



Financial Report Package

June 2025

Prepared for

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

KPG Accounting Services, Inc.

Balance Sheet - Comparative - Operating

The Barbados at Tarpon Cove Drive Condominium Association, Inc.

End Date: 06/30/2025

Date: 7/8/2025

Time: 12:01 am

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	Current Balance at 6/30/2025	Prior Month Balance at 05/31/2025	Change
Assets			
OPERATING ASSETS			
10-1010-00-00 VNB OP 3433	\$ 175,049.04	\$ 149,828.89	\$ 25,220.15
Total OPERATING ASSETS:	\$ 175,049.04	\$ 149,828.89	\$ 25,220.15
Total Assets:	\$ 175,049.04	\$ 149,828.89	\$ 25,220.15
Liabilities & Equity			
CURRENT LIABILITIES			
20-2000-00-00 Accounts Payable	\$ 120.87	\$ 335.80	\$ (214.93)
20-2200-00-00 PPD Maintenance Fees	38,400.00	5,700.00	32,700.00
Total CURRENT LIABILITIES:	\$ 38,520.87	\$ 6,035.80	\$ 32,485.07
OPERATING EQUITY			
30-3900-01-00 Retained Earnings - Bar 1	\$ 18,544.93	\$ 18,544.93	\$ -
30-3900-02-00 Retained Earnings - Bar 2	15,043.39	15,043.39	-
30-3900-03-00 Retained Earnings - Bar 3	20,190.21	20,190.21	-
Total OPERATING EQUITY:	\$ 53,778.53	\$ 53,778.53	\$ -
Net Income / (Loss)	\$ 82,749.64	\$ 90,014.56	\$ (7,264.92)
Total Liabilities & Equity:	\$ 175,049.04	\$ 149,828.89	\$ 25,220.15

	Current Balance at 6/30/2025	Prior Month Balance at 05/31/2025	Change
Assets			
BARB 1 RESERVE ASSETS			
11-1211-00-00 VNB RSV 1 1890	\$ 35,657.04	\$ 35,586.78	\$ 70.26
11-1212-00-00 FFB CD 4.5% 2/28/25	60,453.28	60,253.98	199.30
Total BARB 1 RESERVE ASSETS:	\$ 96,110.32	\$ 95,840.76	\$ 269.56
BARB 2 RESERVE ASSETS			
12-1212-00-00 VNB RSV 2 1904	\$ 32,447.03	\$ 33,312.60	\$ (865.57)
12-1213-00-00 FFB CD 4.5% 2/28/25	63,996.56	63,785.57	210.99
Total BARB 2 RESERVE ASSETS:	\$ 96,443.59	\$ 97,098.17	\$ (654.58)
BARB 3 RESERVE ASSETS			
13-1213-00-00 VNB RSV 3 1882	\$ 21,850.08	\$ 21,807.02	\$ 43.06
13-1214-00-00 FFB CD 4.5% 2/28/25	36,387.74	36,267.78	119.96
Total BARB 3 RESERVE ASSETS:	\$ 58,237.82	\$ 58,074.80	\$ 163.02
Total Assets:	\$ 250,791.73	\$ 251,013.73	\$ (222.00)
Liabilities & Equity			
BARB 1 RESERVE EQUITY			
25-2501-01-00 RSV - Paving Bar 1	\$ 9,316.23	\$ 9,316.23	\$ -
25-2502-01-00 RSV - Painting Bar 1	20,872.26	20,872.26	-
25-2503-01-00 RSV - Roof Bar 1	42,331.09	42,331.09	-
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	13,089.74	12,820.18	269.56
Total BARB 1 RESERVE EQUITY:	\$ 96,110.32	\$ 95,840.76	\$ 269.56
BARB 2 RESERVE EQUITY			
26-2501-02-00 RSV - Paving Bar 2	\$ 10,071.74	\$ 10,071.74	\$ -
26-2502-02-00 RSV - Painting Bar 2	18,765.10	18,765.10	-
26-2503-02-00 RSV - Roof Bar 2	46,485.34	46,485.34	-
26-2507-02-00 RSV - Exterior Building - Bar 2	7,500.24	7,500.24	-
26-2510-02-00 RSV - Fire Alarm Bar 2	2,070.50	3,000.50	(930.00)
26-2599-02-00 RSV - Unallocated Interest - Bar 2	11,550.67	11,275.25	275.42
Total BARB 2 RESERVE EQUITY:	\$ 96,443.59	\$ 97,098.17	\$ (654.58)
BARB 3 RESERVE EQUITY			
27-2501-03-00 RSV - Paving Bar 3	\$ 6,819.50	\$ 6,819.50	\$ -
27-2502-03-00 RSV - Painting Bar 3	13,201.00	13,201.00	-
27-2503-03-00 RSV - Roof Bar 3	25,854.37	25,854.37	-
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	5,363.35	5,200.33	163.02
Total BARB 3 RESERVE EQUITY:	\$ 58,237.82	\$ 58,074.80	\$ 163.02
Net Income / (Loss)	\$ -	\$ -	\$ -
Total Liabilities & Equity:	\$ 250,791.73	\$ 251,013.73	\$ (222.00)

