

CAMBRIDGE VILLAGE ASSOCIATION INC.
Balance Sheet
 As of January 31, 2026

	Jan 31, 26
ASSETS	
Current Assets	
Checking/Savings	
Cash - Capital Improvements	
Seacoast-CDARS 3.50% 4/23/26	51,956.00
Seacoast -CDARS 3.00% 1/14/27	53,195.44
Seacoast Bank - Capital Improve	122,543.95
Total Cash - Capital Improvements	227,695.39
Cash - Operating	
Seacoast-CDARS 3.50% 4/23/26	53,127.88
Seacoast Bank-3.25% CD 6/ 1/26	55,083.71
Seacoast Bank - Oper Acct	30,918.57
Total Cash - Operating	139,130.16
Total Checking/Savings	366,825.55
Accounts Receivable	
Accounts Receivable	-17,670.92
Total Accounts Receivable	-17,670.92
Other Current Assets	
Prepaid Insurance	23,000.00
Total Other Current Assets	23,000.00
Total Current Assets	372,154.63
TOTAL ASSETS	372,154.63
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Cable Rebate	38,812.53
Fund Balance - Reserve	
Beginning Reserve Balance	205,469.76
Painting	-3,300.00
Pool	-1,112.80
Reserve Interest	533.60
Reserve Monthly Additions	6,104.83
Total Fund Balance - Reserve	207,695.39
Total Other Current Liabilities	246,507.92
Total Current Liabilities	246,507.92
Total Liabilities	246,507.92
Equity	
Retained Earnings	123,989.49
Net Income	1,657.22
Total Equity	125,646.71
TOTAL LIABILITIES & EQUITY	372,154.63

5:19 PM
 02/10/26
 Accrual Basis

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss YTD Comparison
January 2026

	Jan 26	Jan 26
Income		
Interest Income	304.45	304.45
Maintenance Fee - Income	45,645.17	45,645.17
Maintenance Fee - Reserves	6,104.83	6,104.83
	52,054.45	52,054.45
Total Income		
	52,054.45	52,054.45
Gross Profit		
	52,054.45	52,054.45
Expense		
1 OPERATING EXPENSES		
1851 Accounting	500.00	500.00
1860 Bank Charges - Operating	175.00	175.00
1911 Tax-Bureau of Condos	920.00	920.00
1918 Office Expense	615.12	615.12
1919 Clubhouse Janitorial Svc	400.00	400.00
1936 Clubhouse & Shuffleboard	268.50	268.50
	2,878.62	2,878.62
Total 1 OPERATING EXPENSES		
	2,878.62	2,878.62
2 BUILDING MAINTENANCE		
1920 Driveways	700.00	700.00
	700.00	700.00
Total 2 BUILDING MAINTENANCE		
	700.00	700.00
3 GROUNDS		
1923 Lawn Insecticide Perimeter	1,340.43	1,340.43
1927 Legendary Lawn	2,001.91	2,001.91
1932 Pool Heat/Supplies/Jeff	952.10	952.10
1934 Grounds Maint Contract	18,114.00	18,114.00
1935 Grounds Maint Materials	2,333.00	2,333.00
1937 Lake Maintenance	190.00	190.00
	24,931.44	24,931.44
Total 3 GROUNDS		
	24,931.44	24,931.44
4 UTILITIES		
1941 Telephone	109.97	109.97
1945 Cable	10,970.15	10,970.15
1947 Electric	1,451.41	1,451.41
1948 Water, Sewer, Trash	3,250.81	3,250.81
	15,782.34	15,782.34
Total 4 UTILITIES		
	15,782.34	15,782.34
5 CAPITAL RESERVES		
	6,104.83	6,104.83
Total Expense		
	50,397.23	50,397.23
Net Income		
	1,657.22	1,657.22

CAMBRIDGE VILLAGE ASSOCIATION INC. Profit & Loss Budget vs. Actual January 2026

	Jan 26	Budget	\$ Over Budget	% of Budget
Income				
Interest Income	304.45	45,645.17	0.00	100.0%
Maintenance Fee - Income	45,645.17	6,104.83	0.00	100.0%
Maintenance Fee - Reserves	6,104.83	100.00	-100.00	0.0%
Other Income	0.00	83.33	-83.33	0.0%
Screening Fees Income	0.00	835.00	-835.00	0.0%
Transfer from Oper Budget Exces	0.00			
Total Income	52,054.45	52,768.33	-713.88	98.6%
Gross Profit	52,054.45	52,768.33	-713.88	98.6%
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	105.0%
1860 Bank Charges - Operating	175.00	166.67	8.33	0.0%
1890 Contingency	0.00	166.67	-166.67	0.0%
1904 Insurance Expense	0.00	2,375.00	-2,375.00	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	615.12	375.00	240.12	164.0%
1919 Clubhouse Janitorial Svc	400.00	500.00	-100.00	80.0%
1936 Clubhouse & Shuffleboard	268.50	500.00	-231.50	53.7%
1942 Social Events	0.00	62.50	-62.50	0.0%
1950 Screening Fees Expense	0.00	83.33	-83.33	0.0%
Total 1 OPERATING EXPENSES	2,878.62	5,558.33	-2,679.71	51.8%
2 BUILDING MAINTENANCE				
1920 Driveways	700.00	58.33	641.67	1,200.1%
1930 Building Maintenance	0.00	833.33	-833.33	0.0%
Total 2 BUILDING MAINTENANCE	700.00	891.66	-191.66	78.5%
3 GROUNDS				
1923 Lawn Insecticide Perimeter	1,340.43	1,333.33	7.10	100.5%
1927 Legendary Lawn	2,001.91	1,666.67	335.24	120.1%
1932 Pool Heat/Supplies/Jeff	952.10	416.67	535.43	228.5%
1934 Grounds Maint Contract	18,114.00	18,114.00	0.00	100.0%
1935 Grounds Maint Materials	2,333.00	1,000.00	1,333.00	233.3%
1937 Lake Maintenance	190.00	250.00	-60.00	76.0%
Total 3 GROUNDS	24,931.44	22,780.67	2,150.77	109.4%

CAMBRIDGE VILLAGE ASSOCIATION, INC.

Supplementary Information on Future Major

Repairs and Replacements (Unaudited)

For the period ended January 31, 2026

Components	Balance 1/1/26	Additions	Expenses	Transfers	Balance 12/31/25
Pooled Reserves	205469.76	6104.83	4412.80		207161.79
Interest Earned	0.00	533.60			533.60
TOTAL	205469.76	6638.43	4412.80	0.00	207695.39