CAMBRIDGE VILLAGE ASSOCIATION INC.
Balance Sheet
As of February 28, 2025

	Feb 28, 25	
ASSETS		
Current Assets		
Checking/Savings		
Cash - Capital Improvements		
Seacoast-CDARS 4.00% 4/17/25	50,236.96	
Seacoast -CDARS 3.75% 7/17/25	51,398.06	
Seacoast Bank - Capital Improve	95,842.99	
Total Cash - Capital Improvements		197,478.01
Cash - Operating		
Seacoast-CDARS 4.00% 4/17/25	51,370.04	
Seacoast Bank - Oper Acct	36,650.57	
Seacoast Bank -4.50% CD 4/ 1/25	53,229.98	
Total Cash - Operating		141,250.59
Total Checking/Savings		338,728.60
Accounts Receivable		
Accounts Receivable		-16,083.42
Total Accounts Receivable		-16,083.42
Total Current Assets		322,645.18
TOTAL ASSETS		**322,645.18**
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Other Current Liabilities		
Deferred Cable Rebate		45,589.30
Fund Balance - Reserve		
Beginning Reserve Balance	170,745.02	
Painting	-6,590.00	
Reserve Interest	1,113.33	
Reserve Monthly Additions	12,209.66	
Total Fund Balance - Reserve		177,478.01
Total Other Current Liabilities		223,067.31
Total Current Liabilities		223,067.31
Total Liabilities		223,067.31
Equity		
Retained Earnings		96,740.67
Net Income		2,837.20
Total Equity		99,577.87
TOTAL LIABILITIES & EQUITY		**322,645.18**

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss YTD Comparison
February 2025

	Feb 25	Jan - Feb 25
Income		
Interest Income	333.80	708.11
Late Fee Income	105.00	155.00
Maintenance Fee - Income	45,645.17	91,290.34
Maintenance Fee - Reserves	6,104.83	12,209.66
Other Income	4,305.00	4,305.00
Screening Fees Income	250.00	500.00
Total Income	56,743.80	109,168.11
Gross Profit	56,743.80	109,168.11
Expense		
1 OPERATING EXPENSES		
1851 Accounting	500.00	1,000.00
1860 Bank Charges - Operating	150.00	307.00
1890 Contingency	0.00	170.00
1904 Insurance Expense	0.00	13,296.43
1911 Tax-Bureau of Condos	920.00	981.25
1918 Office Expense	59.99	102.74
1936 Clubhouse & Shuffleboard	229.00	365.36
1950 Screening Fees Expense	120.00	120.00
Total 1 OPERATING EXPENSES	1,978.99	16,342.78
2 BUILDING MAINTENANCE		
1930 Building Maintenance	0.00	145.02
Total 2 BUILDING MAINTENANCE	0.00	145.02
3 GROUNDS		
1923 Lawn Insecticide Perimeter	1,236.25	2,473.50
1927 Legendary Lawn	3,720.58	3,720.58
1932 Pool Heat/Supplies/Jeff	1,038.05	1,572.15
1934 Grounds Maint Contract	17,672.00	35,344.00
1935 Grounds Maint Materials	916.94	916.94
1937 Lake Maintenance	190.00	380.00
Total 3 GROUNDS	24,773.82	44,407.17
4 UTILITIES		
1941 Telephone	99.97	199.94
1943 Yard Lights/Silo Parts	0.00	221.87
1945 Cable	10,415.67	20,971.14
1947 Electric	1,482.75	2,933.21
1948 Water, Sewer, Trash	4,414.91	8,900.12
Total 4 UTILITIES	16,413.30	33,226.28
5 CAPITAL RESERVES	6,104.83	12,209.66
Total Expense	49,270.94	106,330.91
Net Income	**7,472.86**	**2,837.20**

