

Village Del Lago Financial Dashboard

December 2025

How much \$ do we have?

Operating / Checking	\$ 129,771
Reserve / Savings	\$ 486,377
Prepaid Insurance	\$ 91,614
	\$ 707,762
Do to / Due from other assoc.	\$ (2,965)

How much \$ have we spent YTD?

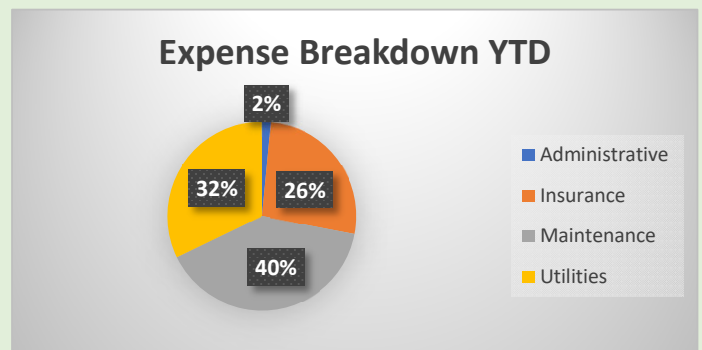
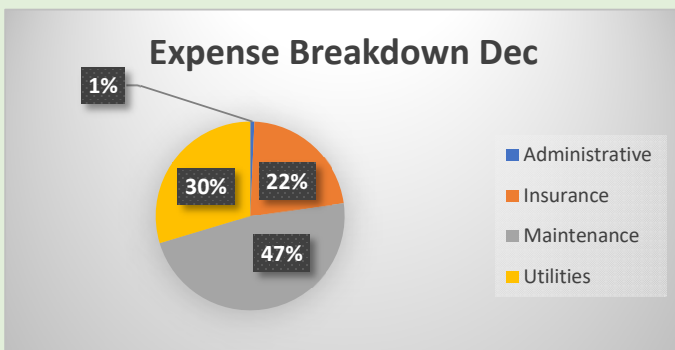
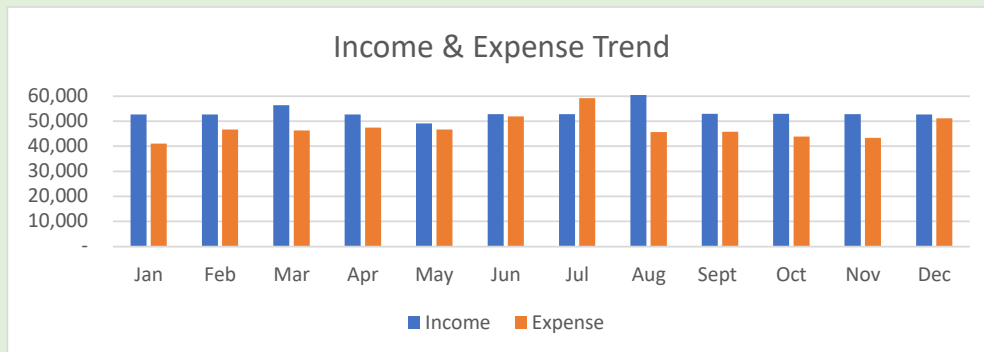
	Actual	Budget
Administrative	\$ 7,584	\$ 7,717
Insurance	\$ 130,375	\$ 180,156
Maintenance	\$ 195,822	\$ 198,340
Utilities	\$ 158,314	\$ 165,055
Other	\$ -	\$ 1,500

Income or Loss Dec

\$1,608

Income or Loss YTD

\$73,994



Notes: Accts 5831 & 4618 - roof repair work done moved to reserves expense & income
 Acct 5847 overbudget due to additional maint employee
 Acct 4618 additional income is Comcast reimbursement

Ocean Gallery Village Del Lago Condominium Association, Inc

Balance Sheet

As of December 31, 2025

	Dec 31, 25
ASSETS	
Current Assets	
Checking/Savings	
1101 Ameris Oper Bank (2715)	19,569.24
1102 Ameris Ins. Bank (8806)	
1102 Ameris Ins. (8806) Prop.	78,244.05
1102 Ameris Ins. (8806) Flood	31,958.00
Total 1102 Ameris Ins. Bank (8806)	110,202.05
RESERVE BANK FUNDS	
1150 Reserve Ameris MM (8649)	486,376.82
Total RESERVE BANK FUNDS	486,376.82
Total Checking/Savings	616,148.11
Accounts Receivable	
1210 Owner Account Receivable	
1211 Assessments Receivable	8,040.00
Total 1210 Owner Account Receivable	8,040.00
Total Accounts Receivable	8,040.00
Other Current Assets	
1311 Operating Due From Reserve	150.00
1451 Prepaid Insurance-Property	80,985.45
1452 Prepaid Insurance-Flood	10,628.62
Total Other Current Assets	91,764.07
Total Current Assets	715,952.18
TOTAL ASSETS	715,952.18
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
2400R Contract Liabilities Res.	384,697.51
2203 Due to OGPOA Payroll	1,076.50
2206 Due to OGPOA	1,888.62
2211 Reserves Due to Operating	150.00
2307 Assessments Prepaid	6,405.00
2530 Accrued Accounts Payable	4,935.80
Total Other Current Liabilities	399,153.43
Total Current Liabilities	399,153.43
Total Liabilities	399,153.43
Equity	
3500 Reserves Fund Balance	
3557 Building and Paint Fund	
3557-A Building and Paint Beg	34,985.36
3557-B Building and Paint Rev	39,994.00
3557-C Building and Paint Exp	-28,247.14
Total 3557 Building and Paint Fund	46,732.22
3559 Roof Fund	
3559-A Roof Fund Beg	-0.14
3559-B Roof Fund Revs	40,631.00
3559-C Roof Fund Exp	-7,880.00
Total 3559 Roof Fund	32,750.86
3590 Reserves Interest	14,365.53
3592 Capital Contributions	7,680.00
	7,680.00

