

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #2 (8531)
July 31, 2017

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8/9/2017

		Operating	Reserves	Total
ASSETS				
Cash - Operations				
110100.0000	Cash - Operating Acct	30,371.27	0.00	30,371.27
	Total Operating Funds	<u>30,371.27</u>	<u>0.00</u>	<u>30,371.27</u>
Cash for Reserves				
112001.0000	Cash - Reserve Acct	0.00	110,233.75	110,233.75
	Total Reserves Funds	<u>0.00</u>	<u>110,233.75</u>	<u>110,233.75</u>
	Total Current Assets	<u>30,371.27</u>	<u>110,233.75</u>	<u>140,605.02</u>
Total Assets		<u>30,371.27</u>	<u>110,233.75</u>	<u>140,605.02</u>
LIABILITIES				
Current Liabilities				
310100.0000	Accounts Payable	1,090.00	0.00	1,090.00
	Total Current Liabilities	<u>1,090.00</u>	<u>0.00</u>	<u>1,090.00</u>
Total Liabilities		<u>1,090.00</u>	<u>0.00</u>	<u>1,090.00</u>
EQUITY				
	Owners Equity	21,500.00	0.00	21,500.00
	Current Year Income/(Loss)	7,781.27	0.00	7,781.27
	Replacement Reserve Prior Years	0.00	104,299.28	104,299.28
	Replacement Reserve Current Year	0.00	5,934.47	5,934.47
	Total Equity	<u>29,281.27</u>	<u>110,233.75</u>	<u>139,515.02</u>
Total Liabilities and Owners Equity		<u>30,371.27</u>	<u>110,233.75</u>	<u>140,605.02</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #2 (8531)
For the period ending July 31, 2017

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Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	13,791.20	13,791.45	(0.25)	41,373.60	41,374.35	(0.75)	55,165.80
605220.0000	Master Association Fees	11,269.28	11,269.20	0.08	33,807.84	33,807.60	0.24	45,076.80
602410.0000	Rental Application Fees	0.00	0.00	0.00	300.00	0.00	300.00	0.00
603800.0000	Late Fees	0.00	0.00	0.00	51.10	0.00	51.10	0.00
605730.0000	Reserve Income	2,779.52	2,779.35	0.17	8,338.56	8,338.05	0.51	11,117.40
	Sub-total Income	27,840.00	27,840.00	0.00	83,871.10	83,520.00	351.10	111,360.00
681500.0000	Reserve Funding	0.00	(2,779.35)	2,779.35	(5,558.70)	(8,338.05)	2,779.35	(11,117.40)
	Total Operating Income	27,840.00	25,060.65	2,779.35	78,312.40	75,181.95	3,130.45	100,242.60
Operating Expenses								
Utilities								
610100.0000	Electric	37.37	39.58	2.21	284.41	277.06	(7.35)	475.00
610300.0000	Water/Sewer	1,060.82	1,125.00	64.18	10,418.90	7,875.00	(2,543.90)	13,500.00
	Total Utilities	1,098.19	1,164.58	66.39	10,703.31	8,152.06	(2,551.25)	13,975.00
Maintenance								
634000.0000	Janitorial - Contract	110.98	112.50	1.52	776.86	787.50	10.64	1,350.00
642760.0000	Termite Warranty	0.00	0.00	0.00	600.00	600.00	0.00	600.00
646600.0000	General Maintenance	230.00	602.98	372.98	3,240.01	4,220.86	980.85	7,235.80
648611.0000	Roof-Cleaning Contract	0.00	475.00	475.00	823.00	1,425.00	602.00	1,900.00
648613.0000	Roof-Maintenance Contract	860.00	0.00	(860.00)	860.00	860.00	0.00	860.00
	Total Maintenance	1,200.98	1,190.48	(10.50)	6,299.87	7,893.36	1,593.49	11,945.80
Administrative Expense								
660200.0000	Legal	0.00	16.67	16.67	0.00	116.69	116.69	200.00
660281.0000	Division Filing Fees	0.00	0.00	0.00	75.67	75.00	(0.67)	75.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	43.00	50.00	7.00	50.00
660370.0000	Office Expense	42.94	37.50	(5.44)	258.68	262.50	3.82	450.00
663050.0000	Website Expense	70.00	0.00	(70.00)	70.00	70.00	0.00	70.00
681400.0000	Insurance	14,002.00	21,000.00	6,998.00	14,242.00	21,000.00	6,758.00	21,000.00
681625.0000	Flood Insurance	(516.00)	0.00	516.00	5,031.00	7,400.00	2,369.00	7,400.00
681650.0000	Master /General Assoc Fees	11,269.20	11,269.20	0.00	33,807.60	33,807.60	0.00	45,076.80
	Total Administrative	24,868.14	32,323.37	7,455.23	53,527.95	62,781.79	9,253.84	74,321.80
	Total Operating Expenses	27,167.31	34,678.43	7,511.12	70,531.13	78,827.21	8,296.08	100,242.60