Assets

OPERATING ASSETS

10-1010-00-00 VNB OP 3433 \$175,049.04

Total OPERATING ASSETS:

\$175,049.04

BARB 1 RESERVE ASSETS

11-1211-00-00 VNB RSV 1 1890 35,657.04

11-1212-00-00 FFB CD 4.5% 2/28/25 60,453.28

Total BARB 1 RESERVE ASSETS:

\$96,110.32

BARB 2 RESERVE ASSETS

12-1212-00-00 VNB RSV 2 1904 32,447.03

12-1213-00-00 FFB CD 4.5% 2/28/25 63,996.56

Total BARB 2 RESERVE ASSETS:

\$96,443.59

BARB 3 RESERVE ASSETS

13-1213-00-00 VNB RSV 3 1882 21,850.08

13-1214-00-00 FFB CD 4.5% 2/28/25 36,387.74

Total BARB 3 RESERVE ASSETS:

\$58,237.82

Total Assets:

\$425,840.77

Liabilities & Equity

CURRENT LIABILITIES

20-2000-00-00 Accounts Payable 120.87

20-2200-00-00 PPD Maintenance Fees 38,400.00

Total CURRENT LIABILITIES:

\$38,520.87

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 42,331.09

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 13,089.74

Total BARB 1 RESERVE EQUITY:

\$96,110.32

BARB 2 RESERVE EQUITY

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

26-2502-02-00 RSV - Painting Bar 2 18,765.10

26-2503-02-00 RSV - Roof Bar 2 46,485.34

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

26-2510-02-00 RSV - Fire Alarm Bar 2 2,070.50

26-2599-02-00 RSV - Unallocated Interest - Bar 2 11,550.67

Total BARB 2 RESERVE EQUITY:

\$96,443.59

BARB 3 RESERVE EQUITY

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

27-2502-03-00 RSV - Painting Bar 3 13,201.00

27-2503-03-00 RSV - Roof Bar 3 25,854.37

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 5,363.35

Total BARB 3 RESERVE EQUITY:

\$58,237.82

OPERATING EQUITY

30-3900-01-00 Retained Earnings - Bar 1 18,544.93

Balance Sheet

The Barbados at Tarpon Cove Drive Condominium Association , Inc.
End Date: 06/30/2025

Date: 7/8/2025
Time: 12:01 am
Page: 2

30-3900-02-00	Retained Earnings - Bar 2	\$15,043.39	
30-3900-03-00	Retained Earnings - Bar 3	20,190.21	
Total OPERATING EQUITY:			\$53,778.53
	Net Income Gain / Loss	82,749.64	
			\$82,749.64
Total Liabilities & Equity:			\$425,840.77

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
EXPENSES							
GENERAL / ADMINISTRATIVE							
5118 Fees to Division	\$-	\$-	\$-	\$61.25	\$-	(\$61.25)	\$-
TOTAL GENERAL / ADMINISTRATIVE	\$-	\$-	\$-	\$61.25	\$-	(\$61.25)	\$-
TOTAL EXPENSES	\$0.00	\$-	\$-	\$61.25	\$-	(\$61.25)	\$0.00
NET ORDINARY INCOME	\$0.00	\$0.00	\$-	(\$61.25)	\$0.00	(\$61.25)	\$0.00

