

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #3 (8532)
July 31, 2017

1
8/9/2017

		Operating	Reserves	Total
ASSETS				
Cash - Operations				
110100.0000	Cash - Operating Acct	38,141.26	0.00	38,141.26
	Total Operating Funds	<u>38,141.26</u>	<u>0.00</u>	<u>38,141.26</u>
Cash for Reserves				
112001.0000	Cash - Reserve Acct	0.00	126,825.02	126,825.02
	Total Reserves Funds	<u>0.00</u>	<u>126,825.02</u>	<u>126,825.02</u>
Other Current Assets				
120800.0000	Payments Receivable	1,888.56	0.00	1,888.56
	Total Other Current Assets	<u>1,888.56</u>	<u>0.00</u>	<u>1,888.56</u>
	Total Current Assets	<u>40,029.82</u>	<u>126,825.02</u>	<u>166,854.84</u>
Total Assets		<u>40,029.82</u>	<u>126,825.02</u>	<u>166,854.84</u>
LIABILITIES				
Current Liabilities				
310100.0000	Accounts Payable	1,340.00	0.00	1,340.00
381010.0000	Prepaid	3,570.00	0.00	3,570.00
	Total Current Liabilities	<u>4,910.00</u>	<u>0.00</u>	<u>4,910.00</u>
Total Liabilities		<u>4,910.00</u>	<u>0.00</u>	<u>4,910.00</u>
EQUITY				
	Owners Equity	19,359.79	0.00	19,359.79
	Current Year Income/(Loss)	15,760.03	0.00	15,760.03
	Replacement Reserve Prior Years	0.00	119,477.97	119,477.97
	Replacement Reserve Current Year	0.00	7,347.05	7,347.05
	Total Equity	<u>35,119.82</u>	<u>126,825.02</u>	<u>161,944.84</u>
Total Liabilities and Owners Equity		<u>40,029.82</u>	<u>126,825.02</u>	<u>166,854.84</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #3 (8532)
For the period ending July 31, 2017

Page 1
8/9/2017

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	18,155.60	18,155.78	(0.18)	54,466.80	54,467.34	(0.54)	72,623.10
605220.0000	Master Association Fees	14,086.60	14,086.50	0.10	42,259.80	42,259.50	0.30	56,346.00
601450.0000	Working Capital Fees	0.00	0.00	0.00	700.00	0.00	700.00	0.00
602400.0000	Application Fee Income	0.00	0.00	0.00	100.00	0.00	100.00	0.00
603800.0000	Late Fees	103.56	0.00	103.56	103.56	0.00	103.56	0.00
605730.0000	Reserve Income	3,457.80	3,457.72	0.08	10,373.40	10,373.16	0.24	13,830.86
	Sub-total Income	<u>35,803.56</u>	<u>35,700.00</u>	<u>103.56</u>	<u>108,003.56</u>	<u>107,100.00</u>	<u>903.56</u>	<u>142,799.96</u>
681500.0000	Reserve Funding	0.00	(3,457.72)	3,457.72	(6,915.44)	(10,373.16)	3,457.72	(13,830.86)
	Total Operating Income	<u>35,803.56</u>	<u>32,242.28</u>	<u>3,561.28</u>	<u>101,088.12</u>	<u>96,726.84</u>	<u>4,361.28</u>	<u>128,969.10</u>
Operating Expenses								
Utilities								
610100.0000	Electric	44.76	33.33	(11.43)	300.11	233.31	(66.80)	400.00
610300.0000	Water/Sewer	1,262.53	1,583.33	320.80	10,005.97	11,083.31	1,077.34	19,000.00
	Total Utilities	<u>1,307.29</u>	<u>1,616.66</u>	<u>309.37</u>	<u>10,306.08</u>	<u>11,316.62</u>	<u>1,010.54</u>	<u>19,400.00</u>
Maintenance								
634000.0000	Janitorial - Contract	140.16	141.67	1.51	981.12	991.69	10.57	1,700.00
642760.0000	Termite Warranty	0.00	0.00	0.00	750.00	750.00	0.00	750.00
646600.0000	General Maintenance	3,838.93	681.08	(3,157.85)	5,741.66	4,767.56	(974.10)	8,173.00
648611.0000	Roof-Cleaning Contract	0.00	576.25	576.25	1,024.00	1,728.75	704.75	2,305.00
648613.0000	Roof-Maintenance Contract	1,060.00	0.00	(1,060.00)	1,060.00	1,075.00	15.00	1,075.00
	Total Maintenance	<u>5,039.09</u>	<u>1,399.00</u>	<u>(3,640.09)</u>	<u>9,556.78</u>	<u>9,313.00</u>	<u>(243.78)</u>	<u>14,003.00</u>
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	94.58	100.00	5.42	100.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	54.00	100.00	46.00	100.00
660370.0000	Office Expense	51.94	41.67	(10.27)	311.15	291.69	(19.46)	500.00
663050.0000	Website Expense	85.00	0.00	(85.00)	85.00	70.00	(15.00)	70.00
681400.0000	Insurance	17,502.00	29,000.00	11,498.00	17,742.00	29,000.00	11,258.00	29,000.00
681625.0000	Flood Insurance	1,927.00	3,850.00	1,923.00	4,919.00	7,450.00	2,531.00	9,250.00
681650.0000	Master /General Assoc Fees	14,086.50	14,086.50	0.00	42,259.50	42,259.50	0.00	56,346.00
	Total Administrative	<u>33,652.44</u>	<u>46,994.84</u>	<u>13,342.40</u>	<u>65,465.23</u>	<u>79,387.88</u>	<u>13,922.65</u>	<u>95,566.00</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #3 (8532)
For the period ending July 31, 2017

