



Financial Report Package

01/01/2022 to 01/31/2022

Prepared for

**The Cayman at Tarpon Cove Neighborhood
Association, Inc.**

KPG Accounting Services, Inc.

	Current Balance at 1/31/2022	Prior Month Balance at 12/31/2021	Change
Assets			
CASH - OPERATING			
10-1010-00-00 VNB OP 3484	\$ 65,695.73	\$ 74,663.33	\$ (8,967.60)
Total CASH - OPERATING:	\$ 65,695.73	\$ 74,663.33	\$ (8,967.60)
CURRENT ASSETS			
14-1400-00-00 Accounts Receivable	\$ 5,221.86	\$ 874.00	\$ 4,347.86
Total CURRENT ASSETS:	\$ 5,221.86	\$ 874.00	\$ 4,347.86
Total Assets:	\$ 70,917.59	\$ 75,537.33	\$ (4,619.74)
Liabilities & Equity			
CURRENT LIABILITIES			
20-2015-00-00 PPD Maint Fees	\$ 10,215.79	\$ 16,495.79	\$ (6,280.00)
Total CURRENT LIABILITIES:	\$ 10,215.79	\$ 16,495.79	\$ (6,280.00)
EQUITY			
30-3900-00-00 Retained Earnings	\$ 59,041.54	\$ 61,386.52	\$ (2,344.98)
Total EQUITY:	\$ 59,041.54	\$ 61,386.52	\$ (2,344.98)
Net Income / (Loss)	\$ 1,660.26	\$ (2,344.98)	\$ 4,005.24
Total Liabilities & Equity:	\$ 70,917.59	\$ 75,537.33	\$ (4,619.74)

Assets

CASH - RESERVE

12-1210-00-00 VNB RSV 1629

\$ 110,843.67 \$ 102,538.47 \$ 8,305.20

Total CASH - RESERVE:

\$ 110,843.67 \$ 102,538.47 \$ 8,305.20

Total Assets:

\$ 110,843.67 \$ 102,538.47 \$ 8,305.20

Liabilities & Equity

RESERVE FUNDS

25-2502-00-00 RSV - Unallocated Interest

\$ 937.61 \$ 924.41 \$ 13.20

25-3002-00-00 RSV - Painting

74,685.58 70,566.58 4,119.00

25-3003-00-00 RSV - Roof Cleaning

15,347.25 12,700.25 2,647.00

25-3004-00-00 RSV - Gutter/ Fascia Cleaning

2,052.00 1,236.00 816.00

25-3005-00-00 RSV - Mailboxes

10,159.78 9,449.78 710.00

25-3008-00-00 RSV - Driveway/Sidewalk Cleaning

7,661.45 7,661.45 -

Total RESERVE FUNDS:

\$ 110,843.67 \$ 102,538.47 \$ 8,305.20

Net Income / (Loss)

\$ - \$ - \$ -

Total Liabilities & Equity:

\$ 110,843.67 \$ 102,538.47 \$ 8,305.20

Income Statement - Operating

The Cayman at Tarpon Cove Neighborhood Association, Inc.

01/31/2022

Date: 2/11/2022

Time: 9:36 am

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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
ASSESSMENT INCOME							
4000-00-00 Quarterly Assessments	\$9,039.00	\$9,075.00	(\$36.00)	\$9,039.00	\$9,075.00	(\$36.00)	\$36,300.00
4025-00-00 Late Fees	239.76	-	239.76	239.76	-	239.76	-
4050-00-00 Master Assoc Fees	50,301.00	50,277.50	23.50	50,301.00	50,277.50	23.50	201,110.00
4056-00-00 Sales Application Fees	50.00	-	50.00	50.00	-	50.00	-
4058-00-00 Background Check Fee	100.00	-	100.00	100.00	-	100.00	-
4060-00-00 Working Capital Fees	500.00	-	500.00	500.00	-	500.00	-
4081-00-00 Use Of Surplus Funds	-	552.00	(552.00)	-	552.00	(552.00)	6,624.00
Total ASSESSMENT INCOME	\$60,229.76	\$59,904.50	\$325.26	\$60,229.76	\$59,904.50	\$325.26	\$244,034.00
Total OPERATING INCOME	\$60,229.76	\$59,904.50	\$325.26	\$60,229.76	\$59,904.50	\$325.26	\$244,034.00
OPERATING EXPENSE							
PROFESSIONAL FEES							
5030-00-00 Legal	-	66.67	66.67	-	66.67	66.67	800.00
Total PROFESSIONAL FEES	\$-	\$66.67	\$66.67	\$-	\$66.67	\$66.67	\$800.00
GENERAL & ADMINISTRATIVE							
5405-00-00 Administrative	-	83.42	83.42	-	83.42	83.42	1,001.00
5407-00-00 Insurance	-	100.00	100.00	-	100.00	100.00	1,200.00
6007-00-00 Corp Annual Report	-	5.08	5.08	-	5.08	5.08	61.00
6013-00-00 Website	-	60.42	60.42	-	60.42	60.42	725.00
6021-00-00 Tax Preparation	-	21.67	21.67	-	21.67	21.67	260.00
Total GENERAL & ADMINISTRATIVE	\$-	\$270.59	\$270.59	\$-	\$270.59	\$270.59	\$3,247.00
REPAIR & MAINTENANCE							
6201-00-00 General Maintenance	-	83.33	83.33	-	83.33	83.33	1,000.00
6204-00-00 Termite Warranty	-	291.67	291.67	-	291.67	291.67	3,500.00
Total REPAIR & MAINTENANCE	\$-	\$375.00	\$375.00	\$-	\$375.00	\$375.00	\$4,500.00
TRANSFERS							
9001-00-00 Master Assoc Transfer Exp	50,277.50	50,277.50	-	50,277.50	50,277.50	-	201,110.00
9005-00-00 Transfer To RSV	8,292.00	8,594.25	302.25	8,292.00	8,594.25	302.25	34,377.00
Total TRANSFERS	\$58,569.50	\$58,871.75	\$302.25	\$58,569.50	\$58,871.75	\$302.25	\$235,487.00
Total OPERATING EXPENSE	\$58,569.50	\$59,584.01	\$1,014.51	\$58,569.50	\$59,584.01	\$1,014.51	\$244,034.00
Net Income:	\$1,660.26	\$320.49	\$1,339.77	\$1,660.26	\$320.49	\$1,339.77	\$0.00