



Financial Report Package

July 2025

Prepared for

The Martinique at Tarpon Cove Condo Assn., Inc.

By

KPG Accounting Services, Inc.

	Current Balance at 7/31/2025	Prior Month Balance at 06/30/2025	Change
Assets			
OPERATING ASSETS			
10-1010-00-00 VNB OP 3468	\$ 135,082.62	\$ 106,150.03	\$ 28,932.59
Total OPERATING ASSETS:	\$ 135,082.62	\$ 106,150.03	\$ 28,932.59
CURRENT ASSETS			
14-1400-00-00 Accounts Receivable	\$ 5,675.13	\$ -	\$ 5,675.13
Total CURRENT ASSETS:	\$ 5,675.13	\$ -	\$ 5,675.13
Total Assets:	\$ 140,757.75	\$ 106,150.03	\$ 34,607.72
Liabilities & Equity			
CURRENT LIABILITIES			
20-2000-00-00 Accounts Payable	\$ -	\$ 8,796.06	\$ (8,796.06)
20-2015-00-00 PPD Maintenance Fees	\$ -	27,834.63	(27,834.63)
Total CURRENT LIABILITIES:	\$ -	\$ 36,630.69	\$ (36,630.69)
OPERATING EQUITY			
30-3900-01-00 Retained Earnings - Mart 1	\$ (10,147.15)	\$ (10,147.15)	\$ -
30-3900-02-00 Retained Earnings - Mart 2	17,290.28	17,290.28	-
30-3900-03-00 Retained Earnings - Mart 3	(1,906.15)	(1,906.15)	-
Total OPERATING EQUITY:	\$ 5,236.98	\$ 5,236.98	\$ -
Net Income / (Loss)	\$ 135,520.77	\$ 64,282.36	\$ 71,238.41
Total Liabilities & Equity:	\$ 140,757.75	\$ 106,150.03	\$ 34,607.72

	Current Balance at 7/31/2025	Prior Month Balance at 06/30/2025	Change
Assets			
MART 1 RESERVE ASSETS			
11-1210-01-00 VNB RSV 1 1963	\$ 68,819.58	\$ 63,515.61	\$ 5,303.97
Total MART 1 RESERVE ASSETS:	\$ 68,819.58	\$ 63,515.61	\$ 5,303.97
MART 2 RESERVE ASSETS			
12-1211-02-00 VNB RSV 2 1971	\$ 68,978.38	\$ 63,631.43	\$ 5,346.95
Total MART 2 RESERVE ASSETS:	\$ 68,978.38	\$ 63,631.43	\$ 5,346.95
MART 3 RESERVE ASSETS			
13-1212-03-00 VNB RSV 3 1998	\$ 66,318.18	\$ 59,829.18	\$ 6,489.00
Total MART 3 RESERVE ASSETS:	\$ 66,318.18	\$ 59,829.18	\$ 6,489.00
Total Assets:	\$ 204,116.14	\$ 186,976.22	\$ 17,139.92
Liabilities & Equity			
MART 1 RESERVE EQUITY			
25-2502-01-00 RSV - Unallocated Interest - Mart 1	\$ 2,897.83	\$ 7,797.44	\$ (4,899.61)
25-3002-01-00 RSV - Painting Mart 1	-	(13,413.39)	13,413.39
25-3003-01-00 RSV 1 - Roof Mart 1	44,790.11	41,270.86	3,519.25
25-3004-01-00 RSV - Garage Roof - Mart 1	21,131.64	20,141.64	990.00
25-3005-01-00 RSV - Storage Mart 1	-	7,719.06	(7,719.06)
Total MART 1 RESERVE EQUITY:	\$ 68,819.58	\$ 63,515.61	\$ 5,303.97
MART 2 RESERVE EQUITY			
26-2602-02-00 RSV - Unallocated Interest - Mart 2	\$ 2,972.13	\$ 8,066.94	\$ (5,094.81)
26-3002-02-00 RSV - Painting Mart 2	-	(11,014.92)	11,014.92
26-3003-02-00 RSV 1 - Roof Mart 2	47,280.15	43,748.40	3,531.75
26-3004-02-00 RSV - Garage Roof - Mart 2	21,461.98	20,497.98	964.00
26-3005-02-00 RSV - Storage Mart 2	-	5,068.91	(5,068.91)
26-3009-02-00 RSV - Fire Equipment - Mart 2	(2,735.88)	(2,735.88)	-
Total MART 2 RESERVE EQUITY:	\$ 68,978.38	\$ 63,631.43	\$ 5,346.95
MART 3 RESERVE EQUITY			
27-2502-03-00 RSV - Unallocated Interest - Mart 3	\$ -	\$ 6,286.04	\$ (6,286.04)
27-3002-03-00 RSV - Painting Mart 3	(2,529.33)	(12,613.98)	10,084.65
27-3003-03-00 RSV 1 - Roof Mart 3	35,298.76	31,539.51	3,759.25
27-3004-03-00 RSV - Garage Roof - Mart 3	23,548.75	21,757.50	1,791.25
27-3005-03-00 RSV - Storage Mart 3	-	2,860.11	(2,860.11)
27-3009-03-00 RSV - Fire Equipment - Mart 3	10,000.00	10,000.00	-
Total MART 3 RESERVE EQUITY:	\$ 66,318.18	\$ 59,829.18	\$ 6,489.00
Net Income / (Loss)	\$ -	\$ -	\$ -
Total Liabilities & Equity:	\$ 204,116.14	\$ 186,976.22	\$ 17,139.92

