

**Tarpon Cove Community Association, Inc.**  
**Balance Sheet**  
**As of December 31, 2019**

	Dec 31, 19	Nov 30, 19	\$ Change
<b>ASSETS</b>			
<b>Current Assets</b>			
<b>Checking/Savings</b>			
1xxx · OPERATING			
1000 · TCCA Operating	77,759.93	145,495.35	-67,735.42
<b>Total 1xxx · OPERATING</b>	<b>77,759.93</b>	<b>145,495.35</b>	<b>-67,735.42</b>
<b>11xx · RESERVE</b>			
1100 · TCCA Reserve Iberia	16,290.04	23,391.33	-7,101.29
1101 · Centennial Bank Reserve	486.30	486.20	0.10
1102 · Reserve TIAA Bank	101,686.69	101,686.69	0.00
1103 · Reserve CD- CBank 1.75% 6/30/20	107,684.53	107,684.53	0.00
<b>Total 11xx · RESERVE</b>	<b>226,147.56</b>	<b>233,248.75</b>	<b>-7,101.19</b>
<b>Total Checking/Savings</b>	<b>303,907.49</b>	<b>378,744.10</b>	<b>-74,836.61</b>
<b>Other Current Assets</b>			
1210 · Due From Reserve	2,378.53	0.00	2,378.53
<b>Total Other Current Assets</b>	<b>2,378.53</b>	<b>0.00</b>	<b>2,378.53</b>
<b>Total Current Assets</b>	<b>306,286.02</b>	<b>378,744.10</b>	<b>-72,458.08</b>
<b>TOTAL ASSETS</b>	<b>306,286.02</b>	<b>378,744.10</b>	<b>-72,458.08</b>
<b>LIABILITIES &amp; EQUITY</b>			
<b>Liabilities</b>			
<b>Current Liabilities</b>			
<b>Accounts Payable</b>			
20000 · Accounts Payable	46,494.42	2,145.89	44,348.53
<b>Total Accounts Payable</b>	<b>46,494.42</b>	<b>2,145.89</b>	<b>44,348.53</b>
<b>Other Current Liabilities</b>			
2309 · Accrued Expenses	0.00	18,607.00	-18,607.00
2300 · Due to Operating	2,378.53	0.00	2,378.53
<b>Total Other Current Liabilities</b>	<b>2,378.53</b>	<b>18,607.00</b>	<b>-16,228.47</b>
<b>Total Current Liabilities</b>	<b>48,872.95</b>	<b>20,752.89</b>	<b>28,120.06</b>
<b>Total Liabilities</b>	<b>48,872.95</b>	<b>20,752.89</b>	<b>28,120.06</b>
<b>Equity</b>			
<b>3xxx · RESERVE EQUITY</b>			
3001 · Audit Reserve	6,000.00	6,000.00	0.00
3002 · Capital Improvements	3,724.00	3,724.00	0.00
3005 · Drinking Fountain Reserve	3,420.43	3,420.43	0.00
3006 · Entry Gates Reserve	9,071.88	16,515.32	-7,443.44

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Accrual Basis

Tarpon Cove Community Association, Inc.

Balance Sheet

As of December 31, 2019

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	Dec 31, 19	Nov 30, 19	\$ Change
3007 · Equipment/Pump Reserve	21,212.73	21,212.73	0.00
3008 · Fountain Reserve	22,524.34	22,524.34	0.00
3009 · Clubhouse Furniture (Indoor)	-1,324.00	-1,324.00	0.00
3010 · Guard Furniture/Computer	3,999.62	3,999.62	0.00
3011 · Irrigation System Reserve	10,379.24	10,649.24	-270.00
3012 · Painting Reserve	9,000.22	9,000.22	0.00
3013 · Paving Reserve	16,362.51	16,362.51	0.00
3014 · Pool Reserve	26,056.88	26,056.88	0.00
3015 · Pool Fence Reserve	10,119.07	10,119.07	0.00
3016 · Pool/Clubhouse Furnt. Res	13,425.95	15,095.15	-1,669.20
3017 · Pool Heater Reserve	16,342.41	16,440.41	-98.00
3018 · Roof Reserve	14,771.44	14,771.44	0.00
3020 · Stormdrain Reserve	26,248.64	26,248.64	0.00
3021 · Video Camera Reserve	8,841.18	8,841.18	0.00
3022 · Unallocated Interest	3,592.49	3,591.57	0.92
<b>Total 3xxx · RESERVE EQUITY</b>	<b>223,769.03</b>	<b>233,248.75</b>	<b>-9,479.72</b>
3200 · Operating Fund Balance	50,756.00	50,756.00	0.00
Net Income	-17,111.96	73,986.46	-91,098.42
<b>Total Equity</b>	<b>257,413.07</b>	<b>357,991.21</b>	<b>-100,578.14</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>306,286.02</b>	<b>378,744.10</b>	<b>-72,458.08</b>