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
February 2025

	Feb 25	Budget	$ Over Budget	% of Budget
Income				
Interest Income	333.80			
Late Fee Income	105.00			
Maintenance Fee - Income	45,645.17	45,645.17	0.00	100.0%
Maintenance Fee - Reserves	6,104.83	6,104.83	0.00	100.0%
Other Income	4,305.00	100.00	4,205.00	4,305.0%
Screening Fees Income	250.00	83.33	166.67	300.0%
Transfer from Oper Budget Exces	0.00	2,017.58	-2,017.58	0.0%
Total Income	56,743.80	53,950.91	2,792.89	105.2%
Gross Profit	56,743.80	53,950.91	2,792.89	105.2%
Expense				
1 OPERATING EXPENSES				
1851 Accounting	500.00	520.83	-20.83	96.0%
1852 Review/Audit CPA	0.00	520.83	-520.83	0.0%
1854 Bad Debts	0.00	0.00	0.00	0.0%
1860 Bank Charges - Operating	150.00	166.67	-16.67	90.0%
1890 Contingency	0.00	166.67	-166.67	0.0%
1904 Insurance Expense	0.00	2,942.92	-2,942.92	0.0%
1910 Tax-Income	0.00	20.83	-20.83	0.0%
1911 Tax-Bureau of Condos	920.00	16.67	903.33	5,518.9%
1913 Legal, Professional Fees	0.00	250.00	-250.00	0.0%
1918 Office Expense	59.99	375.00	-315.01	16.0%
1919 Clubhouse Janitorial Svc	0.00	1,083.33	-1,083.33	0.0%
1936 Clubhouse & Shuffleboard	229.00	500.00	-271.00	45.8%
1942 Social Events	0.00	62.50	-62.50	0.0%
1950 Screening Fees Expense	120.00	83.33	36.67	144.0%
1951 Named/Extreme Storm Expens	0.00	583.33	-583.33	0.0%
Total 1 OPERATING EXPENSES	1,978.99	7,292.91	-5,313.92	27.1%
2 BUILDING MAINTENANCE				
1920 Driveways	0.00	58.33	-58.33	0.0%
1930 Building Maintenance	0.00	1,416.67	-1,416.67	0.0%
Total 2 BUILDING MAINTENANCE	0.00	1,475.00	-1,475.00	0.0%
3 GROUNDS				
1923 Lawn Insecticide Perimeter	1,236.25	1,250.00	-13.75	98.9%
1927 Legendary Lawn	3,720.58	1,666.67	2,053.91	223.2%
1932 Pool Heat/Supplies/Jeff	1,038.05	416.67	621.38	249.1%
1934 Grounds Maint Contract	17,672.00	17,672.00	0.00	100.0%
1935 Grounds Maint Materials	916.94	1,000.00	-83.06	91.7%
1937 Lake Maintenance	190.00	250.00	-60.00	76.0%
Total 3 GROUNDS	24,773.82	22,255.34	2,518.48	111.3%

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
February 2025

	Feb 25	Budget	$ Over Budget	% of Budget
4 UTILITIES				
1941 Telephone	99.97	108.33	-8.36	92.3%
1943 Yard Lights/Silo Parts	0.00	375.00	-375.00	0.0%
1945 Cable	10,415.67	10,431.17	-15.50	99.9%
1947 Electric	1,482.75	1,458.33	24.42	101.7%
1948 Water, Sewer, Trash	4,414.91	4,450.00	-35.09	99.2%
Total 4 UTILITIES	16,413.30	16,822.83	-409.53	97.6%
5 CAPITAL RESERVES	6,104.83	6,104.83	0.00	100.0%
Total Expense	49,270.94	53,950.91	-4,679.97	91.3%
Net Income	**7,472.86**	**0.00**	**7,472.86**	**100.0%**

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
January through February 2025