Assets

OPERATING ASSETS

10-1010-00-00 VNB OP 3468

\$135,082.62

Total OPERATING ASSETS:

\$135,082.62

MART 1 RESERVE ASSETS

11-1210-01-00 VNB RSV 1 1963

68,819.58

Total MART 1 RESERVE ASSETS:

\$68,819.58

MART 2 RESERVE ASSETS

12-1211-02-00 VNB RSV 2 1971

68,978.38

Total MART 2 RESERVE ASSETS:

\$68,978.38

MART 3 RESERVE ASSETS

13-1212-03-00 VNB RSV 3 1998

66,318.18

Total MART 3 RESERVE ASSETS:

\$66,318.18

CURRENT ASSETS

14-1400-00-00 Accounts Receivable

5,675.13

Total CURRENT ASSETS:

\$5,675.13

Total Assets:

\$344,873.89

Liabilities & Equity

MART 1 RESERVE EQUITY

25-2502-01-00 RSV - Unallocated Interest - Mart 1

2,897.83

25-3003-01-00 RSV 1 - Roof Mart 1

44,790.11

25-3004-01-00 RSV - Garage Roof - Mart 1

21,131.64

Total MART 1 RESERVE EQUITY:

\$68,819.58

MART 1 RESERVE EQUITY

26-2602-02-00 RSV - Unallocated Interest - Mart 2

2,972.13

26-3003-02-00 RSV 1 - Roof Mart 2

47,280.15

26-3004-02-00 RSV - Garage Roof - Mart 2

21,461.98

26-3009-02-00 RSV - Fire Equipment - Mart 2

(2,735.88)

Total MART 1 RESERVE EQUITY:

\$68,978.38

MART 3 RESERVE EQUITY

27-3002-03-00 RSV - Painting Mart 3

(2,529.33)

27-3003-03-00 RSV 1 - Roof Mart 3

35,298.76

27-3004-03-00 RSV - Garage Roof - Mart 3

23,548.75

27-3009-03-00 RSV - Fire Equipment - Mart 3

10,000.00

Total MART 3 RESERVE EQUITY:

\$66,318.18

OPERATING EQUITY

30-3900-01-00 Retained Earnings - Mart 1

(10,147.15)

30-3900-02-00 Retained Earnings - Mart 2

17,290.28

30-3900-03-00 Retained Earnings - Mart 3

(1,906.15)

Total OPERATING EQUITY:

