

Tarpon Cove Community Association, Inc.

Balance Sheet

As of July 31, 2018

08/12/18

Accrual Basis

	Jul 31, 18	Jun 30, 18	\$ Change
ASSETS			
Current Assets			
Checking/Savings			
OPERATING			
1000 · TCCA Operating	229,506.31	114,614.74	114,891.57
Total OPERATING	229,506.31	114,614.74	114,891.57
RESERVE			
1100 · TCCA Reserve Iberia	3,939.84	8,061.93	-4,122.09
1101 · Centennial Bank Reserve	45,116.10	45,116.10	0.00
1102 · Reserve EverBank	100,619.76	100,619.76	0.00
1103 · Reserve CD - Other	104,998.54	104,998.54	0.00
Total RESERVE	254,674.24	258,796.33	-4,122.09
Total Checking/Savings	484,180.55	373,411.07	110,769.48
Other Current Assets			
1210 · Due From Reserve	24,662.99	31,730.14	-7,067.15
Total Other Current Assets	24,662.99	31,730.14	-7,067.15
Total Current Assets	508,843.54	405,141.21	103,702.33
Other Assets			
1200 · A/R Reserve Assessment	4,540.76	4,540.76	0.00
Total Other Assets	4,540.76	4,540.76	0.00
TOTAL ASSETS	513,384.30	409,681.97	103,702.33
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
20000 · Accounts Payable	371.54	23,165.68	-22,794.14
Total Accounts Payable	371.54	23,165.68	-22,794.14
Other Current Liabilities			
2300 · Due to Operating	24,662.99	31,730.14	-7,067.15
Total Other Current Liabilities	24,662.99	31,730.14	-7,067.15
Total Current Liabilities	25,034.53	54,895.82	-29,861.29
Total Liabilities	25,034.53	54,895.82	-29,861.29
Equity			
RESERVE EQUITY			

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3003 · Contingency Reserve	-6,182.84	-4,121.84	-2,061.00
3001 · Audit Reserve	5,712.25	5,424.50	287.75
3002 · Capital Improvements	3,724.28	3,724.28	0.00
3004 · Deferred Maintenance Reserve	2,001.86	2,001.86	0.00
3005 · Drinking Fountain Reserve	3,338.18	3,505.93	-167.75
3006 · Entry Gates Reserve	10,140.19	10,005.44	134.75
3007 · Equipment Reserve	20,389.62	19,820.37	569.25
3008 · Fountain Reserve	19,397.59	18,746.84	650.75
3009 · Furniture Reserve	14.39	9.64	4.75
3010 · Guard Furniture/Computer	3,212.62	3,212.62	0.00
3011 · Irrigation System Reserve	12,454.99	12,309.74	145.25
3012 · Painting Reserve	8,037.22	7,074.22	963.00
3013 · Paving Reserve	28,576.51	26,912.51	1,664.00
3014 · Pool Reserve	23,750.88	23,233.88	517.00
3015 · Pool Fence Reserve	8,534.57	8,170.07	364.50
3016 · Pool Furniture Reserve	19,956.71	19,954.21	2.50
3017 · Pool Heater Reserve	17,988.03	17,125.78	862.25
3018 · Roof Reserve	14,669.94	14,644.44	25.50
3019 · S/A Reserve	-11,072.67	-11,072.67	0.00
3020 · Storm Management Reserve	24,635.14	23,567.64	1,067.50
3021 · Video Camera Reserve	10,044.93	12,130.63	-2,085.70
3022 · Unallocated Interest	10,686.86	10,686.10	0.76
Total RESERVE EQUITY	230,011.25	227,066.19	2,945.06
3200 · Operating Fund Balance	82,845.76	82,845.76	0.00
Net Income	175,492.76	44,874.20	130,618.56
Total Equity	488,349.77	354,786.15	133,563.62
TOTAL LIABILITIES & EQUITY	513,384.30	409,681.97	103,702.33

Tarpon Cove Community Association, Inc.
Profit & Loss Budget Performance
July 2018