Page 2
8/9/2017

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Total Operating Expenses		<u>39,998.82</u>	<u>50,010.50</u>	<u>10,011.68</u>	<u>85,328.09</u>	<u>100,017.50</u>	<u>14,689.41</u>	<u>128,969.00</u>
Net Operating Income/(Loss)		<u>(4,195.26)</u>	<u>(17,768.22)</u>	<u>13,572.96</u>	<u>15,760.03</u>	<u>(3,290.66)</u>	<u>19,050.69</u>	<u>0.10</u>
Net Income/(Loss)		<u><u>(4,195.26)</u></u>	<u><u>(17,768.22)</u></u>	<u><u>13,572.96</u></u>	<u><u>15,760.03</u></u>	<u><u>(3,290.66)</u></u>	<u><u>19,050.69</u></u>	<u><u>0.10</u></u>

Capital Reserve Summary Report
The Bimini at Tarpon Cove Condo Assn #3 (8532)
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	15,804.40	17,150.84	0.00	0.00	17,150.84	0.00
Roof	870000.4600	102,878.34	108,447.34	0.00	0.00	108,447.34	0.00
	Sub-Total:	118,682.74	125,598.18	0.00	0.00	125,598.18	0.00
Interest Income	870000.4995	795.23	1,162.23	64.61	0.00	1,226.84	0.00
	Grand Total:	119,477.97	126,760.41	64.61	0.00	126,825.02	0.00

Expense Distribution

Property=8532 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-3472418	8532	20708	07/31/2017	07/2017	140.16	0.00	100194	07/06/2017	Jul17 Commercial Cleaning
Total 634000.0000 - Janitorial - Contract						140.16	0.00			
646600.0000 - General Maintenance										
73520 - Andrea Lloha Handyman Service	P-3490699	8532	07212017-1	07/21/2017	07/2017	140.00	0.00	100198	08/03/2017	Rebuild utility enclosures (2 days)
70675 - Crowther Roofing and Sheet Me...	P-3485844	8532	A122864	07/25/2017	07/2017	1,900.45	0.00	100195	07/27/2017	906/201 Roofing repairs: Found cracks i...
70675 - Crowther Roofing and Sheet Me...	P-3485845	8532	A122865	07/25/2017	07/2017	1,658.48	0.00	100195	07/27/2017	898/201 Roof repair: Holes in membrane ...
73520 - Andrea Lloha Handyman Service	P-3490700	8532	07282017-1	07/28/2017	07/2017	140.00	0.00	100198	08/03/2017	Rebuild utility enclosures (2 days)
Total 646600.0000 - General Maintenance						3,838.93	0.00			
648613.0000 - Roof-Maintenance Contract										
70675 - Crowther Roofing and Sheet Me...	P-3490701	8532	121937	07/31/2017	07/2017	1,060.00	0.00	100197	08/03/2017	3rd year of (3) year Roof Check Program ...
Total 648613.0000 - Roof-Maintenance C...						1,060.00	0.00			
663050.0000 - Website Expense										
74000 - MSWebservices - Mike Shields	P-3472415	8532	4012017-84	07/03/2017	07/2017	85.00	0.00	100193	07/06/2017	(1) Year Webmaster Support (Invoice date...
Total 663050.0000 - Website Expense						85.00	0.00			
681400.0000 - Insurance										
78025 - Heritage Insurance	P-3485850	8532	2482-02-2017	07/12/2017	07/2017	17,502.00	0.00	100196	07/27/2017	7/10/17-7/10/18 Policy# HCP002482-02
Total 681400.0000 - Insurance						17,502.00	0.00			
681625.0000 - Flood Insurance										
72370 - Hartford Fire Insurance Company	P-3472413	8532	87042873372016-2017	07/03/2017	07/2017	1,927.00	0.00	100192	07/06/2017	890 CBC 8/20/17-8/20/18 Policy# 87042...
Total 681625.0000 - Flood Insurance						1,927.00	0.00			
						24,553.09	0.00			