

Profit and Loss

Seacoast Management No 3 Inc

January 1-October 31, 2025

DISTRIBUTION ACCOUNT	TOTAL
Income	
Revenue	
40000 Owner Assessments	628,777.64
40003 Special Ass Interest	45.03
40006 Spectrum Cable Revenue	46,780.76
40030 Screening /Transfer Fees	975.00
40050 Laundry Income	19,098.00
40081 Reserve Interest	16,639.06
40090 Grant Income	82,637.50
40092 Special Assessment	66,101.80
Total for Revenue	\$861,054.79
Total for Income	\$861,054.79
Gross Profit	
\$861,054.79	
Expenses	
Administrative	
50005 Accounting Fees	13,521.78
50012 IRS Federal Income Taxes	6,681.00
50015 Clickpay/Bank Charges	1,167.11
50045-00 Legal Fees	924.55
50050-00 License, Taxes, Permits	628.75
50050-45 License, Taxes, Permit- Pool/Spa	256.08
50053 Corporate Annual Rep	70.00
50075 50% Office Supplies	3,312.66
50080 50% Postage & Mail	51.95
50090-00 Professional Fees	225.00
50100 Screening Fees	285.78
50125 50% Web Page/ Internet	275.88
Total for Administrative	\$27,400.54
Contracts	
60010 Alarm Services	1,853.10
60013 Cable Television	47,449.00
60035 Elevator Contract	3,690.15
60090 50% Landscape	10,368.80
61010 50% Pest Control	2,244.49
61020 50% Pool/Spa Contract	9,700.00
65000 Surfside Cam Fees	127,911.70
Total for Contracts	\$203,217.24
Insurance	
52030 Insurance - Commercial Pkg	193,829.11
Total for Insurance	\$193,829.11

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DISTRIBUTION ACCOUNT	TOTAL
Repairs and Maintenance	
70025 R&M-Building	18,771.91
70040 R&M-Elevator	7,933.76
70043-42 R&M Life Safety	1,942.09
70072 Laundry Equipment Repairs	375.00
70096-00 R&M-50% Pool/Indoor	7,312.35
70100 R&M-50%-Outdoor Furniture	567.67
70135 Landscaping Extras (SCG3 Only)	4,871.99
70136 50% CP Landscaping	833.05
70137 Irrigation Repairs	567.50
70138 Clubhouse Remodel	10,849.43
70176 50% Supplies Clean/Maintenance	12,315.87
Total for Repairs and Maintenance	\$66,340.62
Reserve/Special Assessment	
73003 Reserve Interest Exp	525.86
73303 Reserve Expenses - Interest	19,967.47
Total for Reserve/Special Assessment	\$20,493.33
Utilities	
54050-00 SCG3 Utilities- NSB	34,195.87
Total for Utilities	\$34,195.87
Total for Expenses	\$545,476.71
Net Operating Income	\$315,578.08
Other Income	
Interest Earned	5,679.14
Total for Other Income	\$5,679.14
Net Other Income	\$5,679.14
Net Income	\$321,257.22