North Shore Beach Property Owners Assoc. Inc.

Statement of Financial Position

As of May 1, 2025

	TOTAL		
	AS OF MAY 1, 2025	AS OF MAY 1, 2024 (PY)	CHANGE
ASSETS			
Current Assets			
Bank Accounts			
72035 BANK ACCOUNTS			
72040 Chase - Checking 8110	148,245.98	152,623.62	(4,377.64)
72050 Chase - Savings 8919	10,012.17	20,010.72	(9,998.55)
72060 Chase - Savings 9669	47,556.13	87,549.18	(39,993.05)
Total 72035 BANK ACCOUNTS	**205,814.28**	**260,183.52**	**(54,369.24)**
PayPal Bank	33,055.91	21,908.29	11,147.62
Total Bank Accounts	**$238,870.19**	**$282,091.81**	**$ (43,221.62)**
Accounts Receivable			
11000 Accounts Receivable	449.82	449.82	0.00
Total Accounts Receivable	**$449.82**	**$449.82**	**$0.00**
Other Current Assets			
99999 Undeposited Funds	679.28	0.00	679.28
Beautification Fund	1,780.91	1,780.91	0.00
Uncategorized Asset	0.00	0.00	0.00
Total Other Current Assets	**$2,460.19**	**$1,780.91**	**$679.28**
Total Current Assets	**$241,780.20**	**$284,322.54**	**$ (42,542.34)**
Fixed Assets			
17000 Accumulated Depreciation	(46,675.25)	(46,675.25)	0.00
74000 Equipment	21,159.30	21,159.30	0.00
74500 Autos & Trucks	28,660.00	28,660.00	0.00
75000 Land Improvements	41,880.79	41,880.79	0.00
75500 Leasehold Improvements	3,791.00	3,791.00	0.00
Total Fixed Assets	**$48,815.84**	**$48,815.84**	**$0.00**
TOTAL ASSETS	**$290,596.04**	**$333,138.38**	**$ (42,542.34)**
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
20000 Accounts Payable	(7,629.81)	(1,954.92)	(5,674.89)
Total Accounts Payable	**$ (7,629.81)**	**$ (1,954.92)**	**$ (5,674.89)**
Other Current Liabilities			
24000 Payroll Liabilities	(260.70)	0.00	(260.70)
24030 State Withholding Tax Payable	0.00	0.00	0.00
24040 NYS Unemployment Insurance	413.29	413.29	0.00
24060 Federal Unemployment Insurance	0.00	0.00	0.00

	TOTAL		
	AS OF MAY 1, 2025	AS OF MAY 1, 2024 (PY)	CHANGE
Total 24000 Payroll Liabilities	**152.59**	**413.29**	**(260.70)**
24800 Tenant Security Deposits Held	20,869.66	20,869.66	0.00
Prepaid Dues	58,800.00	58,800.00	0.00
Total Other Current Liabilities	**$79,822.25**	**$80,082.95**	**$ (260.70)**
Total Current Liabilities	**$72,192.44**	**$78,128.03**	**$ (5,935.59)**
Total Liabilities	**$72,192.44**	**$78,128.03**	**$ (5,935.59)**
Equity			
31300 Perm. Restricted Net Assets	100.00	100.00	0.00
32001 Unrestricted Net Assets	17,276.00	68,473.41	(51,197.41)
8000 Opening Balance Equity	71,026.72	71,026.72	0.00
Net Revenue	130,000.88	115,410.22	14,590.66
Total Equity	**$218,403.60**	**$255,010.35**	**$ (36,606.75)**
TOTAL LIABILITIES AND EQUITY	**$290,596.04**	**$333,138.38**	**$ (42,542.34)**

North Shore Beach Property Owners Assoc. Inc.

