

## Tarpon Cove Community Association, Inc.

## Balance Sheet

As of February 28, 2019

03/09/19

Accrual Basis

	Feb 28, 19	Jan 31, 19	\$ Change
<b>ASSETS</b>			
Current Assets			
Checking/Savings			
1xxx · OPERATING			
1000 · TCCA Operating	126,717.47	221,712.52	-94,995.05
Total 1xxx · OPERATING	126,717.47	221,712.52	-94,995.05
11xx · RESERVE			
1100 · TCCA Reserve Iberia	27,411.67	28,339.06	-927.39
1101 · Centennial Bank Reserve	485.30	485.21	0.09
1102 · Reserve TIAA Bank	100,977.37	100,977.37	0.00
1103 · Reserve CD - Other	104,998.54	104,998.54	0.00
Total 11xx · RESERVE	233,872.88	234,800.18	-927.30
Total Checking/Savings	360,590.35	456,512.70	-95,922.35
Total Current Assets	360,590.35	456,512.70	-95,922.35
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
<b>TOTAL ASSETS</b>	<b>365,131.11</b>	<b>461,053.46</b>	<b>-95,922.35</b>
<b>LIABILITIES &amp; EQUITY</b>			
Liabilities			
Current Liabilities			
Accounts Payable			
20000 · Accounts Payable	3,505.66	40,718.25	-37,212.59
Total Accounts Payable	3,505.66	40,718.25	-37,212.59
Other Current Liabilities			
2309 · Accrued Expenses	18,607.00	0.00	18,607.00
Total Other Current Liabilities	18,607.00	0.00	18,607.00
Total Current Liabilities	22,112.66	40,718.25	-18,605.59
Total Liabilities	22,112.66	40,718.25	-18,605.59
Equity			
3xxx · RESERVE EQUITY			
3001 · Audit Reserve	6,000.00	6,000.00	0.00
3002 · Capital Improvements	931.00	931.00	0.00
3005 · Drinking Fountain Reserve	3,232.93	3,232.93	0.00
3006 · Entry Gates Reserve	10,285.84	10,285.84	0.00
3007 · Equipment/Pump Reserve	20,643.48	20,643.48	0.00

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3008 · Fountain Reserve	20,667.34	20,667.34	0.00
3009 · Clubhouse Furniture Reserve	222.50	222.50	0.00
3010 · Guard Furniture/Computer	3,409.37	3,409.37	0.00
3011 · Irrigation System Reserve	11,362.74	11,497.74	-135.00
3012 · Painting Reserve	9,000.22	9,000.22	0.00
3013 · Paving Reserve	30,660.51	30,660.51	0.00
3014 · Pool Reserve	24,715.13	24,715.13	0.00
3015 · Pool Fence Reserve	9,204.07	9,204.07	0.00
3016 · Pool/Clubhouse Furnt. Res	15,956.21	15,956.21	0.00
3017 · Pool Heater Reserve	18,001.43	18,001.43	0.00
3018 · Roof Reserve	14,714.44	14,714.44	0.00
3020 · Stormdrain Reserve	25,839.14	25,839.14	0.00
3021 · Video Camera Reserve	8,841.18	8,841.18	0.00
3022 · Unallocated Interest	185.10	184.09	1.01
<b>Total 3xxx · RESERVE EQUITY</b>	<b>233,872.63</b>	<b>234,006.62</b>	<b>-133.99</b>
<b>3200 · Operating Fund Balance</b>	<b>55,296.76</b>	<b>55,296.76</b>	<b>0.00</b>
<b>Net Income</b>	<b>53,849.06</b>	<b>131,031.83</b>	<b>-77,182.77</b>
<b>Total Equity</b>	<b>343,018.45</b>	<b>420,335.21</b>	<b>-77,316.76</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>365,131.11</b>	<b>461,053.46</b>	<b>-95,922.35</b>

Tarpon Cove Community Association, Inc.

