



Financial Report Package

October 2024

Prepared for

**The Barbados at Tarpon Cove Drive Condominium
Association, Inc.**

KPG Accounting Services, Inc.

	Current Balance at 10/31/2024	Prior Month Balance at 09/30/2024	Change
Assets			
OPERATING ASSETS			
10-1010-00-00 VNB OP 3433	\$ 82,951.21	\$ 182,896.80	\$ (99,945.59)
Total OPERATING ASSETS:	\$ 82,951.21	\$ 182,896.80	\$ (99,945.59)
Total Assets:	\$ 82,951.21	\$ 182,896.80	\$ (99,945.59)
Liabilities & Equity			
CURRENT LIABILITIES			
20-2000-00-00 Accounts Payable	\$ 3,850.00	\$ -	\$ 3,850.00
20-2200-00-00 PPD Maintenance Fees	250.00	37,914.00	(37,664.00)
Total CURRENT LIABILITIES:	\$ 4,100.00	\$ 37,914.00	\$ (33,814.00)
OPERATING EQUITY			
30-3900-01-00 Retained Earnings - Bar 1	\$ 20,972.36	\$ 20,972.36	\$ -
30-3900-02-00 Retained Earnings - Bar 2	14,117.74	14,117.74	-
30-3900-03-00 Retained Earnings - Bar 3	20,673.57	20,673.57	-
Total OPERATING EQUITY:	\$ 55,763.67	\$ 55,763.67	\$ -
Net Income / (Loss)	\$ 23,087.54	\$ 89,219.13	\$ (66,131.59)
Total Liabilities & Equity:	\$ 82,951.21	\$ 182,896.80	\$ (99,945.59)

	Current Balance at 10/31/2024	Prior Month Balance at 09/30/2024	Change
Assets			
BARB 1 RESERVE ASSETS			
11-1211-00-00 VNB RSV 1 1890	\$ 28,853.08	\$ 25,228.19	\$ 3,624.89
11-1212-00-00 FFB CD 4.5% 2/28/25	58,697.80	58,455.09	242.71
Total BARB 1 RESERVE ASSETS:	\$ 87,550.88	\$ 83,683.28	\$ 3,867.60
BARB 2 RESERVE ASSETS			
12-1212-00-00 VNB RSV 2 1904	\$ 24,206.44	\$ 20,462.16	\$ 3,744.28
12-1213-00-00 FFB CD 4.5% 2/28/25	62,138.17	61,881.23	256.94
Total BARB 2 RESERVE ASSETS:	\$ 86,344.61	\$ 82,343.39	\$ 4,001.22
BARB 3 RESERVE ASSETS			
13-1213-00-00 VNB RSV 3 1882	\$ 15,191.72	\$ 12,657.80	\$ 2,533.92
13-1214-00-00 FFB CD 4.5% 2/28/25	35,331.08	35,184.99	146.09
Total BARB 3 RESERVE ASSETS:	\$ 50,522.80	\$ 47,842.79	\$ 2,680.01
Total Assets:	\$ 224,418.29	\$ 213,869.46	\$ 10,548.83
Liabilities & Equity			
BARB 1 RESERVE EQUITY			
25-2501-01-00 RSV - Paving Bar 1	\$ 9,316.23	\$ 8,980.73	\$ 335.50
25-2502-01-00 RSV - Painting Bar 1	20,872.26	20,041.26	831.00
25-2503-01-00 RSV - Roof Bar 1	36,056.59	33,668.59	2,388.00
25-2507-01-00 RSV - Exterior Building - Bar 1	7,500.00	7,500.00	-
25-2510-01-00 RSV - Fire Alarm Bar 1	3,001.00	3,001.00	-
25-2599-01-00 RSV - Unallocated Interest - Bar 1	10,804.80	10,491.70	313.10
Total BARB 1 RESERVE EQUITY:	\$ 87,550.88	\$ 83,683.28	\$ 3,867.60
BARB 2 RESERVE EQUITY			
26-2501-02-00 RSV - Paving Bar 2	\$ 10,071.74	\$ 9,830.74	\$ 241.00
26-2502-02-00 RSV - Painting Bar 2	18,131.60	16,988.60	1,143.00
26-2503-02-00 RSV - Roof Bar 2	38,428.34	36,126.34	2,302.00
26-2507-02-00 RSV - Exterior Building - Bar 2	7,500.24	7,500.24	-
26-2510-02-00 RSV - Fire Alarm Bar 2	3,000.50	3,000.50	-
26-2599-02-00 RSV - Unallocated Interest - Bar 2	9,212.19	8,896.97	315.22
Total BARB 2 RESERVE EQUITY:	\$ 86,344.61	\$ 82,343.39	\$ 4,001.22
BARB 3 RESERVE EQUITY			
27-2501-03-00 RSV - Paving Bar 3	\$ 6,819.50	\$ 6,671.75	\$ 147.75
27-2502-03-00 RSV - Painting Bar 3	12,281.50	11,515.25	766.25
27-2503-03-00 RSV - Roof Bar 3	20,426.37	18,843.37	1,583.00
27-2507-03-00 RSV - Exterior Building - Bar 3	4,999.60	4,999.60	-
27-2510-03-00 RSV - Fire Alarm Bar 3	2,000.00	2,000.00	-
27-2599-03-00 RSV - Unallocated Interest - Bar 3	3,995.83	3,812.82	183.01
Total BARB 3 RESERVE EQUITY:	\$ 50,522.80	\$ 47,842.79	\$ 2,680.01
Net Income / (Loss)	\$ -	\$ -	\$ -
Total Liabilities & Equity:	\$ 224,418.29	\$ 213,869.46	\$ 10,548.83

