLL TAXES	1,946.00	1,204.00	1,490.00	2,573.00	3,793.00	2,639.00	2,671.00	2,877.00	1,921.00	1,746.00	1,498.00	1,110.00	24,869.00
7640 - INSURANCE	3,000.00	0.00	7,225.00	12,445.00	0.00	4,056.00	1,400.00	3,100.00	2,704.00	2,620.00	3,086.00	2,620.00	42,265.00
7660 - LEGAL & ACCOUNTING	0.00	0.00	10,000.00	0.00	0.00	0.00	2,500.00	2,500.00	0.00	0.00	0.00	0.00	15,000.00
7662 - CONTINGENCY	11,505.00	2,400.00	2,400.00	2,400.00	660.00	650.00	600.00	52.00	0.00	0.00	0.00	0.00	20,657.00
7680 - OFFICE EXPENSE	1,323.00	419.00	377.00	1,842.00	336.00	659.00	2,355.00	350.00	327.00	1,000.00	1,668.00	320.00	11,165.00
7670 - ADMINISTRATIVE	1,897.00	1,602.00	1,602.00	1,897.00	1,602.00	1,298.00	1,602.00	1,607.00	2,194.00	1,997.00	1,602.00	1,792.00	20,801.00
7676 - MANAGEMENT EXPENSE	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	7,000.00	84,000.00
7680 - TELEPHONE	1,480.00	300.00	300.00	300.00	670.00	345.00	935.00	139.00	290.00	290.00	290.00	290.00	5,129.00
7690 - VEHICLE MAINT-GATE TRUCKS	0.00	0.00	94.00	727.00	807.00	403.00	938.00	694.00	0.00	0.00	266.00	0.00	4,689.00
7690.1 - GAS - GATE TRUCKS	425.00	350.00	320.00	486.00	430.00	387.00	390.00	616.00	350.00	340.00	166.00	105.00	4,187.00
7647 - INTEREST	290.00	297.00	235.00	212.00	191.00	159.00	136.00	114.00	90.00	69.00	45.00	31.00	1,909.00
7690 - BANK CHARGES	152.00	152.00	152.00	152.00	153.00	153.00	153.00	153.00	153.00	152.00	152.00	152.00	1,829.00
7763 - DONATIONS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,015.00
7826 - MEETING EXPENSE	203.00	203.00	203.00	203.00	203.00	203.00	203.00	203.00	203.00	203.00	203.00	203.00	2,436.00
Total EXPENSE	35,416.00	20,591.00	36,298.00	36,931.00	24,725.00	27,260.00	30,885.00	28,704.00	24,132.00	23,217.00	26,444.00	21,258.00	339,849.00

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Budget by Month - Tax Basis
 January through December 2025