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint/ Rsv Fees - Bar 1	\$-	\$-	\$-	\$62,928.00	\$62,901.50	\$26.50	\$125,803.00
4005 Application Fees - Bar 1	-	-	-	450.00	-	450.00	-
4025 Late Fees - Bar 1	-	-	-	65.88	-	65.88	-
4040 Background Check Fee - Bar 1	-	-	-	250.00	-	250.00	-
4050 Master Assoc Fees - Bar 1	-	-	-	35,172.00	35,189.50	(17.50)	70,379.00
TOTAL INCOME	\$-	\$-	\$-	\$98,865.88	\$98,091.00	\$774.88	\$196,182.00
TOTAL INCOME	\$0.00	\$-	\$-	\$98,865.88	\$98,091.00	\$774.88	\$196,182.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 1	-	15.67	15.67	-	94.02	94.02	188.00
5110 Audit /Accounting Fees - Bar 1	-	15.50	15.50	-	93.00	93.00	186.00
TOTAL PROFESSIONAL	\$-	\$31.17	\$31.17	\$-	\$187.02	\$187.02	\$374.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 1	-	7.83	7.83	72.00	46.98	(25.02)	94.00
5457 Office Expense - Bar 1	1,371.87	34.42	(1,337.45)	1,517.36	206.52	(1,310.84)	413.00
5458 Website Expense - Bar 1	-	23.42	23.42	225.00	140.52	(84.48)	281.00
TOTAL GENERAL / ADMINISTRATIVE	\$1,371.87	\$65.67	(\$1,306.20)	\$1,814.36	\$394.02	(\$1,420.34)	\$788.00
INSURANCE							
5550 Insurance Expense - Bar 1	-	4,554.92	4,554.92	450.00	27,329.52	26,879.52	54,659.00
5551 Flood Insurance - Bar 1	-	1,871.75	1,871.75	18,902.00	11,230.50	(7,671.50)	22,461.00
TOTAL INSURANCE	\$-	\$6,426.67	\$6,426.67	\$19,352.00	\$38,560.02	\$19,208.02	\$77,120.00
UTILITIES							
5801 Electricity - Bar 1	60.37	62.50	2.13	366.09	375.00	8.91	750.00
5880 Water / Sewer - Bar 1	979.44	1,093.75	114.31	6,503.28	6,562.50	59.22	13,125.00
TOTAL UTILITIES	\$1,039.81	\$1,156.25	\$116.44	\$6,869.37	\$6,937.50	\$68.13	\$13,875.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 1	420.33	655.00	234.67	852.33	3,930.00	3,077.67	7,860.00
6202 Fire Mgmt System - Bar 1	-	156.25	156.25	1,390.37	937.50	(452.87)	1,875.00
6205 Janitorial - Contract Bar 1	-	203.17	203.17	1,125.00	1,219.02	94.02	2,438.00
6206 Roof Cleaning - Contract Bar 1	-	312.50	312.50	-	1,875.00	1,875.00	3,750.00
6208 Driveway Cleaning - Bar 1	-	112.50	112.50	506.00	675.00	169.00	1,350.00
TOTAL REPAIR /MAINTENANCE	\$420.33	\$1,439.42	\$1,019.09	\$3,873.70	\$8,636.52	\$4,762.82	\$17,273.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 1	-	-	-	35,189.56	35,189.50	(0.06)	70,379.00
9005 Transfer to Reserves - Bar 1	-	-	-	8,187.00	8,187.00	-	16,374.00
TOTAL RESERVE/MASTER TRANSFERS	\$-	\$-	\$-	\$43,376.56	\$43,376.50	(\$0.06)	\$86,753.00
TOTAL EXPENSES	\$2,832.01	\$9,119.18	\$6,287.17	\$75,285.99	\$98,091.58	\$22,805.59	\$196,183.00