Assets

OPERATING ASSETS

10-1010-00-00 VNB OP 3433 \$82,951.21

Total OPERATING ASSETS:

\$82,951.21

BARB 1 RESERVE ASSETS

11-1211-00-00 VNB RSV 1 1890 28,853.08

11-1212-00-00 FFB CD 4.5% 2/28/25 58,697.80

Total BARB 1 RESERVE ASSETS:

\$87,550.88

BARB 2 RESERVE ASSETS

12-1212-00-00 VNB RSV 2 1904 24,206.44

12-1213-00-00 FFB CD 4.5% 2/28/25 62,138.17

Total BARB 2 RESERVE ASSETS:

\$86,344.61

BARB 3 RESERVE ASSETS

13-1213-00-00 VNB RSV 3 1882 15,191.72

13-1214-00-00 FFB CD 4.5% 2/28/25 35,331.08

Total BARB 3 RESERVE ASSETS:

\$50,522.80

Total Assets:

\$307,369.50

Liabilities & Equity

CURRENT LIABILITIES

20-2000-00-00 Accounts Payable 3,850.00

20-2200-00-00 PPD Maintenance Fees 250.00

Total CURRENT LIABILITIES:

\$4,100.00

BARB 1 RESERVE EQUITY

25-2501-01-00 RSV - Paving Bar 1 9,316.23

25-2502-01-00 RSV - Painting Bar 1 20,872.26

25-2503-01-00 RSV - Roof Bar 1 36,056.59

25-2507-01-00 RSV - Exterior Building - Bar 1 7,500.00

25-2510-01-00 RSV - Fire Alarm Bar 1 3,001.00

25-2599-01-00 RSV - Unallocated Interest - Bar 1 10,804.80

Total BARB 1 RESERVE EQUITY:

\$87,550.88

BARB 2 RESERVE EQUITY

26-2501-02-00 RSV - Paving Bar 2 10,071.74

26-2502-02-00 RSV - Painting Bar 2 18,131.60

26-2503-02-00 RSV - Roof Bar 2 38,428.34

26-2507-02-00 RSV - Exterior Building - Bar 2 7,500.24

26-2510-02-00 RSV - Fire Alarm Bar 2 3,000.50

26-2599-02-00 RSV - Unallocated Interest - Bar 2 9,212.19

Total BARB 2 RESERVE EQUITY:

\$86,344.61

BARB 3 RESERVE EQUITY

27-2501-03-00 RSV - Paving Bar 3 6,819.50

27-2502-03-00 RSV - Painting Bar 3 12,281.50

27-2503-03-00 RSV - Roof Bar 3 20,426.37

27-2507-03-00 RSV - Exterior Building - Bar 3 4,999.60

27-2510-03-00 RSV - Fire Alarm Bar 3 2,000.00

27-2599-03-00 RSV - Unallocated Interest - Bar 3 3,995.83

Total BARB 3 RESERVE EQUITY:

\$50,522.80

OPERATING EQUITY

30-3900-01-00 Retained Earnings - Bar 1 20,972.36

Balance Sheet

The Barbados at Tarpon Cove Drive Condominium Association , Inc.
End Date: 10/31/2024

Date: 11/12/2024
Time: 12:01 am
Page: 2

30-3900-02-00	Retained Earnings - Bar 2	\$14,117.74	
30-3900-03-00	Retained Earnings - Bar 3	20,673.57	
Total OPERATING EQUITY:			\$55,763.67
	Net Income Gain / Loss	23,087.54	
			\$23,087.54
Total Liabilities & Equity:			\$307,369.50

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint/ Rsv Fees - Bar 1	\$27,036.00	\$27,035.00	\$1.00	\$108,144.00	\$108,140.00	\$4.00	\$108,140.00
4005 Application Fees - Bar 1	-	-	-	150.00	-	150.00	-
4025 Late Fees - Bar 1	120.62	-	120.62	301.55	-	301.55	-
4050 Master Assoc Fees - Bar 1	15,336.00	15,331.25	4.75	61,344.00	61,325.00	19.00	61,325.00
TOTAL INCOME	\$42,492.62	\$42,366.25	\$126.37	\$169,939.55	\$169,465.00	\$474.55	\$169,465.00
TOTAL INCOME	\$42,492.62	\$42,366.25	\$126.37	\$169,939.55	\$169,465.00	\$474.55	\$169,465.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 1	-	15.67	15.67	-	156.70	156.70	188.00
5110 Audit /Accounting Fees - Bar 1	-	11.75	11.75	-	117.50	117.50	141.00
TOTAL PROFESSIONAL	\$-	\$27.42	\$27.42	\$-	\$274.20	\$274.20	\$329.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 1	-	1.92	1.92	189.29	19.20	(170.09)	23.00
5457 Office Expense - Bar 1	21.77	31.25	9.48	280.86	312.50	31.64	375.00
5458 Website Expense - Bar 1	-	23.42	23.42	225.00	234.20	9.20	281.00
TOTAL GENERAL / ADMINISTRATIVE	\$21.77	\$56.59	\$34.82	\$695.15	\$565.90	(\$129.25)	\$679.00
INSURANCE							
5550 Insurance Expense - Bar 1	46,276.90	4,218.75	(42,058.15)	46,276.90	42,187.50	(4,089.40)	50,625.00
5551 Flood Insurance - Bar 1	-	1,562.50	1,562.50	16,751.00	15,625.00	(1,126.00)	18,750.00
TOTAL INSURANCE	\$46,276.90	\$5,781.25	(\$40,495.65)	\$63,027.90	\$57,812.50	(\$5,215.40)	\$69,375.00
UTILITIES							
5801 Electricity - Bar 1	58.27	50.00	(8.27)	597.20	500.00	(97.20)	600.00
5880 Water / Sewer - Bar 1	836.94	781.25	(55.69)	10,777.28	7,812.50	(2,964.78)	9,375.00
TOTAL UTILITIES	\$895.21	\$831.25	(\$63.96)	\$11,374.48	\$8,312.50	(\$3,061.98)	\$9,975.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 1	-	377.25	377.25	9,921.75	3,772.50	(6,149.25)	4,527.00
6202 Fire Mgmt System - Bar 1	120.00	-	(120.00)	500.00	-	(500.00)	-
6203 Fire Alarm / Exting Service - Bar 1	-	156.25	156.25	230.00	1,562.50	1,332.50	1,875.00
6205 Janitorial - Contract Bar 1	562.50	187.50	(375.00)	2,250.00	1,875.00	(375.00)	2,250.00
6206 Roof Cleaning - Contract Bar 1	-	296.92	296.92	3,480.00	2,969.20	(510.80)	3,563.00
6208 Driveway Cleaning - Bar 1	506.25	112.50	(393.75)	1,350.00	1,125.00	(225.00)	1,350.00