	Jan 25	Feb 25	Mar 25	Apr 25	May 25	Jun 25	Jul 25	Aug 25	Sep 25	Oct 25	Nov 25	Dec 25	TOTAL
MAINTENANCE													
7605 - VENDING MAINTENANCE	0.00	0.00	0.00	218.00	218.00	218.00	217.00	217.00	0.00	0.00	0.00	0.00	1,088.00
7610 - BUILDING MAINTENANCE	3,630.00	3,300.00	2,550.00	2,250.00	5,070.00	1,740.00	1,830.00	1,650.00	1,650.00	1,800.00	2,760.00	1,770.00	30,000.00
7630 - CUSTODIAL	100.00	100.00	305.00	805.00	305.00	600.00	700.00	700.00	225.00	100.00	100.00	100.00	3,841.00
7635 - ELECTRIC SYS MAINTENANCE	1,878.00	183.00	5,286.00	48.00	1,280.00	3,175.00	2,890.00	4,818.00	50.00	605.00	50.00	50.00	20,380.00
7630 - EQUIPMENT MAINTENANCE	0.00	242.00	357.00	1,418.00	208.00	179.00	1,226.00	986.00	3,948.00	676.00	960.00	0.00	10,150.00
7637 - DOG PARK MAINTENANCE	0.00	0.00	0.00	0.00	226.00	226.00	226.00	226.00	0.00	0.00	0.00	0.00	904.00
7639 - GATE REPAIRS	826.00	0.00	0.00	1,484.00	0.00	745.00	745.00	991.00	745.00	491.00	0.00	1,825.00	7,452.00
7640 - GROUND MAINTENANCE	5,900.00	1,760.00	1,920.00	18,860.00	23,200.00	21,440.00	22,090.00	24,000.00	14,400.00	16,160.00	11,040.00	1,440.00	160,000.00
7640.1 - GAS - GROUNDS CREW	0.00	0.00	748.00	859.00	688.00	851.00	851.00	851.00	688.00	0.00	458.00	0.00	5,034.00
7641 - EROSION CONTROL	0.00	6,870.00	1,462.00	5,125.00	1,990.00	4,425.00	1,700.00	1,070.00	1,070.00	1,070.00	1,070.00	0.00	25,822.00
7642 - ROAD MAINTENANCE	0.00	0.00	625.00	625.00	625.00	625.00	625.00	825.00	625.00	625.00	0.00	0.00	5,000.00
7643 - PIER/CAMERA MAINTENANCE	0.00	0.00	625.00	625.00	625.00	625.00	625.00	650.00	650.00	650.00	0.00	0.00	5,075.00
7644 - BOAT STORAGE MAINTENANCE	0.00	0.00	204.00	204.00	102.00	101.00	101.00	101.00	101.00	101.00	0.00	0.00	1,015.00
7646 - SPECIAL PROJECTS	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	24,000.00
Total MAINTENANCE	13,834.00	14,460.00	16,082.00	32,221.00	36,457.00	36,951.00	35,816.00	38,885.00	26,123.00	24,228.00	18,438.00	5,985.00	302,481.00
UTILITY EXPENSES													
7700 - CABLE TV	355.00	355.00	355.00	355.00	355.00	355.00	355.00	355.00	355.00	355.00	355.00	358.00	4,283.00
7701 - WIFI SUPPORT	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00
7710 - ELECTRICITY	15,210.00	17,474.00	13,914.00	15,855.00	20,386.00	37,213.00	55,334.00	55,334.00	40,772.00	18,092.00	16,827.00	161,80.00	323,591.00
7713 - TAXES AND LICENSES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,117.00	0.00	0.00	0.00	1,117.00
7714 - WATER & SEWER SERVICE	0.00	0.00	502.00	0.00	0.00	502.00	0.00	0.00	989.00	0.00	0.00	988.00	3,001.00
7720 - PROPANE GAS	1,890.00	0.00	493.00	0.00	0.00	0.00	0.00	0.00	1,439.00	0.00	1,439.00	1,937.00	4,829.00
7730 - TRASH REMOVAL	10,286.00	6,362.00	6,362.00	9,850.00	9,120.00	8,690.00	10,816.00	9,850.00	8,536.00	8,536.00	8,536.00	8,536.00	105,040.00
Total UTILITY EXPENSES	28,111.00	25,391.00	22,826.00	27,060.00	31,081.00	48,920.00	67,705.00	68,539.00	52,979.00	28,183.00	28,357.00	29,209.00	457,341.00
66000 - Payroll Expenses	183.00	183.00	183.00	183.00	183.00	186.00	186.00	186.00	185.00	183.00	183.00	183.00	2,207.00
Total Expense	77,544.00	61,147.00	100,864.00	122,804.00	126,544.00	135,910.00	156,303.00	140,386.00	105,791.00	77,342.00	73,422.00	67,835.00	1,234,802.00
Net Ordinary Income	31,456.00	26,162.00	34,493.00	-34,330.00	-45,272.00	28,219.00	-73,815.00	-59,349.00	143,293.00	2,588.00	6,206.00	79,337.00	140,000.00
Other Income/Expense													
7860 - RESERVE FOR REPLACEMENT	11,666.00	11,666.00	11,666.00	11,666.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	140,000.00
Total Other Expense	11,666.00	11,666.00	11,666.00	11,666.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	11,667.00	140,000.00
Net Other Income	-11,666.00	-11,666.00	-11,666.00	-11,666.00	-11,667.00	-11,667.00	-11,667.00	-11,667.00	-11,667.00	-11,667.00	-11,667.00	-11,667.00	-140,000.00
Net Income	19,890.00	14,496.00	22,827.00	-45,996.00	-46,993.00	16,552.00	-86,482.00	-70,016.00	131,626.00	-9,079.00	-5,469.00	67,670.00	0.00

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