\$5,236.98

Net Income Gain / Loss

135,520.77

\$135,520.77

Total Liabilities & Equity:

\$344,873.89

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint/ Rsv Fees - 1	\$31,752.00	\$31,730.75	\$21.25	\$95,256.00	\$95,192.25	\$63.75	\$126,923.00
4025 Late Fees - 1	98.26	-	98.26	133.63	-	133.63	-
4050 Master Assoc Fees - Mart 1	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
TOTAL INCOME	\$55,298.26	\$55,190.50	\$107.76	\$165,733.63	\$165,571.50	\$162.13	\$220,762.00
TOTAL INCOME	\$55,298.26	\$55,190.50	\$107.76	\$165,733.63	\$165,571.50	\$162.13	\$220,762.00
EXPENSES							
ADMINISTRATIVE							
5030 Legal - 1	-	41.67	41.67	-	291.69	291.69	500.00
5110 Audit /Accounting Fees - 1	-	9.72	9.72	98.33	68.04	(30.29)	116.67
5118 Division Filing Fees - 1	-	20.83	20.83	116.50	145.81	29.31	250.00
5457 Office Expense - 1	3.05	83.33	80.28	456.20	583.31	127.11	1,000.00
5458 Website Expense - 1	-	33.33	33.33	-	233.31	233.31	400.00
TOTAL ADMINISTRATIVE	\$3.05	\$188.88	\$185.83	\$671.03	\$1,322.16	\$651.13	\$2,266.67
INSURANCE							
5550 Insurance - Mart 1	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5551 Flood Insurance - Mart 1	-	750.48	750.48	-	5,253.36	5,253.36	9,005.76
TOTAL INSURANCE	\$-	\$4,583.81	\$4,583.81	\$450.00	\$32,086.67	\$31,636.67	\$55,005.76
UTILITIES							
5801 Electricity - 1	34.49	69.44	34.95	282.96	486.08	203.12	833.33
5880 Water / Sewer - 1	1,309.59	1,527.78	218.19	10,812.06	10,694.46	(117.60)	18,333.33
TOTAL UTILITIES	\$1,344.08	\$1,597.22	\$253.14	\$11,095.02	\$11,180.54	\$85.52	\$19,166.66
MAINTENANCE							
6201 General Maintenance - 1	150.00	1,359.67	1,209.67	8,094.23	9,517.69	1,423.46	16,316.00
6202 Fire Equipment Repairs - 1	-	138.89	138.89	3,415.33	972.23	(2,443.10)	1,666.67
6203 Fire Alarm / Exting Service - 1	120.00	277.75	157.75	2,681.40	1,944.25	(737.15)	3,333.00
6205 Janitorial - Contract 1	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6206 Roof Cleaning - Contract 1	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6209 Lighting - 1	816.67	-	(816.67)	816.67	-	(816.67)	-
TOTAL MAINTENANCE	\$1,486.67	\$2,426.31	\$939.64	\$17,807.63	\$16,984.17	(\$823.46)	\$29,115.67
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - 1	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9005 Transfer to Reserves - 1	5,166.50	5,166.50	-	15,499.50	15,499.50	-	20,666.00
TOTAL RESERVE/MASTER TRANSFERS	\$28,626.25	\$28,626.25	\$-	\$85,878.75	\$85,878.75	\$-	\$114,505.00
TOTAL EXPENSES	\$31,460.05	\$37,422.47	\$5,962.42	\$115,902.43	\$147,452.29	\$31,549.86	\$220,059.76
NET ORDINARY INCOME	\$23,838.21	\$17,768.03	\$6,070.18	\$49,831.20	\$18,119.21	\$31,711.99	\$702.24

