

# Peak Eight Village Condominium Corp

## Profit & Loss

02/18/26

Accrual Basis

### October 2024 through September 2025

	Oct '24 - Sep 25	Oct '23 - Sep 24
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
Dues Income	236,114.00	234,179.74
Laundry Machines Income	577.81	1,386.83
Interest Income - MM	3,186.01	3,736.12
<b>Total Income</b>	239,877.82	239,302.69
<b>Expense</b>		
<b>Auto Expense</b>		
Auto Repairs	5,872.69	5,271.09
Gas Reimbursement	959.05	1,402.36
<b>Total Auto Expense</b>	6,831.74	6,673.45
Bank Charges	20.50	24.00
Cable Television	29,661.65	28,445.92
Dues and Subscriptions	0.00	426.15
<b>Insurance</b>		
Boiler Insurance	1,279.00	1,235.00
General Insurance	39,853.58	36,348.31
Health Insurance	3,429.48	7,536.42
Work Comp.	1,124.00	1,168.00
<b>Total Insurance</b>	45,686.06	46,287.73
Licenses/Fees/Permits	25.00	0.00
Meeting Expense	60.17	215.47
Office	59.61	0.00
Payroll Tax Expense	1,133.75	2,105.89
Phone Service		
Telephone	400.00	600.00
<b>Total Phone Service</b>	400.00	600.00
Postage	400.40	470.20
<b>Professional Fees</b>		
Accounting	10,967.00	12,425.00
Water Analysis	9,940.08	8,193.81
<b>Total Professional Fees</b>	20,907.08	20,618.81
<b>Repairs</b>		
Maint./Capital Improvements	5,067.73	0.00
Maintenance	48,694.08	44,132.65
<b>Total Repairs</b>	53,761.81	44,132.65
Salaries - Direct	29,152.00	27,528.00
Snow Removal	11,045.00	6,280.02
Taxes and Licenses	257.92	117.50
Trash Removal	9,296.65	8,431.84
<b>Utilities</b>		
Gas and Electric	38,792.71	38,859.02
Sanitation	15,922.20	15,387.00
<b>Total Utilities</b>	54,714.91	54,246.02
<b>Total Expense</b>	263,414.25	246,603.65
<b>Net Ordinary Income</b>	-23,536.43	-7,300.96

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	<u>Oct '24 - Sep 25</u>	<u>Oct '23 - Sep 24</u>
Other Income/Expense		
Other Expense		
Depreciation Expense	6,821.00	5,613.00
Total Other Expense	6,821.00	5,613.00
Net Other Income	-6,821.00	-5,613.00
Net Income	<u><u>-30,357.43</u></u>	<u><u>-12,913.96</u></u>