	Jan - Feb 25	Budget	$ Over Budget	% of Budget
Income				
Interest Income	708.11			
Late Fee Income	155.00			
Maintenance Fee - Income	91,290.34	91,290.34	0.00	100.0%
Maintenance Fee - Reserves	12,209.66	12,209.66	0.00	100.0%
Other Income	4,305.00	200.00	4,105.00	2,152.5%
Screening Fees Income	500.00	166.66	333.34	300.0%
Transfer from Oper Budget Exces	0.00	4,035.16	-4,035.16	0.0%
Total Income	109,168.11	107,901.82	1,266.29	101.2%
Gross Profit	109,168.11	107,901.82	1,266.29	101.2%
Expense				
1 OPERATING EXPENSES				
1851 Accounting	1,000.00	1,041.66	-41.66	96.0%
1852 Review/Audit CPA	0.00	1,041.66	-1,041.66	0.0%
1854 Bad Debts	0.00	0.00	0.00	0.0%
1860 Bank Charges - Operating	307.00	333.34	-26.34	92.1%
1890 Contingency	170.00	333.34	-163.34	51.0%
1904 Insurance Expense	13,296.43	5,885.84	7,410.59	225.9%
1910 Tax-Income	0.00	41.66	-41.66	0.0%
1911 Tax-Bureau of Condos	981.25	33.34	947.91	2,943.2%
1913 Legal, Professional Fees	0.00	500.00	-500.00	0.0%
1918 Office Expense	102.74	750.00	-647.26	13.7%
1919 Clubhouse Janitorial Svc	0.00	2,166.66	-2,166.66	0.0%
1936 Clubhouse & Shuffleboard	365.36	1,000.00	-634.64	36.5%
1942 Social Events	0.00	125.00	-125.00	0.0%
1950 Screening Fees Expense	120.00	166.66	-46.66	72.0%
1951 Named/Extreme Storm Expens	0.00	1,166.66	-1,166.66	0.0%
Total 1 OPERATING EXPENSES	16,342.78	14,585.82	1,756.96	112.0%
2 BUILDING MAINTENANCE				
1920 Driveways	0.00	116.66	-116.66	0.0%
1930 Building Maintenance	145.02	2,833.34	-2,688.32	5.1%
Total 2 BUILDING MAINTENANCE	145.02	2,950.00	-2,804.98	4.9%
3 GROUNDS				
1923 Lawn Insecticide Perimeter	2,473.50	2,500.00	-26.50	98.9%
1927 Legendary Lawn	3,720.58	3,333.34	387.24	111.6%
1932 Pool Heat/Supplies/Jeff	1,572.15	833.34	738.81	188.7%
1934 Grounds Maint Contract	35,344.00	35,344.00	0.00	100.0%
1935 Grounds Maint Materials	916.94	2,000.00	-1,083.06	45.8%
1937 Lake Maintenance	380.00	500.00	-120.00	76.0%
Total 3 GROUNDS	44,407.17	44,510.68	-103.51	99.8%

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
January through February 2025

	Jan - Feb 25	Budget	$ Over Budget	% of Budget
4 UTILITIES				
1941 Telephone	199.94	216.66	-16.72	92.3%
1943 Yard Lights/Silo Parts	221.87	750.00	-528.13	29.6%
1945 Cable	20,971.14	20,862.34	108.80	100.5%
1947 Electric	2,933.21	2,916.66	16.55	100.6%
1948 Water, Sewer, Trash	8,900.12	8,900.00	0.12	100.0%
Total 4 UTILITIES	33,226.28	33,645.66	-419.38	98.8%
5 CAPITAL RESERVES	12,209.66	12,209.66	0.00	100.0%
Total Expense	106,330.91	107,901.82	-1,570.91	98.5%
Net Income	**2,837.20**	**0.00**	**2,837.20**	**100.0%**

CAMBRIDGE VILLAGE ASSOCIATION, INC.

Supplementary Information on Future Major
Repairs and Replacements (Unaudited)
For the period(s) ended February 28, 2025

Components	Balance 1/ 1/25	Additions	Expenses	Transfer	Balance 2/28/25
Pooled Reserves	170745.02	12209.66	6590.00		176364.68
Interest Earned	0.00	1113.33			1113.33
Total	**170745.02**	**13322.99**	**6590.00**	**0.00**	**177478.01**