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - 2	\$31,752.00	\$31,745.00	\$7.00	\$95,256.00	\$95,235.00	\$21.00	\$126,980.00
4025 Late Fees - 2	59.50	-	59.50	59.50	-	59.50	-
4050 Master Assoc Fees - Mart 2	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
4060 Rental Application Fee - Mart 2	-	-	-	150.00	-	150.00	-
TOTAL INCOME	\$55,259.50	\$55,204.75	\$54.75	\$165,809.50	\$165,614.25	\$195.25	\$220,819.00
TOTAL INCOME	\$55,259.50	\$55,204.75	\$54.75	\$165,809.50	\$165,614.25	\$195.25	\$220,819.00
EXPENSES							
ADMINISTRATIVE							
5030 Legal - 2	-	41.67	41.67	-	291.69	291.69	500.00
5110 Audit /Accounting Fees - 2	-	9.72	9.72	98.33	68.04	(30.29)	116.67
5118 Division Filing Fee - 2	-	20.83	20.83	20.50	145.81	125.31	250.00
5457 Office Expense - 2	3.05	83.33	80.28	458.34	583.31	124.97	1,000.00
5458 Website Expense - 2	-	33.33	33.33	-	233.31	233.31	400.00
TOTAL ADMINISTRATIVE	\$3.05	\$188.88	\$185.83	\$577.17	\$1,322.16	\$744.99	\$2,266.67
INSURANCE							
5550 Insurance - Mart 2	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5551 Flood Insurance - Mart 2	-	727.00	727.00	6,410.00	5,089.00	(1,321.00)	8,724.01
TOTAL INSURANCE	\$-	\$4,560.33	\$4,560.33	\$6,860.00	\$31,922.31	\$25,062.31	\$54,724.01
UTILITIES							
5801 Electricity - 2	30.99	69.44	38.45	222.62	486.08	263.46	833.33
5880 Water / Sewer - 2	1,343.16	1,527.78	184.62	10,711.35	10,694.46	(16.89)	18,333.33
TOTAL UTILITIES	\$1,374.15	\$1,597.22	\$223.07	\$10,933.97	\$11,180.54	\$246.57	\$19,166.66
MAINTENANCE							
6201 General Maintenance - 2	150.00	1,359.67	1,209.67	6,900.73	9,517.69	2,616.96	16,316.00
6202 Fire Equipment Repairs - 2	-	138.89	138.89	5,465.93	972.23	(4,493.70)	1,666.67
6203 Fire Alarm / Exting Service - 2	120.00	277.75	157.75	2,681.40	1,944.25	(737.15)	3,333.00
6205 Janitorial - Contract 2	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6206 Roof Cleaning - Contract 2	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6209 Lighting - 2	816.67	-	(816.67)	816.67	-	(816.67)	-
TOTAL MAINTENANCE	\$1,486.67	\$2,426.31	\$939.64	\$18,664.73	\$16,984.17	(\$1,680.56)	\$29,115.67
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - 2	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9005 Transfer to Reserves - 2	5,209.50	5,209.50	-	15,628.50	15,628.50	-	20,838.00
TOTAL RESERVE/MASTER TRANSFERS	\$28,669.25	\$28,669.25	\$-	\$86,007.75	\$86,007.75	\$-	\$114,677.00
TOTAL EXPENSES	\$31,533.12	\$37,441.99	\$5,908.87	\$123,043.62	\$147,416.93	\$24,373.31	\$219,950.01
NET ORDINARY INCOME	\$23,726.38	\$17,762.76	\$5,963.62	\$42,765.88	\$18,197.32	\$24,568.56	\$868.99