	Dec 31, 25
Total 3500 Reserves Fund Balance	101,528.61
3600 Operating Fund Balance	141,276.63
Net Income	73,993.51
Total Equity	316,798.75
TOTAL LIABILITIES & EQUITY	715,952.18

Ocean Gallery Village Del Lago Condominium Association, Inc
 Budget vs. Actual
 December 2025

	<u>Dec 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Ordinary Income/Expense			
Income			
REVENUE			
4601 Mtce Assessments	52,480.00	52,480.67	-0.67
4907 Bank Interest Income	248.00		
Total REVENUE	<u>52,728.00</u>	<u>52,480.67</u>	<u>247.33</u>
Total Income	<u>52,728.00</u>	<u>52,480.67</u>	<u>247.33</u>
Gross Profit	52,728.00	52,480.67	247.33
Expense			
ADMINISTRATIVE EXPENSES			
5860 Accounting - Outside Serv	0.00	542.33	-542.33
5862 Fees to the Division	0.00	27.33	-27.33
5866 Licenses/Taxes/Fees	328.00	54.17	273.83
5889 Bank Charges	0.00	19.25	-19.25
Total ADMINISTRATIVE EXPENSES	<u>328.00</u>	<u>643.08</u>	<u>-315.08</u>
INSURANCE EXPENSES			
5801 Insurance-General	8,098.55	13,079.25	-4,980.70
5803 Insurance-Flood	1,771.43	1,933.75	-162.32
Total INSURANCE EXPENSES	<u>9,869.98</u>	<u>15,013.00</u>	<u>-5,143.02</u>
MAINTENANCE EXPENSES			
5835 Mulch/Tree trimming	0.00	41.67	-41.67
5824 Grounds-Replace/Upkeep	0.00	412.50	-412.50
5825 Irrigation	87.71	127.17	-39.46
5829 Pool/Spa Repair & Supply	964.47	985.00	-20.53
5831 Repairs/Maint.-Bldg.	-30.22	1,000.00	-1,030.22
5833 Maintenance Supplies	0.00	33.33	-33.33
5834 Landscape Contract	1,678.00	1,660.75	17.25
5847 Maint.-Payroll/Taxes/Benef	18,550.43	12,145.83	6,404.60
5853 Maintenance-Uniforms	0.00	26.25	-26.25
5888 Incentive	0.00	95.83	-95.83
Total MAINTENANCE EXPENSES	<u>21,250.39</u>	<u>16,528.33</u>	<u>4,722.06</u>
UTILITIES			
5805 Utilities-Cable TV	7,622.26	8,705.42	-1,083.16
5807 Utilities-Electric	216.76	213.00	3.76
5811 Utilities-Sewer	2,121.67	2,238.42	-116.75
5813 Utilities-Trash	1,632.66	861.00	771.66
5815 Utilities-Water	1,665.41	1,736.75	-71.34
Total UTILITIES	<u>13,258.76</u>	<u>13,754.59</u>	<u>-495.83</u>
OTHER EXPENSES			
5884 Property Appraisal	0.00	125.00	-125.00
Total OTHER EXPENSES	<u>0.00</u>	<u>125.00</u>	<u>-125.00</u>
Total Expense	<u>44,707.13</u>	<u>46,064.00</u>	<u>-1,356.87</u>
Net Ordinary Income	8,020.87	6,416.67	1,604.20
Other Income/Expense			
Other Expense			
RESERVE EXPENSES			
8500 Monthly Reserve Transfer	6,413.00	6,416.67	-3.67
Total RESERVE EXPENSES	<u>6,413.00</u>	<u>6,416.67</u>	<u>-3.67</u>
Total Other Expense	<u>6,413.00</u>	<u>6,416.67</u>	<u>-3.67</u>
Net Other Income	<u>-6,413.00</u>	<u>-6,416.67</u>	<u>3.67</u>
Net Income	<u><u>1,607.87</u></u>	<u><u>0.00</u></u>	<u><u>1,607.87</u></u>

Ocean Gallery Village Del Lago Condominium Association, Inc
 Budget vs. Actual
 January through December 2025

