

Tarpon Cove Community Association, Inc.
Balance Sheet
As of October 31, 2019

	Oct 31, 19	Sep 30, 19	\$ Change
ASSETS			
Current Assets			
Checking/Savings			
1xxx · OPERATING			
1000 · TCCA Operating	203,881.65	54,741.92	149,139.73
Total 1xxx · OPERATING	203,881.65	54,741.92	149,139.73
11xx · RESERVE			
1100 · TCCA Reserve Iberia	40,640.36	36,604.87	4,035.49
1101 · Centennial Bank Reserve	486.10	486.00	0.10
1102 · Reserve TIAA Bank	101,507.43	101,324.60	182.83
1103 · Reserve CD- CBank 1.75% 6/30/20	107,684.53	107,684.53	0.00
Total 11xx · RESERVE	250,318.42	246,100.00	4,218.42
Total Checking/Savings	454,200.07	300,841.92	153,358.15
Total Current Assets	454,200.07	300,841.92	153,358.15
TOTAL ASSETS	454,200.07	300,841.92	153,358.15
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
20000 · Accounts Payable	10,277.21	1,839.19	8,438.02
Total Accounts Payable	10,277.21	1,839.19	8,438.02
Total Current Liabilities	10,277.21	1,839.19	8,438.02
Total Liabilities	10,277.21	1,839.19	8,438.02
Equity			
3xxx · RESERVE EQUITY			
3001 · Audit Reserve	6,000.00	6,000.00	0.00
3002 · Capital Improvements	3,724.00	2,793.00	931.00
3005 · Drinking Fountain Reserve	3,420.43	3,357.93	62.50
3006 · Entry Gates Reserve	17,105.32	17,662.48	-557.16
3007 · Equipment/Pump Reserve	21,212.73	21,022.98	189.75
3008 · Fountain Reserve	22,524.34	21,905.34	619.00
3009 · Clubhouse Furniture (Indoor)	-1,324.00	-1,546.50	222.50
3010 · Guard Furniture/Computer	3,999.62	3,802.87	196.75
3011 · Irrigation System Reserve	10,649.24	10,776.74	-127.50
3012 · Painting Reserve	9,000.22	9,000.22	0.00
3013 · Paving Reserve	31,920.51	31,500.51	420.00
3014 · Pool Reserve	26,056.88	25,609.63	447.25
3015 · Pool Fence Reserve	10,119.07	9,814.07	305.00
3016 · Pool/Clubhouse Furnt. Res	16,196.18	15,749.18	447.00

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Accrual Basis

Tarpon Cove Community Association, Inc.

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3017 · Pool Heater Reserve	16,440.41	16,152.91	287.50
3018 · Roof Reserve	14,771.44	14,752.44	19.00
3020 · Stormdrain Reserve	26,248.64	26,112.14	136.50
3021 · Video Camera Reserve	8,841.18	8,841.18	0.00
3022 · Unallocated Interest	3,412.21	3,227.63	184.58
Total 3xxx · RESERVE EQUITY	250,318.42	246,534.75	3,783.67
3200 · Operating Fund Balance	50,756.00	50,756.00	0.00
Net Income	142,848.44	1,711.98	141,136.46
Total Equity	443,922.86	299,002.73	144,920.13
TOTAL LIABILITIES & EQUITY	454,200.07	300,841.92	153,358.15