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

December 2019

	Dec 19	Budget	\$ Over Budget	Jan - Dec 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
<b>4xxx · INCOME</b>							
4000 · Association Fees	0	0	0	1,049,624	1,049,626	-2	1,049,626
4035 · Working Capital Fees	2,100	0	2,100	13,926	0	13,926	0
4080 · Bar Code	100	0	100	1,675	0	1,675	0
4090 · Insurance Claim	0	0	0	19,539	0	19,539	0
<b>Total 4xxx · INCOME</b>	<b>2,200</b>	<b>0</b>	<b>2,200</b>	<b>1,084,764</b>	<b>1,049,626</b>	<b>35,138</b>	<b>1,049,626</b>
<b>Total Income</b>	<b>2,200</b>	<b>0</b>	<b>2,200</b>	<b>1,084,764</b>	<b>1,049,626</b>	<b>35,138</b>	<b>1,049,626</b>
<b>Gross Profit</b>	<b>2,200</b>	<b>0</b>	<b>2,200</b>	<b>1,084,764</b>	<b>1,049,626</b>	<b>35,138</b>	<b>1,049,626</b>
<b>Expense</b>							
<b>60xx · ADMINISTRATIVE</b>							
6005 · Legal Expense	1,529	625	904	9,794	7,500	2,294	7,500
6007 · Division Filing Fees	0	5	-5	61	61	0	61
6009 · Auditing/Accounting Fees	2,050	2,050	0	24,875	24,600	275	24,600
6011 · Office Expense	713	250	463	5,939	3,000	2,939	3,000
6013 · Website Expense	0	83	-83	1,650	1,000	650	1,000
6015 · Insurance	0	1,073	-1,073	12,041	12,878	-837	12,878
6020 · Property Management	6,460	6,460	0	77,520	77,520	0	77,520
<b>Total 60xx · ADMINISTRATIVE</b>	<b>10,751</b>	<b>10,547</b>	<b>205</b>	<b>131,879</b>	<b>126,559</b>	<b>5,320</b>	<b>126,559</b>
<b>62xx · MAINTENANCE</b>							
6201 · General Maintenance	0	1,667	-1,667	18,995	20,000	-1,005	20,000
6205 · Janitorial Contract	2,120	1,061	1,059	13,049	12,732	317	12,732
6209 · Pest Control	360	1,625	-1,265	17,555	19,500	-1,945	19,500
6218 · Lake Expenses	0	417	-417	5,036	5,000	36	5,000
6220 · Fountain Maintenance	0	125	-125	3,759	1,500	2,259	1,500
6221 · Exotic Maintenance	0	1,762	-1,762	26,425	21,140	5,285	21,140
6229 · Community Room	0	0	0	10,716	0	10,716	0
6231 · Feasibility Study	0	0	0	12,658	0	12,658	0
<b>Total 62xx · MAINTENANCE</b>	<b>2,480</b>	<b>6,656</b>	<b>-4,176</b>	<b>108,194</b>	<b>79,872</b>	<b>28,322</b>	<b>79,872</b>
<b>63xx · LANDSCAPING</b>							
6300 · Grounds Maintenance	18,607	18,607	0	223,284	223,284	0	223,284
6310 · Hardwood Trimming	0	1,500	-1,500	21,130	18,000	3,130	18,000
6315 · Irrigation Repairs	2,238	833	1,405	18,171	10,000	8,171	10,000
6325 · Palm Trimming	11,262	2,917	8,345	34,479	35,000	-521	35,000
6327 · Tree & Shrub Replacement	4,100	3,333	767	32,557	40,000	-7,443	40,000
6328 · Mulch	0	0	0	39,622	40,000	-378	40,000
6329 · Weed Control	0	600	-600	1,758	7,200	-5,442	7,200
<b>Total 63xx · LANDSCAPING</b>	<b>36,207</b>	<b>27,790</b>	<b>8,417</b>	<b>371,001</b>	<b>373,484</b>	<b>-2,483</b>	<b>373,484</b>
<b>64xx · POOL EXPENSES</b>							
6400 · Pool/Spa Maintenance Contract	1,800	900	900	10,800	10,800	0	10,800
6410 · Pool Repairs	283	750	-467	5,725	9,000	-3,276	9,000
6425 · Pool Permit	0	135	-135	1,625	1,625	-0	1,625
<b>Total 64xx · POOL EXPENSES</b>	<b>2,083</b>	<b>1,785</b>	<b>298</b>	<b>18,150</b>	<b>21,425</b>	<b>-3,276</b>	<b>21,425</b>
<b>66xx · UTILITIES</b>							
6601 · Electric	3,826	3,333	493	39,674	40,000	-326	40,000
6604 · Telephone	312	417	-105	3,444	5,000	-1,556	5,000
6605 · Water/Sewer	665	642	23	6,309	7,700	-1,391	7,700
6609 · Trash Removal	7,844	3,751	4,093	46,980	45,013	1,967	45,013
6611 · Irrigation Water	2,439	2,333	105	22,604	28,000	-5,396	28,000
6620 · Cable TV	26,691	25,240	1,451	314,406	302,877	11,529	302,877
<b>Total 66xx · UTILITIES</b>	<b>41,777</b>	<b>35,716</b>	<b>6,061</b>	<b>433,417</b>	<b>428,590</b>	<b>4,827</b>	<b>428,590</b>
<b>Total Expense</b>	<b>93,298</b>	<b>82,494</b>	<b>10,804</b>	<b>1,062,641</b>	<b>1,029,930</b>	<b>32,711</b>	<b>1,029,930</b>
<b>Net Ordinary Income</b>	<b>-91,098</b>	<b>-82,494</b>	<b>-8,604</b>	<b>22,123</b>	<b>19,696</b>	<b>2,427</b>	<b>19,696</b>
<b>Other Income/Expense</b>							
<b>Other Expense</b>							
<b>9xxx · TRANSFER EXPENSES</b>							
9005 · Reserve Transfer	0	0	0	39,235	19,696	19,539	19,696
<b>Total 9xxx · TRANSFER EXPENSES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>39,235</b>	<b>19,696</b>	<b>19,539</b>	<b>19,696</b>
<b>Total Other Expense</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>39,235</b>	<b>19,696</b>	<b>19,539</b>	<b>19,696</b>
<b>Net Other Income</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>-39,235</b>	<b>-19,696</b>	<b>-19,539</b>	<b>-19,696</b>
<b>Net Income</b>	<b>-91,098</b>	<b>-82,494</b>	<b>-8,604</b>	<b>-17,112</b>	<b>-0</b>	<b>-17,112</b>	<b>-0</b>