TOTAL REPAIR /MAINTENANCE	\$1,188.75	\$1,130.42	(\$58.33)	\$17,731.75	\$11,304.20	(\$6,427.55)	\$13,565.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 1	15,331.22	15,331.25	0.03	61,324.88	61,325.00	0.12	61,325.00
9005 Transfer to Reserves - Bar 1	3,554.50	3,554.50	-	14,218.00	14,218.00	-	14,218.00
TOTAL RESERVE/MASTER TRANSFERS	\$18,885.72	\$18,885.75	\$0.03	\$75,542.88	\$75,543.00	\$0.12	\$75,543.00
TOTAL EXPENSES	\$67,268.35	\$26,712.68	(\$40,555.67)	\$168,372.16	\$153,812.30	(\$14,559.86)	\$169,466.00
NET ORDINARY INCOME	(\$24,775.73)	\$15,653.57	(\$40,429.30)	\$1,567.39	\$15,652.70	(\$14,085.31)	(\$1.00)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - Bar 2	\$27,036.00	\$27,040.50	(\$4.50)	\$108,144.00	\$108,162.00	(\$18.00)	\$108,162.00
4005 Application Fees - Bar 2	-	-	-	300.00	-	300.00	-
4025 Late Fees - Bar 2	-	-	-	120.62	-	120.62	-
4040 Background Check Fee - Bar 2	-	-	-	50.00	-	50.00	-
4050 Master Assoc Fees - Bar 2	15,336.00	15,331.25	4.75	61,344.00	61,325.00	19.00	61,325.00
TOTAL INCOME	\$42,372.00	\$42,371.75	\$0.25	\$169,958.62	\$169,487.00	\$471.62	\$169,487.00
TOTAL INCOME	\$42,372.00	\$42,371.75	\$0.25	\$169,958.62	\$169,487.00	\$471.62	\$169,487.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 2	-	15.67	15.67	-	156.70	156.70	188.00
5110 Audit /Accounting Fees - Bar 2	-	11.75	11.75	-	117.50	117.50	141.00
TOTAL PROFESSIONAL	\$-	\$27.42	\$27.42	\$-	\$274.20	\$274.20	\$329.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 2	-	1.92	1.92	189.29	19.20	(170.09)	23.00
5457 Office Expense - Bar 2	31.49	31.25	(0.24)	335.71	312.50	(23.21)	375.00
5458 Website Expense - Bar 2	-	23.42	23.42	225.00	234.20	9.20	281.00
TOTAL GENERAL / ADMINISTRATIVE	\$31.49	\$56.59	\$25.10	\$750.00	\$565.90	(\$184.10)	\$679.00
INSURANCE							
5550 Insurance Expense - Bar 2	46,276.90	4,218.75	(42,058.15)	46,276.90	42,187.50	(4,089.40)	50,625.00
5551 Flood Insurance - Bar 2	-	1,562.50	1,562.50	7,964.00	15,625.00	7,661.00	18,750.00
TOTAL INSURANCE	\$46,276.90	\$5,781.25	(\$40,495.65)	\$54,240.90	\$57,812.50	\$3,571.60	\$69,375.00
UTILITIES							
5801 Electricity - Bar 2	61.63	50.00	(11.63)	643.32	500.00	(143.32)	600.00
5880 Water / Sewer - Bar 2	858.00	781.25	(76.75)	9,880.98	7,812.50	(2,068.48)	9,375.00
TOTAL UTILITIES	\$919.63	\$831.25	(\$88.38)	\$10,524.30	\$8,312.50	(\$2,211.80)	\$9,975.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 2	-	335.33	335.33	660.00	3,353.30	2,693.30	4,024.00
6202 Fire Mgmt System - Bar 2	120.00	-	(120.00)	500.00	-	(500.00)	-
6203 Fire Alarm / Exting Service - Bar 2	-	156.25	156.25	230.00	1,562.50	1,332.50	1,875.00
6205 Janitorial - Contract Bar 2	562.50	187.50	(375.00)	2,250.00	1,875.00	(375.00)	2,250.00
6206 Roof Cleaning - Contract Bar 2	-	296.92	296.92	3,480.00	2,969.20	(510.80)	3,563.00
6208 Driveway Cleaning - Bar 2	506.25	112.50	(393.75)	1,350.00	1,125.00	(225.00)	1,350.00
TOTAL REPAIR /MAINTENANCE	\$1,188.75	\$1,088.50	(\$100.25)	\$8,470.00	\$10,885.00	\$2,415.00	\$13,062.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 2	15,331.22	15,331.25	0.03	61,324.88	61,325.00	0.12	61,325.00
9005 Transfer to Reserves - Bar 2	3,686.00	3,686.00	-	14,744.00	14,744.00	-	14,744.00