08/12/18

Accrual Basis

	<u>Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>Jan - Jul 18</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>Annual Bud...</u>
Ordinary Income/Expense							
Income							
INCOME							
4000 · Association Fees	265,611.66	265,611.34	0.32	796,834.98	796,834.02	0.96	1,062,445.36
4035 · Working Capital Fees	1,363.00	0.00	1,363.00	6,889.00	0.00	6,889.00	0.00
4080 · Bar Code	195.00	0.00	195.00	990.00	0.00	990.00	0.00
Total INCOME	<u>267,169.66</u>	<u>265,611.34</u>	<u>1,558.32</u>	<u>804,713.98</u>	<u>796,834.02</u>	<u>7,879.96</u>	<u>1,062,445.36</u>
Total Income	267,169.66	265,611.34	1,558.32	804,713.98	796,834.02	7,879.96	1,062,445.36
Expense							
ADMINISTRATIVE							
6005 · Legal Expense	0.00	83.33	-83.33	298.00	583.35	-285.35	1,000.00
6007 · Division Filing Fees	0.00	0.00	0.00	70.00	100.00	-30.00	100.00
6009 · Auditing/Accounting Fees	2,050.00	0.00	2,050.00	5,325.00	225.00	5,100.00	225.00
6011 · Office Expense	386.49	333.33	53.16	1,946.46	2,333.35	-386.89	4,000.00
6013 · Website Expense	0.00	125.00	-125.00	1,000.00	875.00	125.00	1,500.00
6015 · Insurance	0.00	1,125.00	-1,125.00	0.00	7,875.00	-7,875.00	13,500.00
6017 · Flood Insurance	0.00	191.67	-191.67	0.00	1,341.65	-1,341.65	2,300.00
6020 · Property Management	6,460.00	10,133.33	-3,673.33	68,539.00	70,933.35	-2,394.35	121,600.00
6035 · Contingency	0.00	41.67	-41.67	0.00	291.65	-291.65	500.00
6042 · Annual Meeting Expenses	0.00	0.00	0.00	633.60	0.00	633.60	0.00
Total ADMINISTRATIVE	<u>8,896.49</u>	<u>12,033.33</u>	<u>-3,136.84</u>	<u>77,812.06</u>	<u>84,558.35</u>	<u>-6,746.29</u>	<u>144,725.00</u>
MAINTENANCE							
6201 · General Maintenance	1,453.15	2,083.33	-630.18	17,604.31	14,583.35	3,020.96	25,000.00
6205 · Janitorial Contract	0.00	1,083.33	-1,083.33	6,533.27	7,583.35	-1,050.08	13,000.00
6209 · Pest Control	5,425.00	1,208.33	4,216.67	12,675.00	8,458.35	4,216.65	14,500.00
6218 · Lake Expenses	1,436.00	416.67	1,019.33	2,513.00	2,916.65	-403.65	5,000.00
6220 · Fountain Maintenance	0.00	125.00	-125.00	1,390.54	875.00	515.54	1,500.00
6221 · Exotic Maintenance	4,047.00	1,583.33	2,463.67	12,728.00	11,083.35	1,644.65	19,000.00
Total MAINTENANCE	<u>12,361.15</u>	<u>6,499.99</u>	<u>5,861.16</u>	<u>53,444.12</u>	<u>45,500.05</u>	<u>7,944.07</u>	<u>78,000.00</u>
LANDSCAPING							
6300 · Grounds Maintenance	18,607.00	18,607.00	0.00	130,249.00	130,249.00	0.00	223,284.00
6310 · Hardwood Trimming	0.00	1,458.33	-1,458.33	0.00	10,208.35	-10,208.35	17,500.00
6315 · Irrigation Repairs	224.25	833.33	-609.08	6,281.25	5,833.35	447.90	10,000.00
6325 · Palm Trimming	0.00	2,916.67	-2,916.67	0.00	20,416.65	-20,416.65	35,000.00
6327 · Tree & Shrub Replacement	56,544.00	7,500.00	49,044.00	89,969.00	52,500.00	37,469.00	90,000.00
6330 · Landscape Contingency	0.00	0.00	0.00	1,750.00	0.00	1,750.00	0.00
Total LANDSCAPING	<u>75,375.25</u>	<u>31,315.33</u>	<u>44,059.92</u>	<u>228,249.25</u>	<u>219,207.35</u>	<u>9,041.90</u>	<u>375,784.00</u>
POOL EXPENSES							
6400 · Pool Maintenance	900.00	950.00	-50.00	6,300.00	6,650.00	-350.00	11,400.00
6410 · Pool Repairs	0.00	750.00	-750.00	4,550.30	5,250.00	-699.70	9,000.00

Tarpon Cove Community Association, Inc.
Profit & Loss Budget Performance
July 2018

	<u>Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>Jan - Jul 18</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>Annual Bud...</u>
6425 · Pool Permit	1,625.00	1,625.00	0.00	1,625.00	1,625.00	0.00	1,625.00
Total POOL EXPENSES	2,525.00	3,325.00	-800.00	12,475.30	13,525.00	-1,049.70	22,025.00
UTILITIES							
6601 · Electric	2,086.38	3,333.33	-1,246.95	24,493.05	23,333.35	1,159.70	40,000.00
6604 · Telephone	444.19	333.33	110.86	2,521.65	2,333.35	188.30	4,000.00
6605 · Water/Sewer	566.48	600.00	-33.52	4,398.32	4,200.00	198.32	7,200.00
6609 · Trash Removal	4,082.94	3,958.33	124.61	28,875.66	27,708.35	1,167.31	47,500.00
6611 · Irrigation Water	1,912.74	2,083.33	-170.59	14,093.66	14,583.35	-489.69	25,000.00
6620 · Cable TV	24,474.23	25,239.75	-765.52	171,364.70	176,678.25	-5,313.55	302,877.00
Total UTILITIES	33,566.96	35,548.07	-1,981.11	245,747.04	248,836.65	-3,089.61	426,577.00
Total Expense	132,724.85	88,721.72	44,003.13	617,727.77	611,627.40	6,100.37	1,047,111.00
Net Ordinary Income	134,444.81	176,889.62	-42,444.81	186,986.21	185,206.62	1,779.59	15,334.36
Other Income/Expense							
Other Expense							
TRANSFER EXPENSES							
9005 · Reserve Transfer	3,826.25	3,833.59	-7.34	11,493.45	11,500.77	-7.32	15,334.36
Total TRANSFER EXPENSES	3,826.25	3,833.59	-7.34	11,493.45	11,500.77	-7.32	15,334.36
Total Other Expense	3,826.25	3,833.59	-7.34	11,493.45	11,500.77	-7.32	15,334.36
Net Other Income	-3,826.25	-3,833.59	7.34	-11,493.45	-11,500.77	7.32	-15,334.36
Net Income	130,618.56	173,056.03	-42,437.47	175,492.76	173,705.85	1,786.91	0.00