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
4000 Maint / Rsv Fees - 3	\$32,952.00	\$32,937.75	\$14.25	\$98,856.00	\$98,813.25	\$42.75	\$131,751.00
4010 Background Check - Mart 3	-	-	-	200.00	-	200.00	-
4050 Master Assoc Fees - Mart 3	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
4060 Rental Application Fee - Mart 3	-	-	-	450.00	-	450.00	-
TOTAL INCOME	\$56,400.00	\$56,397.50	\$2.50	\$169,850.00	\$169,192.50	\$657.50	\$225,590.00
TOTAL INCOME	\$56,400.00	\$56,397.50	\$2.50	\$169,850.00	\$169,192.50	\$657.50	\$225,590.00
EXPENSES							
ADMINISTRATIVE							
5030 Legal - 3	-	41.67	41.67	-	291.69	291.69	500.00
5110 Audit /Accounting Fees - 3	-	9.72	9.72	98.34	68.04	(30.30)	116.66
5118 Division Filing Fee - 3	-	20.83	20.83	116.25	145.81	29.56	250.00
5457 Office Expense - 3	16.01	83.33	67.32	686.80	583.31	(103.49)	1,000.00
5458 Website Expense - 3	-	33.33	33.33	-	233.31	233.31	400.00
TOTAL ADMINISTRATIVE	\$16.01	\$188.88	\$172.87	\$901.39	\$1,322.16	\$420.77	\$2,266.66
INSURANCE							
5550 Insurance - Mart 3	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5551 Flood Insurance - Mart 3	-	814.19	814.19	-	5,699.33	5,699.33	9,770.23
TOTAL INSURANCE	\$-	\$4,647.52	\$4,647.52	\$450.00	\$32,532.64	\$32,082.64	\$55,770.23
UTILITIES							
5801 Electricity - 3	96.67	69.45	(27.22)	701.39	486.15	(215.24)	833.34
5880 Water / Sewer - 3	1,309.59	1,527.78	218.19	10,398.03	10,694.46	296.43	18,333.34
TOTAL UTILITIES	\$1,406.26	\$1,597.23	\$190.97	\$11,099.42	\$11,180.61	\$81.19	\$19,166.68
MAINTENANCE							
6201 General Maintenance - 3	150.00	1,359.67	1,209.67	7,808.16	9,517.69	1,709.53	16,316.00
6202 Fire Equipment Repairs - 3	-	138.89	138.89	10,917.53	972.23	(9,945.30)	1,666.66
6203 Fire Alarm / Exting Service - 3	120.00	277.83	157.83	2,681.40	1,944.81	(736.59)	3,334.00
6205 Janitorial - Contract 3	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6206 Roof Cleaning - Contract 3	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6209 Lighting - 3	816.66	-	(816.66)	816.66	-	(816.66)	-
TOTAL MAINTENANCE	\$1,486.66	\$2,426.39	\$939.73	\$25,023.75	\$16,984.73	(\$8,039.02)	\$29,116.66
RESERVE/MASTER TRANSFERS							
9001 Master Assoc Transfer Exp - 3	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9005 Transfer to Reserves - 3	6,357.50	6,357.50	-	19,072.50	19,072.50	-	25,430.00
TOTAL RESERVE/MASTER TRANSFERS	\$29,817.25	\$29,817.25	\$-	\$89,451.75	\$89,451.75	\$-	\$119,269.00
TOTAL EXPENSES	\$32,726.18	\$38,677.27	\$5,951.09	\$126,926.31	\$151,471.89	\$24,545.58	\$225,589.23
NET ORDINARY INCOME	\$23,673.82	\$17,720.23	\$5,953.59	\$42,923.69	\$17,720.61	\$25,203.08	\$0.77