TOTAL RESERVE/MASTER TRANSFERS	\$19,017.22	\$19,017.25	\$0.03	\$76,068.88	\$76,069.00	\$0.12	\$76,069.00
TOTAL EXPENSES	\$67,433.99	\$26,802.26	(\$40,631.73)	\$150,054.08	\$153,919.10	\$3,865.02	\$169,489.00
NET ORDINARY INCOME	(\$25,061.99)	\$15,569.49	(\$40,631.48)	\$19,904.54	\$15,567.90	\$4,336.64	(\$2.00)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - Bar 3	\$18,024.00	\$18,030.75	(\$6.75)	\$72,096.00	\$72,123.00	(\$27.00)	\$72,123.00
4005 Application Fees - Bar 3	150.00	-	150.00	1,350.00	-	1,350.00	-
4040 Background Check Fee - Bar 3	-	-	-	200.00	-	200.00	-
4050 Master Assoc Fees - Bar 3	10,224.00	10,220.50	3.50	40,896.00	40,882.00	14.00	40,882.00
TOTAL INCOME	\$28,398.00	\$28,251.25	\$146.75	\$114,542.00	\$113,005.00	\$1,537.00	\$113,005.00
TOTAL INCOME	\$28,398.00	\$28,251.25	\$146.75	\$114,542.00	\$113,005.00	\$1,537.00	\$113,005.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 3	-	10.33	10.33	-	103.30	103.30	124.00
5110 Audit /Accounting Fees - Bar 3	-	7.75	7.75	-	77.50	77.50	93.00
TOTAL PROFESSIONAL	\$-	\$18.08	\$18.08	\$-	\$180.80	\$180.80	\$217.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 3	-	1.25	1.25	126.19	12.50	(113.69)	15.00
5457 Office Expense - Bar 3	17.57	20.83	3.26	359.20	208.30	(150.90)	250.00
5458 Website Expense - Bar 3	-	15.67	15.67	150.00	156.70	6.70	188.00
TOTAL GENERAL / ADMINISTRATIVE	\$17.57	\$37.75	\$20.18	\$635.39	\$377.50	(\$257.89)	\$453.00
INSURANCE							
5550 Insurance Expense - Bar 3	30,624.90	2,812.50	(27,812.40)	30,624.90	28,125.00	(2,499.90)	33,750.00
5551 Flood Insurance - Bar 3	-	1,041.67	1,041.67	17,250.00	10,416.70	(6,833.30)	12,500.00
TOTAL INSURANCE	\$30,624.90	\$3,854.17	(\$26,770.73)	\$47,874.90	\$38,541.70	(\$9,333.20)	\$46,250.00
UTILITIES							
5801 Electricity - Bar 3	30.27	33.33	3.06	310.44	333.30	22.86	400.00
5880 Water / Sewer - Bar 3	508.82	520.83	12.01	6,006.42	5,208.30	(798.12)	6,250.00
TOTAL UTILITIES	\$539.09	\$554.16	\$15.07	\$6,316.86	\$5,541.60	(\$775.26)	\$6,650.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 3	-	211.50	211.50	2,025.00	2,115.00	90.00	2,538.00
6202 Fire Mgmt System - Bar 3	80.00	-	(80.00)	333.00	-	(333.00)	-
6203 Fire Alarm / Exting Service - Bar 3	-	104.17	104.17	150.00	1,041.70	891.70	1,250.00
6205 Janitorial - Contract Bar 3	375.00	125.00	(250.00)	1,500.00	1,250.00	(250.00)	1,500.00
6206 Roof Cleaning - Contract Bar 3	-	197.83	197.83	2,320.00	1,978.30	(341.70)	2,374.00
6208 Driveway Cleaning - Bar 3	337.50	75.00	(262.50)	900.00	750.00	(150.00)	900.00
TOTAL REPAIR /MAINTENANCE	\$792.50	\$713.50	(\$79.00)	\$7,228.00	\$7,135.00	(\$93.00)	\$8,562.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 3	10,220.81	10,220.50	(0.31)	40,883.24	40,882.00	(1.24)	40,882.00
9005 Transfer to Reserves - Bar 3	2,497.00	2,497.00	-	9,988.00	9,988.00	-	9,988.00
TOTAL RESERVE/MASTER TRANSFERS	\$12,717.81	\$12,717.50	(\$0.31)	\$50,871.24	\$50,870.00	(\$1.24)	\$50,870.00
TOTAL EXPENSES	\$44,691.87	\$17,895.16	(\$26,796.71)	\$112,926.39	\$102,646.60	(\$10,279.79)	\$113,002.00
NET ORDINARY INCOME	(\$16,293.87)	\$10,356.09	(\$26,649.96)	\$1,615.61	\$10,358.40	(\$8,742.79)	\$3.00

