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03/18/25

Accrual Basis

Christianna Condominium Owners Association

Profit & Loss

January through February 2025

	Jan - Feb 25
Ordinary Income/Expense	
Income	
Membership Dues	
Reserve Transfer	-10,000.00
Membership Dues - Other	54,280.00
Total Membership Dues	44,280.00
Storage Closet Rental	1,965.00
Late Charges and Interest	100.00
Transfer Fees	100.00
Total Income	46,445.00
Gross Profit	46,445.00
Expense	
Loan Interest-Walker	1,267.00
Utilities	
Natural Gas (Xcel)	4,751.19
Electric (Xcel)	758.07
Electric (Xcel) Pump House #2	207.00
Water (Ute)	4,968.00
Sewer Fees (City of GJ)	3,016.74
Trash Service	1,492.16
Total Utilities	15,193.16
Repairs and Maintenance	
Supplies	349.52
Heating & Plumbing	4,950.00
Boiler Inspection	360.00
Building Maintenance	9,244.30
Repairs and Maintenance - Other	2,030.00
Total Repairs and Maintenance	16,933.82
Landscaping and Groundskeeping	
Property litter clean up	470.00
Temp Landscape	798.10
Supplies	25.38
Total Landscaping and Groundskeeping	1,293.48
Office Supplies	
Supplies	112.77
Total Office Supplies	112.77

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Professional Fees	
Insurance Expense	7,093.36
Accounting/Management Fee	3,700.00
Legal Fees	359.00
Postage and Delivery	72.75
Total Professional Fees	11,225.11
Total Expense	46,025.34
Net Ordinary Income	419.66
Other Income/Expense	
Other Expense	
Ask My Accountant	0.00
Total Other Expense	0.00
Net Other Income	0.00
Net Income	419.66