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
INCOME							
4000-01-00 Maint/ Rsv Fees - 1	\$31,752.00	\$31,730.75	\$21.25	\$95,256.00	\$95,192.25	\$63.75	\$126,923.00
4000-02-00 Maint / Rsv Fees - 2	31,752.00	31,745.00	7.00	95,256.00	95,235.00	21.00	126,980.00
4000-03-00 Maint / Rsv Fees - 3	32,952.00	32,937.75	14.25	98,856.00	98,813.25	42.75	131,751.00
4010-03-00 Background Check - Mart 3	-	-	-	200.00	-	200.00	-
4025-01-00 Late Fees - 1	98.26	-	98.26	133.63	-	133.63	-
4025-02-00 Late Fees - 2	59.50	-	59.50	59.50	-	59.50	-
4050-01-00 Master Assoc Fees - Mart 1	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
4050-02-00 Master Assoc Fees - Mart 2	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
4050-03-00 Master Assoc Fees - Mart 3	23,448.00	23,459.75	(11.75)	70,344.00	70,379.25	(35.25)	93,839.00
4060-02-00 Rental Application Fee - Mart 2	-	-	-	150.00	-	150.00	-
4060-03-00 Rental Application Fee - Mart 3	-	-	-	450.00	-	450.00	-
Total INCOME	\$166,957.76	\$166,792.75	\$165.01	\$501,393.13	\$500,378.25	\$1,014.88	\$667,171.00
Total OPERATING INCOME	\$166,957.76	\$166,792.75	\$165.01	\$501,393.13	\$500,378.25	\$1,014.88	\$667,171.00
OPERATING EXPENSE							
ADMINISTRATIVE							
5030-01-00 Legal - 1	-	41.67	41.67	-	291.69	291.69	500.00
5030-02-00 Legal - 2	-	41.67	41.67	-	291.69	291.69	500.00
5030-03-00 Legal - 3	-	41.67	41.67	-	291.69	291.69	500.00
5110-01-00 Audit /Accounting Fees - 1	-	9.72	9.72	98.33	68.04	(30.29)	116.67
5110-02-00 Audit /Accounting Fees - 2	-	9.72	9.72	98.33	68.04	(30.29)	116.67
5110-03-00 Audit /Accounting Fees - 3	-	9.72	9.72	98.34	68.04	(30.30)	116.66
5118-01-00 Division Filing Fees - 1	-	20.83	20.83	116.50	145.81	29.31	250.00
5118-02-00 Division Filing Fee - 2	-	20.83	20.83	20.50	145.81	125.31	250.00
5118-03-00 Division Filing Fee - 3	-	20.83	20.83	116.25	145.81	29.56	250.00
5457-01-00 Office Expense - 1	3.05	83.33	80.28	456.20	583.31	127.11	1,000.00
5457-02-00 Office Expense - 2	3.05	83.33	80.28	458.34	583.31	124.97	1,000.00
5457-03-00 Office Expense - 3	16.01	83.33	67.32	686.80	583.31	(103.49)	1,000.00
5458-01-00 Website Expense - 1	-	33.33	33.33	-	233.31	233.31	400.00
5458-02-00 Website Expense - 2	-	33.33	33.33	-	233.31	233.31	400.00
5458-03-00 Website Expense - 3	-	33.33	33.33	-	233.31	233.31	400.00
Total ADMINISTRATIVE	\$22.11	\$566.64	\$544.53	\$2,149.59	\$3,966.48	\$1,816.89	\$6,800.00
INSURANCE							
5550-01-00 Insurance - Mart 1	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5550-02-00 Insurance - Mart 2	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5550-03-00 Insurance - Mart 3	-	3,833.33	3,833.33	450.00	26,833.31	26,383.31	46,000.00
5551-01-00 Flood Insurance - Mart 1	-	750.48	750.48	-	5,253.36	5,253.36	9,005.76
5551-02-00 Flood Insurance - Mart 2	-	727.00	727.00	6,410.00	5,089.00	(1,321.00)	8,724.01
5551-03-00 Flood Insurance - Mart 3	-	814.19	814.19	-	5,699.33	5,699.33	9,770.23
Total INSURANCE	\$-	\$13,791.66	\$13,791.66	\$7,760.00	\$96,541.62	\$88,781.62	\$165,500.00
UTILITIES							
5801-01-00 Electricity - 1	34.49	69.44	34.95	282.96	486.08	203.12	833.33
5801-02-00 Electricity - 2	30.99	69.44	38.45	222.62	486.08	263.46	833.33
5801-03-00 Electricity - 3	96.67	69.45	(27.22)	701.39	486.15	(215.24)	833.34
5880-01-00 Water / Sewer - 1	1,309.59	1,527.78	218.19	10,812.06	10,694.46	(117.60)	18,333.33
5880-02-00 Water / Sewer - 2	1,343.16	1,527.78	184.62	10,711.35	10,694.46	(16.89)	18,333.33
5880-03-00 Water / Sewer - 3	1,309.59	1,527.78	218.19	10,398.03	10,694.46	296.43	18,333.34
Total UTILITIES	\$4,124.49	\$4,791.67	\$667.18	\$33,128.41	\$33,541.69	\$413.28	\$57,500.00
MAINTENANCE							
6201-01-00 General Maintenance - 1	150.00	1,359.67	1,209.67	8,094.23	9,517.69	1,423.46	16,316.00
6201-02-00 General Maintenance - 2	150.00	1,359.67	1,209.67	6,900.73	9,517.69	2,616.96	16,316.00
6201-03-00 General Maintenance - 3	150.00	1,359.67	1,209.67	7,808.16	9,517.69	1,709.53	16,316.00
6202-01-00 Fire Equipment Repairs - 1	-	138.89	138.89	3,415.33	972.23	(2,443.10)	1,666.67
6202-02-00 Fire Equipment Repairs - 2	-	138.89	138.89	5,465.93	972.23	(4,493.70)	1,666.67
6202-03-00 Fire Equipment Repairs - 3	-	138.89	138.89	10,917.53	972.23	(9,945.30)	1,666.66
6203-01-00 Fire Alarm / Exting Service - 1	120.00	277.75	157.75	2,681.40	1,944.25	(737.15)	3,333.00