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
OPERATING INCOME							
INCOME							
4000-01-00 Maint/ Rsv Fees - Bar 1	\$27,036.00	\$27,035.00	\$1.00	\$108,144.00	\$108,140.00	\$4.00	\$108,140.00
4000-02-00 Maint / Rsv Fees - Bar 2	27,036.00	27,040.50	(4.50)	108,144.00	108,162.00	(18.00)	108,162.00
4000-03-00 Maint / Rsv Fees - Bar 3	18,024.00	18,030.75	(6.75)	72,096.00	72,123.00	(27.00)	72,123.00
4005-01-00 Application Fees - Bar 1	-	-	-	150.00	-	150.00	-
4005-02-00 Application Fees - Bar 2	-	-	-	300.00	-	300.00	-
4005-03-00 Application Fees - Bar 3	150.00	-	150.00	1,350.00	-	1,350.00	-
4025-01-00 Late Fees - Bar 1	120.62	-	120.62	301.55	-	301.55	-
4025-02-00 Late Fees - Bar 2	-	-	-	120.62	-	120.62	-
4040-02-00 Background Check Fee - Bar 2	-	-	-	50.00	-	50.00	-
4040-03-00 Background Check Fee - Bar 3	-	-	-	200.00	-	200.00	-
4050-01-00 Master Assoc Fees - Bar 1	15,336.00	15,331.25	4.75	61,344.00	61,325.00	19.00	61,325.00
4050-02-00 Master Assoc Fees - Bar 2	15,336.00	15,331.25	4.75	61,344.00	61,325.00	19.00	61,325.00
4050-03-00 Master Assoc Fees - Bar 3	10,224.00	10,220.50	3.50	40,896.00	40,882.00	14.00	40,882.00
Total INCOME	\$113,262.62	\$112,989.25	\$273.37	\$454,440.17	\$451,957.00	\$2,483.17	\$451,957.00
Total OPERATING INCOME	\$113,262.62	\$112,989.25	\$273.37	\$454,440.17	\$451,957.00	\$2,483.17	\$451,957.00
OPERATING EXPENSE							
PROFESSIONAL							
5030-01-00 Legal - Bar 1	-	15.67	15.67	-	156.70	156.70	188.00
5030-02-00 Legal - Bar 2	-	15.67	15.67	-	156.70	156.70	188.00
5030-03-00 Legal - Bar 3	-	10.33	10.33	-	103.30	103.30	124.00
5110-01-00 Audit /Accounting Fees - Bar 1	-	11.75	11.75	-	117.50	117.50	141.00
5110-02-00 Audit /Accounting Fees - Bar 2	-	11.75	11.75	-	117.50	117.50	141.00
5110-03-00 Audit /Accounting Fees - Bar 3	-	7.75	7.75	-	77.50	77.50	93.00
Total PROFESSIONAL	\$-	\$72.92	\$72.92	\$-	\$729.20	\$729.20	\$875.00
GENERAL / ADMINISTRATIVE							
5118-01-00 Fees to Division - Bar 1	-	1.92	1.92	189.29	19.20	(170.09)	23.00
5118-02-00 Fees to Division - Bar 2	-	1.92	1.92	189.29	19.20	(170.09)	23.00