NET ORDINARY INCOME	(\$2,832.01)	(\$9,119.18)	\$6,287.17	\$23,579.89	(\$0.58)	\$23,580.47	(\$1.00)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - Bar 2	\$-	\$-	\$-	\$62,928.00	\$62,901.00	\$27.00	\$125,802.00
4050 Master Assoc Fees - Bar 2	-	-	-	35,172.00	35,189.50	(17.50)	70,379.00
4199 Use of Surplus Funds - Bar 2	-	-	-	-	324.00	(324.00)	648.00
TOTAL INCOME	\$-	\$-	\$-	\$98,100.00	\$98,414.50	(\$314.50)	\$196,829.00
TOTAL INCOME	\$0.00	\$-	\$-	\$98,100.00	\$98,414.50	(\$314.50)	\$196,829.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 2	-	15.67	15.67	-	94.02	94.02	188.00
5110 Audit /Accounting Fees - Bar 2	-	15.50	15.50	-	93.00	93.00	186.00
TOTAL PROFESSIONAL	\$-	\$31.17	\$31.17	\$-	\$187.02	\$187.02	\$374.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 2	-	7.83	7.83	72.00	46.98	(25.02)	94.00
5457 Office Expense - Bar 2	1,209.26	34.42	(1,174.84)	1,242.78	206.52	(1,036.26)	413.00
5458 Website Expense - Bar 2	-	23.42	23.42	225.00	140.52	(84.48)	281.00
TOTAL GENERAL / ADMINISTRATIVE	\$1,209.26	\$65.67	(\$1,143.59)	\$1,539.78	\$394.02	(\$1,145.76)	\$788.00
INSURANCE							
5550 Insurance Expense - Bar 2	-	4,554.92	4,554.92	450.00	27,329.52	26,879.52	54,659.00
5551 Flood Insurance - Bar 2	-	1,871.75	1,871.75	7,964.00	11,230.50	3,266.50	22,461.00
TOTAL INSURANCE	\$-	\$6,426.67	\$6,426.67	\$8,414.00	\$38,560.02	\$30,146.02	\$77,120.00
UTILITIES							
5801 Electricity - Bar 2	63.53	62.50	(1.03)	387.82	375.00	(12.82)	750.00
5880 Water / Sewer - Bar 2	957.06	1,093.75	136.69	6,285.96	6,562.50	276.54	13,125.00
TOTAL UTILITIES	\$1,020.59	\$1,156.25	\$135.66	\$6,673.78	\$6,937.50	\$263.72	\$13,875.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 2	420.33	625.00	204.67	2,785.83	3,750.00	964.17	7,500.00
6202 Fire Mgmt System - Bar 2	-	156.25	156.25	1,390.37	937.50	(452.87)	1,875.00
6205 Janitorial - Contract Bar 2	-	203.17	203.17	1,125.00	1,219.02	94.02	2,438.00
6206 Roof Cleaning - Contract Bar 2	-	312.50	312.50	-	1,875.00	1,875.00	3,750.00
6208 Driveway Cleaning - Bar 2	-	112.50	112.50	506.00	675.00	169.00	1,350.00
TOTAL REPAIR /MAINTENANCE	\$420.33	\$1,409.42	\$989.09	\$5,807.20	\$8,456.52	\$2,649.32	\$16,913.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 2	-	-	-	35,189.56	35,189.50	(0.06)	70,379.00
9005 Transfer to Reserves - Bar 2	-	-	-	8,690.50	8,690.50	-	17,381.00
TOTAL RESERVE/MASTER TRANSFERS	\$-	\$-	\$-	\$43,880.06	\$43,880.00	(\$0.06)	\$87,760.00
TOTAL EXPENSES	\$2,650.18	\$9,089.18	\$6,439.00	\$66,314.82	\$98,415.08	\$32,100.26	\$196,830.00
NET ORDINARY INCOME	(\$2,650.18)	(\$9,089.18)	\$6,439.00	\$31,785.18	(\$0.58)	\$31,785.76	(\$1.00)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - Bar 3	\$-	\$-	\$-	\$41,952.00	\$41,935.50	\$16.50	\$83,871.00