Profit & Loss Budget Performance

February 2019

	Feb 19	Budget	\$ Over Budget	Jan - Feb 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
Income							
4xxx - INCOME							
4000 - Association Fees	0	0	0	262,406	262,407	-1	1,049,626
4035 - Working Capital Fees	2,063	0	2,063	2,763	0	2,763	0
4080 - Bar Code	330	0	330	795	0	795	0
<b>Total 4xxx - INCOME</b>	<b>2,393</b>	<b>0</b>	<b>2,393</b>	<b>265,964</b>	<b>262,407</b>	<b>3,558</b>	<b>1,049,626</b>
<b>Total Income</b>	<b>2,393</b>	<b>0</b>	<b>2,393</b>	<b>265,964</b>	<b>262,407</b>	<b>3,558</b>	<b>1,049,626</b>
<b>Gross Profit</b>	<b>2,393</b>	<b>0</b>	<b>2,393</b>	<b>265,964</b>	<b>262,407</b>	<b>3,558</b>	<b>1,049,626</b>
Expense							
60xx - ADMINISTRATIVE							
6005 - Legal Expense	84	625	-541	84	1,250	-1,166	7,500
6007 - Division Filing Fees	0	5	-5	0	10	-10	61
6009 - Auditing/Accounting Fees	2,050	2,050	0	4,100	4,100	0	24,600
6011 - Office Expense	1,007	250	757	1,676	500	1,176	3,000
6013 - Website Expense	0	83	-83	0	167	-167	1,000
6015 - Insurance	0	1,073	-1,073	0	2,146	-2,146	12,878
6020 - Property Management	6,460	6,460	0	12,920	12,920	0	77,520
<b>Total 60xx - ADMINISTRATIVE</b>	<b>9,601</b>	<b>10,547</b>	<b>-946</b>	<b>18,780</b>	<b>21,093</b>	<b>-2,313</b>	<b>126,559</b>
62xx - MAINTENANCE							
6201 - General Maintenance	4,365	1,667	2,698	8,815	3,333	5,482	20,000
6205 - Janitorial Contract	1,061	1,061	0	1,061	2,122	-1,061	12,732
6209 - Pest Control	580	1,625	-1,045	4,205	3,250	955	19,500
6218 - Lake Expenses	370	417	-47	737	833	-96	5,000
6220 - Fountain Maintenance	318	125	193	930	250	680	1,500
6221 - Exotic Maintenance	0	1,762	-1,762	5,285	3,523	1,762	21,140
6229 - Community Room	6,265	0	6,265	10,551	0	10,551	0
<b>Total 62xx - MAINTENANCE</b>	<b>12,959</b>	<b>6,656</b>	<b>6,303</b>	<b>31,584</b>	<b>13,312</b>	<b>18,272</b>	<b>79,872</b>
63xx - LANDSCAPING							
6300 - Grounds Maintenance	18,607	18,607	0	37,214	37,214	0	223,284
6310 - Hardwood Trimming	275	1,500	-1,225	275	3,000	-2,725	18,000
6315 - Irrigation Repairs	2,256	833	1,423	4,530	1,667	2,863	10,000
6325 - Palm Trimming	0	2,917	-2,917	0	5,833	-5,833	35,000
6327 - Tree & Shrub Replacement	0	3,333	-3,333	2,322	6,667	-4,345	40,000
6328 - Mulch	0	0	0	37,972	40,000	-2,028	40,000
6329 - Weed Control	0	600	-600	0	1,200	-1,200	7,200
<b>Total 63xx - LANDSCAPING</b>	<b>21,138</b>	<b>27,790</b>	<b>-6,652</b>	<b>82,313</b>	<b>95,581</b>	<b>-13,268</b>	<b>373,484</b>
64xx - POOL EXPENSES							
6400 - Pool/Spa Maintenance Contract	0	900	-900	900	1,800	-900	10,800
6410 - Pool Repairs	0	750	-750	516	1,500	-984	9,000
6425 - Pool Permit	0	135	-135	0	271	-271	1,625
<b>Total 64xx - POOL EXPENSES</b>	<b>0</b>	<b>1,785</b>	<b>-1,785</b>	<b>1,416</b>	<b>3,571</b>	<b>-2,155</b>	<b>21,425</b>
66xx - UTILITIES							
6601 - Electric	4,291	3,333	957	8,426	6,667	1,759	40,000
6604 - Telephone	249	417	-168	249	833	-584	5,000
6605 - Water/Sewer	561	642	-81	1,124	1,283	-159	7,700
6609 - Trash Removal	3,995	3,751	243	8,632	7,502	1,130	45,013
6611 - Irrigation Water	1,185	2,333	-1,148	3,095	4,667	-1,572	28,000
6620 - Cable TV	25,598	25,240	358	51,572	50,480	1,092	302,877
<b>Total 66xx - UTILITIES</b>	<b>35,878</b>	<b>35,716</b>	<b>162</b>	<b>73,097</b>	<b>71,432</b>	<b>1,666</b>	<b>428,590</b>
<b>Total Expense</b>	<b>79,576</b>	<b>82,494</b>	<b>-2,918</b>	<b>207,191</b>	<b>204,988</b>	<b>2,203</b>	<b>1,029,930</b>
<b>Net Ordinary Income</b>	<b>-77,183</b>	<b>-82,494</b>	<b>5,311</b>	<b>58,773</b>	<b>57,418</b>	<b>1,355</b>	<b>19,696</b>
Other Income/Expense							
Other Expense							
9xxx - TRANSFER EXPENSES							
9005 - Reserve Transfer	0	0	0	4,924	4,924	0	19,696
<b>Total 9xxx - TRANSFER EXPENSES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>4,924</b>	<b>4,924</b>	<b>0</b>	<b>19,696</b>
<b>Total Other Expense</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>4,924</b>	<b>4,924</b>	<b>0</b>	<b>19,696</b>
<b>Net Other Income</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>-4,924</b>	<b>-4,924</b>	<b>0</b>	<b>-19,696</b>
<b>Net Income</b>	<b>-77,183</b>	<b>-82,494</b>	<b>5,311</b>	<b>53,849</b>	<b>52,494</b>	<b>1,355</b>	<b>-0</b>