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #2 (8531)
For the period ending July 31, 2017

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<u>Account</u>	<u>Account Name</u>	<u>MTD Actual</u>	<u>MTD Budget</u>	<u>MTD \$ Variance</u>	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>YTD \$ Variance</u>	<u>Annual Budget</u>
Net Operating Income/(Loss)		<u>672.69</u>	<u>(9,617.78)</u>	<u>10,290.47</u>	<u>7,781.27</u>	<u>(3,645.26)</u>	<u>11,426.53</u>	<u>0.00</u>
Net Income/(Loss)		<u><u>672.69</u></u>	<u><u>(9,617.78)</u></u>	<u><u>10,290.47</u></u>	<u><u>7,781.27</u></u>	<u><u>(3,645.26)</u></u>	<u><u>11,426.53</u></u>	<u><u>0.00</u></u>

Capital Reserve Summary Report
The Bimini at Tarpon Cove Condo Assn #2 (8531)
Books = Accrual
For the period ending July 31, 2017

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Painting Expense	870000.4465	12,576.95	13,670.95	0.00	0.00	13,670.95	0.00
Roof	870000.4600	91,027.26	95,491.96	0.00	0.00	95,491.96	0.00
	Sub-Total:	103,604.21	109,162.91	0.00	0.00	109,162.91	0.00
Interest Income	870000.4995	695.07	1,014.68	56.16	0.00	1,070.84	0.00
	Grand Total:	104,299.28	110,177.59	56.16	0.00	110,233.75	0.00

Expense Distribution

Property=8531 AND mm/yy=07/2017-07/2017

Account Code - Name Vendor Code - Name	Control	Property	Invoice #	Invoice Date	Period	Amount	Unpaid Amount	Check #	Check Date	Remarks
634000.0000 - Janitorial - Contract										
75150 - Pro Clean of Southwest Florida...	P-3472417	8531	20707	07/31/2017	07/2017	110.98	0.00	100184	07/06/2017	Jul17 Commercial Cleaning
Total 634000.0000 - Janitorial - Contract						110.98	0.00			
646600.0000 - General Maintenance										
73520 - Andrea Lloha Handyman Service	P-3490699	8531	07212017-1	07/21/2017	07/2017	115.00	0.00	100187	08/03/2017	Rebuild utility enclosures (2 days)
73520 - Andrea Lloha Handyman Service	P-3490700	8531	07282017-1	07/28/2017	07/2017	115.00	0.00	100187	08/03/2017	Rebuild utility enclosures (2 days)
Total 646600.0000 - General Maintenance						230.00	0.00			
648613.0000 - Roof-Maintenance Contract										
70675 - Crowther Roofing and Sheet Me...	P-3490701	8531	121937	07/31/2017	07/2017	860.00	0.00	100186	08/03/2017	3rd year of (3) year Roof Check Program ...
Total 648613.0000 - Roof-Maintenance C...						860.00	0.00			
663050.0000 - Website Expense										
74000 - MSWebservices - Mike Shields	P-3472415	8531	4012017-84	07/03/2017	07/2017	70.00	0.00	100183	07/06/2017	(1) Year Webmaster Support (Invoice date...
Total 663050.0000 - Website Expense						70.00	0.00			
681400.0000 - Insurance										
78025 - Heritage Insurance	P-3485850	8531	2482-02-2017	07/12/2017	07/2017	14,002.00	0.00	100185	07/27/2017	7/10/17-7/10/18 Policy# HCP002482-02
Total 681400.0000 - Insurance						14,002.00	0.00			
						15,272.98	0.00			