4005 Application Fees - Bar 3	-	-	-	300.00	-	300.00	-
4040 Background Check Fee - Bar 3	-	-	-	100.00	-	100.00	-
4050 Master Assoc Fees - Bar 3	-	-	-	23,448.00	23,460.00	(12.00)	46,920.00
TOTAL INCOME	\$-	\$-	\$-	\$65,800.00	\$65,395.50	\$404.50	\$130,791.00
OTHER INCOME							
4199 Use of Surplus Funds - Bar 3	-	-	-	-	768.00	(768.00)	1,536.00
TOTAL OTHER INCOME	\$-	\$-	\$-	\$-	\$768.00	(\$768.00)	\$1,536.00
TOTAL INCOME	\$0.00	\$-	\$-	\$65,800.00	\$66,163.50	(\$363.50)	\$132,327.00
EXPENSES							
PROFESSIONAL							
5030 Legal - Bar 3	-	10.42	10.42	-	62.52	62.52	125.00
5110 Audit /Accounting Fees - Bar 3	-	10.33	10.33	-	61.98	61.98	124.00
TOTAL PROFESSIONAL	\$-	\$20.75	\$20.75	\$-	\$124.50	\$124.50	\$249.00
GENERAL / ADMINISTRATIVE							
5118 Fees to Division - Bar 3	-	5.25	5.25	48.00	31.50	(16.50)	63.00
5457 Office Expense - Bar 3	808.33	22.92	(785.41)	901.12	137.52	(763.60)	275.00
5458 Website Expense - Bar 3	-	15.67	15.67	150.00	94.02	(55.98)	188.00
TOTAL GENERAL / ADMINISTRATIVE	\$808.33	\$43.84	(\$764.49)	\$1,099.12	\$263.04	(\$836.08)	\$526.00
INSURANCE							
5550 Insurance Expense - Bar 3	-	3,036.67	3,036.67	300.00	18,220.02	17,920.02	36,440.00
5551 Flood Insurance - Bar 3	-	1,247.83	1,247.83	-	7,486.98	7,486.98	14,974.00
TOTAL INSURANCE	\$-	\$4,284.50	\$4,284.50	\$300.00	\$25,707.00	\$25,407.00	\$51,414.00
UTILITIES							
5801 Electricity - Bar 3	30.04	41.67	11.63	188.02	250.02	62.00	500.00
5880 Water / Sewer - Bar 3	664.15	729.17	65.02	4,376.55	4,375.02	(1.53)	8,750.00
TOTAL UTILITIES	\$694.19	\$770.84	\$76.65	\$4,564.57	\$4,625.04	\$60.47	\$9,250.00
REPAIR /MAINTENANCE							
6201 General Maintenance - Bar 3	280.21	416.67	136.46	568.21	2,500.02	1,931.81	5,000.00
6202 Fire Mgmt System - Bar 3	-	104.17	104.17	926.90	625.02	(301.88)	1,250.00
6205 Janitorial - Contract Bar 3	-	135.42	135.42	750.00	812.52	62.52	1,625.00
6206 Roof Cleaning - Contract Bar 3	-	208.33	208.33	-	1,249.98	1,249.98	2,500.00
6208 Driveway Cleaning - Bar 3	-	75.00	75.00	338.00	450.00	112.00	900.00
TOTAL REPAIR /MAINTENANCE	\$280.21	\$939.59	\$659.38	\$2,583.11	\$5,637.54	\$3,054.43	\$11,275.00
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - Bar 3	-	-	-	23,459.88	23,460.00	0.12	46,920.00
9005 Transfer to Reserves - Bar 3	-	-	-	6,347.50	6,347.50	-	12,695.00
TOTAL RESERVE/MASTER TRANSFERS	\$-	\$-	\$-	\$29,807.38	\$29,807.50	\$0.12	\$59,615.00
TOTAL EXPENSES	\$1,782.73	\$6,059.52	\$4,276.79	\$38,354.18	\$66,164.62	\$27,810.44	\$132,329.00
NET ORDINARY INCOME	(\$1,782.73)	(\$6,059.52)	\$4,276.79	\$27,445.82	(\$1.12)	\$27,446.94	(\$2.00)

