


TARPON COVE COMMUNITY 2024 BUDGET

	2023	2024	
	Approved Budget	Approved	Notes
INCOME			
4000 · Association Fees	1,172,657	1,230,238	
4031 · Misc. Income		0	
4035 · Working Capital Fees	0	0	
4080 · Bar Code	0	0	
Total INCOME	1,172,657	1,230,238	
ADMINISTRATIVE			
6005 · Legal Expense	1,000	1,000	No change from 2023 estimate
6007 · Division Filing Fees	61	61	No change
6009 · Auditing/Accounting Fees	27,265	29,355	3% Increase requested
6011 · Office Expense	2,500	1,000	reduced to reflect actual usage
6013 · Website Expense	2,000	2,000	no change at this time
6015 · Insurance	33,000	36,000	10% Increases estimated
6020 · Property Management	87,996	91,000	3% Increase
Total ADMINISTRATIVE	153,822	160,416	
MAINTENANCE			
6201 · General Maintenance	20,000	20,000	No change from 2023 estimate
6205 · Janitorial Contract	12,720	12,720	no increase for 2024
6209 · Pest Control	18,000	19,000	change to patriot pest control 2024
6218 · Lake Expenses	5,500	5,500	no change to contract
6220 · Entry Gate Maintenance	5,000	4,000	reduced to reflect the actual usage
6222 · CANAL Cleaning (NAME CHANGE)	2,000	2,000	No change to contract
6220 · Fountain Maintenance	2,920	3,000	maintenance program in place
6221 · Exotic Maintenance	22,428	23,000	no change in contract price
6232 · Entertainment	500	750	Includes christmas decorations
Total MAINTENANCE	89,068	89,970	
LANDSCAPING			
6300 · Grounds Maintenance	225,084	223,204	reduced to remove fuel surcharge
6310 · Hardwood Trimming	32,000	30,000	estimates based on prior years
6315 · Irrigation Repairs	13,000	20,000	split difference between 2023 budget and total
6325 · Palm Trimming	42,000	42,000	2-3 coconut trims per year/other palms once/yr
6327 · Tree & Shrub Replacement	41,000	41,000	unused mulch funds used in 2023. 2024 back to budget
6328 · Mulch	40,000	40,000	allocated to tree and shrub replacement
Golf Course Buffer - Mainsail (new line)		10,000	repair berm buffer cleared by golf course developer
LAN EXPENSES	0	0	
Total LANDSCAPING	393,084	406,284	
POOL EXPENSES			
6400 · Pool Maintenance Contract	13,800	13,800	No contract change for 2024
6410 · Pool Repairs	9,000	9,000	no change to estimate for 2024
6425 · Pool Permit	1,625	1,625	no change projected to permit fee
Total POOL EXPENSES	24,425	24,425	
UTILITIES			
6601 · Electric	43,000	48,000	increased based on actual usage
6604 · Telephone/Internet Phone	2,000	2,000	no change in price
6605 · Water/Sewer	6,500	7,000	increased based on actual usage
6609 · Trash Removal	54,000	57,000	increased based on actual usage
6611 · Irrigation Water	32,000	40,000	8% increase in rate
6620 · Cable TV	342,263	350,000	4% increase on tv service portion
Total UTILITIES	479,763	504,000	
Total Operating Expenses	1,140,162	1,185,095	
TRANSFER EXPENSES			
9005 · Reserve Transfer	32,495	45,143	see reserve schedule
Total TRANSFER EXPENSES	32,495	45,143	

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Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/23	Oct 2023 Funding	Est. Expenses	Trx.	Est. 12/31/23 Balance	Amount Yet to be Funded	2024 Adopted Funding Requirement	Quarterly Funding
25-2602-00-00 - RSV - Unallocated Interest	1	1	\$ 5,208	\$ 4,008	\$ 1,200		\$ (5,208)	\$ (0)	\$ -	\$ -	\$ -
25-2515-00-00 RSV Audit	3	1	\$ -	\$ 6,000	\$ -				\$ -	\$ -	
25-2535-00-00 - RSV - Roof	30	26	\$ 15,000	\$ 7,814	\$ 68			\$ 7,882	\$ 7,118	\$ 274	\$ 68
25-2550-00-00 - RSV - Painting	7	1	\$ 6,505	\$ 6,287	\$ 218			\$ 6,505	\$ (0)	\$ (0)	\$ (0)
25-2557-00-00 - RSV - Equipment/Pump (pool)	10	3	\$ 21,718	\$ 15,612	\$ 470			\$ 16,082	\$ 5,636	\$ 1,879	\$ 470
25-2561-00-00 - RSV - Drinking Fountain	10	1	\$ 3,240	\$ 3,240	\$ -			\$ 3,240	\$ (0)	\$ (0)	\$ (0)
25-2562-00-00 - RSV - Pool	15	2	\$ 35,000	\$ 9,139	\$ 779			\$ 9,918	\$ 25,082	\$ 12,541	\$ 3,135
25-3006-00-00 - RSV - Entry Gates	20	16	\$ 20,000	\$ 2,894	\$ 263			\$ 3,157	\$ 16,843	\$ 1,053	\$ 263
25-3008-00-00 - RSV - Fountain	10	3	\$ 25,000	\$ 14,464	\$ 1,822			\$ 16,286	\$ 8,714	\$ 2,905	\$ 726
25-3009-00-00 - RSV - Clubhouse Furniture (Indoor)	15	11	\$ 12,000	\$ 2,355	\$ 214			\$ 2,569	\$ 9,431	\$ 857	\$ 214
25-3010-00-00 - RSV - Guard Furniture/Computer	5	1	\$ 4,000	\$ 4,000	\$ -			\$ 4,000	\$ (0)	\$ (0)	\$ (0)
25-3011-00-00 - RSV - Pool Heater	10	3	\$ 20,000	\$ (8,229)	\$ 266		\$ 5,208	\$ (2,755)	\$ 22,755	\$ 7,585	\$ 1,896
25-3014-00-00 - RSV - Poolhouse/Clubhouse Furniture	8	6	\$ 20,000	\$ 6,260	\$ 1,335			\$ 7,595	\$ 12,405	\$ 2,068	\$ 517
25-3019-00-00 - A/C Reserve	10	7	\$ 10,000	\$ 1,946	\$ 278			\$ 2,224	\$ 7,776	\$ 1,111	\$ 278
25-3021-00-00 - RSV - Video Camera	5	1	\$ 10,000	\$ 10,000	\$ -			\$ 10,000	\$ (0)	\$ (0)	\$ (0)
25-3022-00-00 - RSV - Paving	10	5	\$ 40,000	\$ 11,669	\$ 1,667			\$ 13,336	\$ 26,664	\$ 5,333	\$ 1,333
25-3031-00-00 - RSV - Pool Fence	15	1	\$ 15,000	\$ 13,779	\$ 244			\$ 14,023	\$ 977	\$ 977	\$ 244
25-3051-00-00 - RSV - Irrigation System	15	15	\$ 100,000	\$ 26,561	\$ -			\$ 26,561	\$ 73,439	\$ 4,896	\$ 1,224
25-3053-00-00 - Concrete	5	3	\$ 10,000	\$ 3,500	\$ 500	\$ 5,000		\$ (1,000)	\$ 11,000	\$ 3,667	\$ 917
Total			\$ 372,671	\$ 141,300	\$ 9,324	\$ 5,000	\$ -	\$ 139,624	\$ 227,839	\$ 45,143	\$ 11,286

Signature: 
 President Tarpon Cove
 Community Association

Date: 12/7/23