Budget vs. Actuals: Budget_FY25_P&L - FY25 P&L

January - December 2025

	TOTAL		
	ACTUAL	BUDGET	OVER BUDGET
Revenue			
10000 Memberships		0.00	0.00
11001 Dues	159,907.12	250,000.00	(90,092.88)
11020 Donations	26.25	10,000.00	(9,973.75)
11021 Save the Beach	103.48		103.48
Total 11020 Donations	**129.73**	**10,000.00**	**(9,870.27)**
11060 Kayak Fees		9,000.00	(9,000.00)
11100 Assessment	48,200.00	100,000.00	(51,800.00)
Total 10000 Memberships	**208,236.85**	**369,000.00**	**(160,763.15)**
21000 Fundraising	2,510.00		2,510.00
21010 Fundraising Events		5,000.00	(5,000.00)
21040 Comedy Night		2,000.00	(2,000.00)
21046 Screamin' Jay Hawkins Band Sponsorships		0.00	0.00
Total 21010 Fundraising Events		**7,000.00**	**(7,000.00)**
21048 Sponsorships	200.00		200.00
Total 21000 Fundraising	**2,710.00**	**7,000.00**	**(4,290.00)**
30000 Clubhouse		0.00	0.00
31010 Rental	22,785.00	90,000.00	(67,215.00)
31020 Security Deposits	900.00		900.00
Total 30000 Clubhouse	**23,685.00**	**90,000.00**	**(66,315.00)**
40000 Beach		0.00	0.00
41010 Daily Guest Passes		575.00	(575.00)
41015 Beach Party Permits		300.00	(300.00)
Total 40000 Beach		**875.00**	**(875.00)**
50000 Road Income		0.00	0.00
PayPal Sales	1,925.00	0.00	1,925.00
Total Revenue	**$236,556.85**	**$466,875.00**	**$ (230,318.15)**
GROSS PROFIT	**$236,556.85**	**$466,875.00**	**$ (230,318.15)**
Expenditures			
12000 Membership Expenses		0.00	0.00
12010 Tags/ID Cards/Stickers		2,000.00	(2,000.00)
12020 Keys and Locks	2,666.74	2,000.00	666.74
12070 Advertising		0.00	0.00
12080 Membership Mailings		3,000.00	(3,000.00)
12090 Misc		500.00	(500.00)
Total 12000 Membership Expenses	**2,666.74**	**7,500.00**	**(4,833.26)**
22000 Fundraising Expenses		0.00	0.00
22010 Cost of Food & Supplies		500.00	(500.00)
22020 Cost of Materials		500.00	(500.00)
22045 Entertainment		3,000.00	(3,000.00)
Advertising/Promotional		150.00	(150.00)
Total 22000 Fundraising Expenses		**4,150.00**	**(4,150.00)**

	TOTAL		
	ACTUAL	BUDGET	OVER BUDGET
33000 Clubhouse Expense		0.00	0.00
33010 Maintenance & Repairs	732.81	7,000.00	(6,267.19)
33020 Supplies	3,763.41	3,500.00	263.41
33030 Electricity	3,075.00	9,500.00	(6,425.00)
33040 Water	145.04	150.00	(4.96)
33050 Phone		0.00	0.00
33055 Internet/Phone	3,465.37	6,500.00	(3,034.63)
33060 Trash Removal	3,298.81	7,000.00	(3,701.19)
33070 Grounds		4,500.00	(4,500.00)
33080 Heating Oil	2,390.63	4,500.00	(2,109.37)
33090 Alarm/Fire	680.06	1,100.00	(419.94)
33110 Caretaker Expenses	12,071.73	20,000.00	(7,928.27)
33120 Banquet Coordinator Stipend		15,000.00	(15,000.00)
33130 Clubhouse Advertising		6,500.00	(6,500.00)
Total 33000 Clubhouse Expense	**29,622.86**	**85,250.00**	**(55,627.14)**
42000 Personnel		0.00	0.00
42010 Payroll		50,000.00	(50,000.00)
42015 Payroll Processing Fees		2,500.00	(2,500.00)
42016 Payroll Taxes	443.41	15,000.00	(14,556.59)
Total 42000 Personnel	**443.41**	**67,500.00**	**(67,056.59)**
43000 Beach Expenses		0.00	0.00
43010 Maintenance & Repairs		6,000.00	(6,000.00)
43020 Supplies		2,000.00	(2,000.00)
43030 Electricity	187.00	4,000.00	(3,813.00)
43040 Water	184.88	800.00	(615.12)
43055 Internet/Phone	182.24	6,200.00	(6,017.76)
43070 Grounds Maintenance/Plantings		4,600.00	(4,600.00)
43200 Kayak Assembly / Disassembly		3,000.00	(3,000.00)
Total 43000 Beach Expenses	**554.12**	**26,600.00**	**(26,045.88)**
43091 Truck	296.63	0.00	296.63
43093 Gasoline		100.00	(100.00)
43095 Vehicle Repairs/Maintenance		1,000.00	(1,000.00)
43099 Truck Insurance/Registration		5,000.00	(5,000.00)
Total 43091 Truck	**296.63**	**6,100.00**	**(5,803.37)**
44000 Security		0.00	0.00
44010 Night Security		35,000.00	(35,000.00)
44020 Cameras		1,500.00	(1,500.00)
44030 Locks		200.00	(200.00)
Total 44000 Security		**36,700.00**	**(36,700.00)**
51000 Road Expenses		0.00	0.00
51010 Paving & Repairs		5,000.00	(5,000.00)
51020 Drain Cleaning		2,500.00	(2,500.00)
51030 Plowing & Salting	3,568.33	8,000.00	(4,431.67)
51040 Road Signage		500.00	(500.00)
Total 51000 Road Expenses	**3,568.33**	**16,000.00**	**(12,431.67)**
63000 Administrative Expenses	98.80	0.00	98.80
61010 Accountant	625.00	3,200.00	(2,575.00)
61020 Legal Fees		5,000.00	(5,000.00)
61700 Computers & Software	2,221.69	8,000.00	(5,778.31)