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	\$-	\$-	\$-	\$62,928.00	\$62,901.50	\$26.50	\$125,803.00
4000-02-00 Maint / Rsv Fees - Bar 2	-	-	-	62,928.00	62,901.00	27.00	125,802.00
4000-03-00 Maint / Rsv Fees - Bar 3	-	-	-	41,952.00	41,935.50	16.50	83,871.00
4005-01-00 Application Fees - Bar 1	-	-	-	450.00	-	450.00	-
4005-03-00 Application Fees - Bar 3	-	-	-	300.00	-	300.00	-
4025-01-00 Late Fees - Bar 1	-	-	-	65.88	-	65.88	-
4040-01-00 Background Check Fee - Bar 1	-	-	-	250.00	-	250.00	-
4040-03-00 Background Check Fee - Bar 3	-	-	-	100.00	-	100.00	-
4050-01-00 Master Assoc Fees - Bar 1	-	-	-	35,172.00	35,189.50	(17.50)	70,379.00
4050-02-00 Master Assoc Fees - Bar 2	-	-	-	35,172.00	35,189.50	(17.50)	70,379.00
4050-03-00 Master Assoc Fees - Bar 3	-	-	-	23,448.00	23,460.00	(12.00)	46,920.00
4199-02-00 Use of Surplus Funds - Bar 2	-	-	-	-	324.00	(324.00)	648.00
Total INCOME	\$-	\$-	\$-	\$262,765.88	\$261,901.00	\$864.88	\$523,802.00
OTHER INCOME							
4199-03-00 Use of Surplus Funds - Bar 3	-	-	-	-	768.00	(768.00)	1,536.00
Total OTHER INCOME	\$-	\$-	\$-	\$-	\$768.00	(\$768.00)	\$1,536.00
Total OPERATING INCOME	\$0.00	\$-	\$-	\$262,765.88	\$262,669.00	\$96.88	\$525,338.00
OPERATING EXPENSE							
PROFESSIONAL							
5030-01-00 Legal - Bar 1	-	15.67	15.67	-	94.02	94.02	188.00
5030-02-00 Legal - Bar 2	-	15.67	15.67	-	94.02	94.02	188.00
5030-03-00 Legal - Bar 3	-	10.42	10.42	-	62.52	62.52	125.00
5110-01-00 Audit /Accounting Fees - Bar 1	-	15.50	15.50	-	93.00	93.00	186.00
5110-02-00 Audit /Accounting Fees - Bar 2	-	15.50	15.50	-	93.00	93.00	186.00
5110-03-00 Audit /Accounting Fees - Bar 3	-	10.33	10.33	-	61.98	61.98	124.00
Total PROFESSIONAL	\$-	\$83.09	\$83.09	\$-	\$498.54	\$498.54	\$997.00
GENERAL / ADMINISTRATIVE							
5118-00-00 Fees to Division	-	-	-	61.25	-	(61.25)	-
5118-01-00 Fees to Division - Bar 1	-	7.83	7.83	72.00	46.98	(25.02)	94.00
5118-02-00 Fees to Division - Bar 2	-	7.83	7.83	72.00	46.98	(25.02)	94.00
5118-03-00 Fees to Division - Bar 3	-	5.25	5.25	48.00	31.50	(16.50)	63.00
5457-01-00 Office Expense - Bar 1	1,371.87	34.42	(1,337.45)	1,517.36	206.52	(1,310.84)	413.00
5457-02-00 Office Expense - Bar 2	1,209.26	34.42	(1,174.84)	1,242.78	206.52	(1,036.26)	413.00
5457-03-00 Office Expense - Bar 3	808.33	22.92	(785.41)	901.12	137.52	(763.60)	275.00
5458-01-00 Website Expense - Bar 1	-	23.42	23.42	225.00	140.52	(84.48)	281.00
5458-02-00 Website Expense - Bar 2	-	23.42	23.42	225.00	140.52	(84.48)	281.00
5458-03-00 Website Expense - Bar 3	-	15.67	15.67	150.00	94.02	(55.98)	188.00
Total GENERAL / ADMINISTRATIVE	\$3,389.46	\$175.18	(\$3,214.28)	\$4,514.51	\$1,051.08	(\$3,463.43)	\$2,102.00
INSURANCE							
5550-01-00 Insurance Expense - Bar 1	-	4,554.92	4,554.92	450.00	27,329.52	26,879.52	54,659.00
5550-02-00 Insurance Expense - Bar 2	-	4,554.92	4,554.92	450.00	27,329.52	26,879.52	54,659.00
5550-03-00 Insurance Expense - Bar 3	-	3,036.67	3,036.67	300.00	18,220.02	17,920.02	36,440.00
5551-01-00 Flood Insurance - Bar 1	-	1,871.75	1,871.75	18,902.00	11,230.50	(7,671.50)	22,461.00
5551-02-00 Flood Insurance - Bar 2	-	1,871.75	1,871.75	7,964.00	11,230.50	3,266.50	22,461.00
5551-03-00 Flood Insurance - Bar 3	-	1,247.83	1,247.83	-	7,486.98	7,486.98	14,974.00
Total INSURANCE	\$-	\$17,137.84	\$17,137.84	\$28,066.00	\$102,827.04	\$74,761.04	\$205,654.00
UTILITIES							
5801-01-00 Electricity - Bar 1	60.37	62.50	2.13	366.09	375.00	8.91	750.00
5801-02-00 Electricity - Bar 2	63.53	62.50	(1.03)	387.82	375.00	(12.82)	750.00
5801-03-00 Electricity - Bar 3	30.04	41.67	11.63	188.02	250.02	62.00	500.00
5880-01-00 Water / Sewer - Bar 1	979.44	1,093.75	114.31	6,503.28	6,562.50	59.22	13,125.00
5880-02-00 Water / Sewer - Bar 2	957.06	1,093.75	136.69	6,285.96	6,562.50	276.54	13,125.00