5118-03-00 Fees to Division - Bar 3	-	1.25	1.25	126.19	12.50	(113.69)	15.00
5457-01-00 Office Expense - Bar 1	21.77	31.25	9.48	280.86	312.50	31.64	375.00
5457-02-00 Office Expense - Bar 2	31.49	31.25	(0.24)	335.71	312.50	(23.21)	375.00
5457-03-00 Office Expense - Bar 3	17.57	20.83	3.26	359.20	208.30	(150.90)	250.00
5458-01-00 Website Expense - Bar 1	-	23.42	23.42	225.00	234.20	9.20	281.00
5458-02-00 Website Expense - Bar 2	-	23.42	23.42	225.00	234.20	9.20	281.00
5458-03-00 Website Expense - Bar 3	-	15.67	15.67	150.00	156.70	6.70	188.00
Total GENERAL / ADMINISTRATIVE	\$70.83	\$150.93	\$80.10	\$2,080.54	\$1,509.30	(\$571.24)	\$1,811.00
INSURANCE							
5550-01-00 Insurance Expense - Bar 1	46,276.90	4,218.75	(42,058.15)	46,276.90	42,187.50	(4,089.40)	50,625.00
5550-02-00 Insurance Expense - Bar 2	46,276.90	4,218.75	(42,058.15)	46,276.90	42,187.50	(4,089.40)	50,625.00
5550-03-00 Insurance Expense - Bar 3	30,624.90	2,812.50	(27,812.40)	30,624.90	28,125.00	(2,499.90)	33,750.00
5551-01-00 Flood Insurance - Bar 1	-	1,562.50	1,562.50	16,751.00	15,625.00	(1,126.00)	18,750.00
5551-02-00 Flood Insurance - Bar 2	-	1,562.50	1,562.50	7,964.00	15,625.00	7,661.00	18,750.00
5551-03-00 Flood Insurance - Bar 3	-	1,041.67	1,041.67	17,250.00	10,416.70	(6,833.30)	12,500.00
Total INSURANCE	\$123,178.70	\$15,416.67	(\$107,762.03)	\$165,143.70	\$154,166.70	(\$10,977.00)	\$185,000.00
UTILITIES							
5801-01-00 Electricity - Bar 1	58.27	50.00	(8.27)	597.20	500.00	(97.20)	600.00
5801-02-00 Electricity - Bar 2	61.63	50.00	(11.63)	643.32	500.00	(143.32)	600.00
5801-03-00 Electricity - Bar 3	30.27	33.33	3.06	310.44	333.30	22.86	400.00
5880-01-00 Water / Sewer - Bar 1	836.94	781.25	(55.69)	10,777.28	7,812.50	(2,964.78)	9,375.00
5880-02-00 Water / Sewer - Bar 2	858.00	781.25	(76.75)	9,880.98	7,812.50	(2,068.48)	9,375.00
5880-03-00 Water / Sewer - Bar 3	508.82	520.83	12.01	6,006.42	5,208.30	(798.12)	6,250.00
Total UTILITIES	\$2,353.93	\$2,216.66	(\$137.27)	\$28,215.64	\$22,166.60	(\$6,049.04)	\$26,600.00
REPAIR /MAINTENANCE							