	TOTAL		
	ACTUAL	BUDGET	OVER BUDGET
62020 Postage	306.40		306.40
63002 Email/Website	521.72	2,000.00	(1,478.28)
63009 Credit Card Processing Fees		700.00	(700.00)
63010 Meetings		1,000.00	(1,000.00)
63020 Office Supplies	494.79	500.00	(5.21)
63050 Donations	(100.00)	500.00	(600.00)
63990 Misc. Expenses	152.20		152.20
Total 63000 Administrative Expenses	**4,320.60**	**20,900.00**	**(16,579.40)**
63300 Insurance	10,288.20	0.00	10,288.20
63310 General Liability	29,932.05	120,000.00	(90,067.95)
63311 Workers Compensation	133.41	3,000.00	(2,866.59)
63312 NY DBL & Baseline Insurance		1,000.00	(1,000.00)
63315 D & O Insurance		2,200.00	(2,200.00)
63339 Property Insurance		16,000.00	(16,000.00)
Total 63300 Insurance	**40,353.66**	**142,200.00**	**(101,846.34)**
64000 Property Taxes	17,893.60		17,893.60
64010 Clubhouse Taxes		9,000.00	(9,000.00)
64020 Beach Property Taxes		10,600.00	(10,600.00)
64030 Parking Lots		15,200.00	(15,200.00)
64040 Land	133.00	3,200.00	(3,067.00)
Total 64000 Property Taxes	**18,026.60**	**38,000.00**	**(19,973.40)**
PayPal Fees	6,704.92	15,000.00	(8,295.08)
Total Expenditures	**$106,557.87**	**$465,900.00**	**$ (359,342.13)**
NET OPERATING REVENUE	**$129,998.98**	**$975.00**	**$129,023.98**
Other Revenue			
73000 Interest Income	1.90	10.00	(8.10)
Total Other Revenue	**$1.90**	**$10.00**	**$ (8.10)**
Other Expenditures			
78000 Anticipated Expense			
78010 Clubhouse Parking Lot Repair		80,000.00	(80,000.00)
78020 Clubhouse Roof Repair		50,000.00	(50,000.00)
78030 Clubhouse Bathrooms		40,000.00	(40,000.00)
78040 Dumpster Area restoration		25,000.00	(25,000.00)
78050 Clubhouse Retaining Wall Repair		27,000.00	(27,000.00)
78060 Friendship Guardrail		0.00	0.00
78070 Iron Fence at Friendsip		0.00	0.00
78080 Broadway Iron Fence		48,000.00	(48,000.00)
78090 Land Surveys		25,000.00	(25,000.00)
Total 78000 Anticipated Expense		**295,000.00**	**(295,000.00)**
Total Other Expenditures	**$0.00**	**$295,000.00**	**$ (295,000.00)**
NET OTHER REVENUE	**$1.90**	**$ (294,990.00)**	**$294,991.90**
NET REVENUE	**$130,000.88**	**$ (294,015.00)**	**$424,015.88**