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
5880-03-00 Water / Sewer - Bar 3	\$664.15	\$729.17	\$65.02	\$4,376.55	\$4,375.02	(\$1.53)	\$8,750.00
Total UTILITIES	\$2,754.59	\$3,083.34	\$328.75	\$18,107.72	\$18,500.04	\$392.32	\$37,000.00
REPAIR /MAINTENANCE							
6201-01-00 General Maintenance - Bar 1	420.33	655.00	234.67	852.33	3,930.00	3,077.67	7,860.00
6201-02-00 General Maintenance - Bar 2	420.33	625.00	204.67	2,785.83	3,750.00	964.17	7,500.00
6201-03-00 General Maintenance - Bar 3	280.21	416.67	136.46	568.21	2,500.02	1,931.81	5,000.00
6202-01-00 Fire Mgmt System - Bar 1	-	156.25	156.25	1,390.37	937.50	(452.87)	1,875.00
6202-02-00 Fire Mgmt System - Bar 2	-	156.25	156.25	1,390.37	937.50	(452.87)	1,875.00
6202-03-00 Fire Mgmt System - Bar 3	-	104.17	104.17	926.90	625.02	(301.88)	1,250.00
6205-01-00 Janitorial - Contract Bar 1	-	203.17	203.17	1,125.00	1,219.02	94.02	2,438.00
6205-02-00 Janitorial - Contract Bar 2	-	203.17	203.17	1,125.00	1,219.02	94.02	2,438.00
6205-03-00 Janitorial - Contract Bar 3	-	135.42	135.42	750.00	812.52	62.52	1,625.00
6206-01-00 Roof Cleaning - Contract Bar 1	-	312.50	312.50	-	1,875.00	1,875.00	3,750.00
6206-02-00 Roof Cleaning - Contract Bar 2	-	312.50	312.50	-	1,875.00	1,875.00	3,750.00
6206-03-00 Roof Cleaning - Contract Bar 3	-	208.33	208.33	-	1,249.98	1,249.98	2,500.00
6208-01-00 Driveway Cleaning - Bar 1	-	112.50	112.50	506.00	675.00	169.00	1,350.00
6208-02-00 Driveway Cleaning - Bar 2	-	112.50	112.50	506.00	675.00	169.00	1,350.00
6208-03-00 Driveway Cleaning - Bar 3	-	75.00	75.00	338.00	450.00	112.00	900.00
Total REPAIR /MAINTENANCE	\$1,120.87	\$3,788.43	\$2,667.56	\$12,264.01	\$22,730.58	\$10,466.57	\$45,461.00
RESERVE/MASTER TRANSFERS							
9001-01-00 Master Assoc Transfer Exp - Bar 1	-	-	-	35,189.56	35,189.50	(0.06)	70,379.00
9001-02-00 Master Assoc Transfer Exp - Bar 2	-	-	-	35,189.56	35,189.50	(0.06)	70,379.00
9001-03-00 Master Assoc Transfer Exp - Bar 3	-	-	-	23,459.88	23,460.00	0.12	46,920.00
9005-01-00 Transfer to Reserves - Bar 1	-	-	-	8,187.00	8,187.00	-	16,374.00
9005-02-00 Transfer to Reserves - Bar 2	-	-	-	8,690.50	8,690.50	-	17,381.00
9005-03-00 Transfer to Reserves - Bar 3	-	-	-	6,347.50	6,347.50	-	12,695.00
Total RESERVE/MASTER TRANSFERS	\$-	\$-	\$-	\$117,064.00	\$117,064.00	\$0.00	\$234,128.00
Total OPERATING EXPENSE	\$7,264.92	\$24,267.88	\$17,002.96	\$180,016.24	\$262,671.28	\$82,655.04	\$525,342.00
Net Income:	(\$7,264.92)	(\$24,267.88)	\$17,002.96	\$82,749.64	(\$2.28)	\$82,751.92	(\$4.00)