Tarpon Cove Community Association, Inc. Profit & Loss Budget Performance

October 2019

	Oct 19	Budget	\$ Over Budget	Jan - Oct 19	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
4xxx · INCOME							
4000 · Association Fees	262,406	262,407	-1	1,049,624	1,049,626	-2	1,049,626
4035 · Working Capital Fees	700	0	700	10,426	0	10,426	0
4080 · Bar Code	275	0	275	1,330	0	1,330	0
4090 · Insurance Claim	0	0	0	0	0	0	0
Total 4xxx · INCOME	263,381	262,407	975	1,061,380	1,049,626	11,754	1,049,626
Total Income	263,381	262,407	975	1,061,380	1,049,626	11,754	1,049,626
Gross Profit	263,381	262,407	975	1,061,380	1,049,626	11,754	1,049,626
Expense							
60xx · ADMINISTRATIVE							
6005 · Legal Expense	0	625	-625	8,265	6,250	2,015	7,500
6007 · Division Filing Fees	0	5	-5	61	51	10	61
6009 · Auditing/Accounting Fees	2,050	2,050	0	20,775	20,500	275	24,600
6011 · Office Expense	349	250	99	3,682	2,500	1,182	3,000
6013 · Website Expense	150	83	67	1,650	833	817	1,000
6015 · Insurance	11,397	1,073	10,324	11,397	10,732	665	12,878
6020 · Property Management	6,460	6,460	0	64,600	64,600	0	77,520
Total 60xx · ADMINISTRATIVE	20,406	10,547	9,859	110,430	105,466	4,964	126,559
62xx · MAINTENANCE							
6201 · General Maintenance	989	1,667	-678	16,283	16,667	-384	20,000
6205 · Janitorial Contract	1,076	1,061	15	9,868	10,610	-742	12,732
6209 · Pest Control	0	1,625	-1,625	13,250	16,250	-3,000	19,500
6218 · Lake Expenses	791	417	375	5,036	4,167	870	5,000
6220 · Fountain Maintenance	1,695	125	1,570	3,759	1,250	2,509	1,500
6221 · Exotic Maintenance	5,285	1,762	3,523	26,425	17,617	8,808	21,140
6229 · Community Room	0	0	0	10,716	0	10,716	0
6231 · Feasibility Study	0	0	0	12,658	0	12,658	0
Total 62xx · MAINTENANCE	9,836	6,656	3,180	97,995	66,560	31,435	79,872
63xx · LANDSCAPING							
6300 · Grounds Maintenance	18,607	18,607	0	186,070	186,070	0	223,284
6310 · Hardwood Trimming	14,735	1,500	13,235	21,130	15,000	6,130	18,000
6315 · Irrigation Repairs	6,866	833	6,033	15,933	8,333	7,600	10,000
6325 · Palm Trimming	0	2,917	-2,917	23,217	29,167	-5,950	35,000
6327 · Tree & Shrub Replacement	8,318	3,333	4,985	28,457	33,333	-4,876	40,000
6328 · Mulch	0	0	0	39,622	40,000	-378	40,000
6329 · Weed Control	0	600	-600	1,758	6,000	-4,242	7,200
Total 63xx · LANDSCAPING	48,526	27,790	20,736	316,187	317,903	-1,716	373,484
64xx · POOL EXPENSES							
6400 · Pool/Spa Maintenance Contract	900	900	0	9,000	9,000	0	10,800
6410 · Pool Repairs	454	750	-296	5,442	7,500	-2,058	9,000
6425 · Pool Permit	0	135	-135	1,625	1,354	271	1,625
Total 64xx · POOL EXPENSES	1,354	1,785	-431	16,067	17,854	-1,788	21,425
66xx · UTILITIES							
6601 · Electric	3,077	3,333	-256	32,758	33,333	-576	40,000
6604 · Telephone	588	417	171	2,820	4,167	-1,347	5,000
6605 · Water/Sewer	458	642	-184	5,190	6,417	-1,227	7,700
6609 · Trash Removal	4,066	3,751	315	38,754	37,511	1,243	45,013
6611 · Irrigation Water	2,318	2,333	-15	17,612	23,333	-5,721	28,000
6620 · Cable TV	26,691	25,240	1,451	261,023	252,398	8,626	302,877
Total 66xx · UTILITIES	37,198	35,716	1,482	358,157	357,158	998	428,590
Total Expense	117,321	82,494	34,826	898,836	864,942	33,894	1,029,930
Net Ordinary Income	146,060	179,912	-33,852	162,544	184,684	-22,140	19,696
Other Income/Expense							
Other Expense							
9xxx · TRANSFER EXPENSES							
9005 · Reserve Transfer	4,924	4,924	0	19,696	19,696	0	19,696
Total 9xxx · TRANSFER EXPENSES	4,924	4,924	0	19,696	19,696	0	19,696
Total Other Expense	4,924	4,924	0	19,696	19,696	0	19,696
Net Other Income	-4,924	-4,924	0	-19,696	-19,696	0	-19,696
Net Income	141,136	174,988	-33,852	142,848	164,988	-22,140	-0