	Jan - Dec 25	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
REVENUE			
4601 Mtce Assessments	629,760.00	629,768.00	-8.00
4618 Income-Other	9,840.00		
4907 Bank Interest Income	3,488.84		
Total REVENUE	<u>643,088.84</u>	<u>629,768.00</u>	<u>13,320.84</u>
Total Income	<u>643,088.84</u>	<u>629,768.00</u>	<u>13,320.84</u>
Gross Profit	643,088.84	629,768.00	13,320.84
Expense			
9999 Suspense	0.00		
ADMINISTRATIVE EXPENSES			
5860 Accounting - Outside Serv	6,809.60	6,508.00	301.60
5862 Fees to the Division	0.00	328.00	-328.00
5866 Licenses/Taxes/Fees	736.85	650.00	86.85
5889 Bank Charges	37.81	231.00	-193.19
Total ADMINISTRATIVE EXPENSES	<u>7,584.26</u>	<u>7,717.00</u>	<u>-132.74</u>
INSURANCE EXPENSES			
5801 Insurance-General	109,923.18	156,951.00	-47,027.82
5803 Insurance-Flood	20,451.40	23,205.00	-2,753.60
Total INSURANCE EXPENSES	<u>130,374.58</u>	<u>180,156.00</u>	<u>-49,781.42</u>
MAINTENANCE EXPENSES			
5835 Mulch/Tree trimming	0.00	500.00	-500.00
5824 Grounds-Replace/Upkeep	263.35	4,950.00	-4,686.65
5825 Irrigation	827.09	1,526.00	-698.91
5829 Pool/Spa Repair & Supply	11,454.25	11,820.00	-365.75
5831 Repairs/Maint.-Bldg.	5,140.28	12,000.00	-6,859.72
5833 Maintenance Supplies	22.64	400.00	-377.36
5834 Landscape Contract	20,136.00	19,929.00	207.00
5847 Maint.-Payroll/Taxes/Benef	157,600.69	145,750.00	11,850.69
5853 Maintenance-Uniforms	377.90	315.00	62.90
5888 Incentive	0.00	1,150.00	-1,150.00
Total MAINTENANCE EXPENSES	<u>195,822.20</u>	<u>198,340.00</u>	<u>-2,517.80</u>
UTILITIES			
5805 Utilities-Cable TV	97,486.89	104,465.00	-6,978.11
5807 Utilities-Electric	2,761.86	2,556.00	205.86
5811 Utilities-Sewer	27,092.24	26,861.00	231.24
5813 Utilities-Trash	9,992.00	10,332.00	-340.00
5815 Utilities-Water	20,981.30	20,841.00	140.30
Total UTILITIES	<u>158,314.29</u>	<u>165,055.00</u>	<u>-6,740.71</u>
OTHER EXPENSES			
5884 Property Appraisal	0.00	1,500.00	-1,500.00
Total OTHER EXPENSES	<u>0.00</u>	<u>1,500.00</u>	<u>-1,500.00</u>
Total Expense	<u>492,095.33</u>	<u>552,768.00</u>	<u>-60,672.67</u>
Net Ordinary Income	150,993.51	77,000.00	73,993.51
Other Income/Expense			
Other Expense			
RESERVE EXPENSES			
8500 Monthly Reserve Transfer	77,000.00	77,000.00	0.00
Total RESERVE EXPENSES	<u>77,000.00</u>	<u>77,000.00</u>	<u>0.00</u>
Total Other Expense	<u>77,000.00</u>	<u>77,000.00</u>	<u>0.00</u>
Net Other Income	<u>-77,000.00</u>	<u>-77,000.00</u>	<u>0.00</u>

Ocean Gallery Village Del Lago Condominium Association, Inc
Budget vs. Actual
January through December 2025

	<u>Jan - Dec 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Net Income	<u>73,993.51</u>	<u>0.00</u>	<u>73,993.51</u>

The Ocean Gallery Village Del Lago Condominium Association, Inc.
 Reconciliation of Replacement Fund
 As of December 31st, 2025

Replacement - Ameris Bank MM 8649		\$	486,377	
Total			486,377	
Replacement cash balance at	12/31/2025	\$	486,377	
Less, amounts due to operating at	12/31/2025	\$	(150)	
Calculated Replacement Balance at	12/31/2025		486,227	
Calculated Replacement Balance at	12/31/2025	\$	486,227	
Fund balance/contract liabilities at	12/31/2025	\$	486,227	
Variance			(0)	

Component Description	Fund Balance Contract Liabilities 12/31/2024	YTD Contributions	YTD Interest and Capital Contributions	YTD Expenditures	Fund Balance Contract Liabilities 12/31/2025
Building	\$ 124,892	\$ 39,994	\$ 22,046	\$ (28,247)	\$ 158,684
Roof	\$ 294,792	\$ 40,631	\$ -	\$ (7,880)	\$ 327,543
Totals	\$ 419,684	\$ 80,625	\$ 22,046	\$ (36,127)	\$ 486,227