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
6201-01-00 General Maintenance - Bar 1	\$-	\$377.25	\$377.25	\$9,921.75	\$3,772.50	(\$6,149.25)	\$4,527.00
6201-02-00 General Maintenance - Bar 2	-	335.33	335.33	660.00	3,353.30	2,693.30	4,024.00
6201-03-00 General Maintenance - Bar 3	-	211.50	211.50	2,025.00	2,115.00	90.00	2,538.00
6202-01-00 Fire Mgmt System - Bar 1	120.00	-	(120.00)	500.00	-	(500.00)	-
6202-02-00 Fire Mgmt System - Bar 2	120.00	-	(120.00)	500.00	-	(500.00)	-
6202-03-00 Fire Mgmt System - Bar 3	80.00	-	(80.00)	333.00	-	(333.00)	-
6203-01-00 Fire Alarm / Exting Service - Bar 1	-	156.25	156.25	230.00	1,562.50	1,332.50	1,875.00
6203-02-00 Fire Alarm / Exting Service - Bar 2	-	156.25	156.25	230.00	1,562.50	1,332.50	1,875.00
6203-03-00 Fire Alarm / Exting Service - Bar 3	-	104.17	104.17	150.00	1,041.70	891.70	1,250.00
6205-01-00 Janitorial - Contract Bar 1	562.50	187.50	(375.00)	2,250.00	1,875.00	(375.00)	2,250.00
6205-02-00 Janitorial - Contract Bar 2	562.50	187.50	(375.00)	2,250.00	1,875.00	(375.00)	2,250.00
6205-03-00 Janitorial - Contract Bar 3	375.00	125.00	(250.00)	1,500.00	1,250.00	(250.00)	1,500.00
6206-01-00 Roof Cleaning - Contract Bar 1	-	296.92	296.92	3,480.00	2,969.20	(510.80)	3,563.00
6206-02-00 Roof Cleaning - Contract Bar 2	-	296.92	296.92	3,480.00	2,969.20	(510.80)	3,563.00
6206-03-00 Roof Cleaning - Contract Bar 3	-	197.83	197.83	2,320.00	1,978.30	(341.70)	2,374.00
6208-01-00 Driveway Cleaning - Bar 1	506.25	112.50	(393.75)	1,350.00	1,125.00	(225.00)	1,350.00
6208-02-00 Driveway Cleaning - Bar 2	506.25	112.50	(393.75)	1,350.00	1,125.00	(225.00)	1,350.00
6208-03-00 Driveway Cleaning - Bar 3	337.50	75.00	(262.50)	900.00	750.00	(150.00)	900.00
Total REPAIR /MAINTENANCE	\$3,170.00	\$2,932.42	(\$237.58)	\$33,429.75	\$29,324.20	(\$4,105.55)	\$35,189.00
RESERVE/MASTER TRANSFERS							
9001-01-00 Master Assoc Transfer Exp - Bar 1	15,331.22	15,331.25	0.03	61,324.88	61,325.00	0.12	61,325.00
9001-02-00 Master Assoc Transfer Exp - Bar 2	15,331.22	15,331.25	0.03	61,324.88	61,325.00	0.12	61,325.00
9001-03-00 Master Assoc Transfer Exp - Bar 3	10,220.81	10,220.50	(0.31)	40,883.24	40,882.00	(1.24)	40,882.00
9005-01-00 Transfer to Reserves - Bar 1	3,554.50	3,554.50	-	14,218.00	14,218.00	-	14,218.00
9005-02-00 Transfer to Reserves - Bar 2	3,686.00	3,686.00	-	14,744.00	14,744.00	-	14,744.00
9005-03-00 Transfer to Reserves - Bar 3	2,497.00	2,497.00	-	9,988.00	9,988.00	-	9,988.00
Total RESERVE/MASTER TRANSFERS	\$50,620.75	\$50,620.50	(\$0.25)	\$202,483.00	\$202,482.00	(\$1.00)	\$202,482.00
Total OPERATING EXPENSE	\$179,394.21	\$71,410.10	(\$107,984.11)	\$431,352.63	\$410,378.00	(\$20,974.63)	\$451,957.00
Net Income:	(\$66,131.59)	\$41,579.15	(\$107,710.74)	\$23,087.54	\$41,579.00	(\$18,491.46)	\$0.00