Income Statement - Operating

The Martinique at Tarpon Cove Condo Assn., Inc.

07/31/2025

Date: 8/8/2025

Time: 12:07 am

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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
6203-02-00 Fire Alarm / Exting Service - 2	\$120.00	\$277.75	\$157.75	\$2,681.40	\$1,944.25	(\$737.15)	\$3,333.00
6203-03-00 Fire Alarm / Exting Service - 3	120.00	277.83	157.83	2,681.40	1,944.81	(736.59)	3,334.00
6205-01-00 Janitorial - Contract 1	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6205-02-00 Janitorial - Contract 2	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6205-03-00 Janitorial - Contract 3	400.00	400.00	-	2,800.00	2,800.00	-	4,800.00
6206-01-00 Roof Cleaning - Contract 1	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6206-02-00 Roof Cleaning - Contract 2	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6206-03-00 Roof Cleaning - Contract 3	-	250.00	250.00	-	1,750.00	1,750.00	3,000.00
6209-01-00 Lighting - 1	816.67	-	(816.67)	816.67	-	(816.67)	-
6209-02-00 Lighting - 2	816.67	-	(816.67)	816.67	-	(816.67)	-
6209-03-00 Lighting - 3	816.66	-	(816.66)	816.66	-	(816.66)	-
Total MAINTENANCE	\$4,460.00	\$7,279.01	\$2,819.01	\$61,496.11	\$50,953.07	(\$10,543.04)	\$87,348.00
RESERVE/MASTER TRANSFERS							
9001-01-00 Master Assoc Transfer Exp - 1	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9001-02-00 Master Assoc Transfer Exp - 2	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9001-03-00 Master Assoc Transfer Exp - 3	23,459.75	23,459.75	-	70,379.25	70,379.25	-	93,839.00
9005-01-00 Transfer to Reserves - 1	5,166.50	5,166.50	-	15,499.50	15,499.50	-	20,666.00
9005-02-00 Transfer to Reserves - 2	5,209.50	5,209.50	-	15,628.50	15,628.50	-	20,838.00
9005-03-00 Transfer to Reserves - 3	6,357.50	6,357.50	-	19,072.50	19,072.50	-	25,430.00
Total RESERVE/MASTER TRANSFERS	\$87,112.75	\$87,112.75	\$-	\$261,338.25	\$261,338.25	\$0.00	\$348,451.00
Total OPERATING EXPENSE	\$95,719.35	\$113,541.73	\$17,822.38	\$365,872.36	\$446,341.11	\$80,468.75	\$665,599.00
Net Income:	\$71,238.41	\$53,251.02	\$17,987.39	\$135,520.77	\$54,037.14	\$81,483.63	\$1,572.00