

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

	Jan 31, 19	Dec 31, 18	\$ Change
<b>ASSETS</b>			
Current Assets			
Checking/Savings			
1xxx · OPERATING			
1000 · TCCA Operating	221,712.52	83,747.24	137,965.28
Total 1xxx · OPERATING	221,712.52	83,747.24	137,965.28
11xx · RESERVE			
1100 · TCCA Reserve Iberia	28,339.06	24,514.11	3,824.95
1101 · Centennial Bank Reserve	485.21	485.11	0.10
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	234,800.18	230,975.13	3,825.05
Total Checking/Savings	456,512.70	314,722.37	141,790.33
Total Current Assets	456,512.70	314,722.37	141,790.33
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
<b>TOTAL ASSETS</b>	<b>461,053.46</b>	<b>319,263.13</b>	<b>141,790.33</b>
<b>LIABILITIES &amp; EQUITY</b>			
Liabilities			
Current Liabilities			
Accounts Payable			
20000 · Accounts Payable	40,718.25	15,349.13	25,369.12
Total Accounts Payable	40,718.25	15,349.13	25,369.12
Other Current Liabilities			
2309 · Accrued Expenses	0.00	18,607.00	-18,607.00
Total Other Current Liabilities	0.00	18,607.00	-18,607.00
Total Current Liabilities	40,718.25	33,956.13	6,762.12
Total Liabilities	40,718.25	33,956.13	6,762.12
Equity			
3xxx · RESERVE EQUITY			
3001 · Audit Reserve	6,000.00	6,000.00	0.00
3002 · Capital Improvements	931.00	0.00	931.00
3005 · Drinking Fountain Reserve	3,232.93	3,170.43	62.50
3006 · Entry Gates Reserve	10,285.84	10,274.94	10.90
3007 · Equipment/Pump Reserve	20,643.48	20,453.73	189.75

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Accrual Basis

**Tarpon Cove Community Association, Inc.**  
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	Jan 31, 19	Dec 31, 18	\$ Change
3008 · Fountain Reserve	20,667.34	20,048.34	619.00
3009 · Clubhouse Furniture Reserve	222.50	0.00	222.50
3010 · Guard Furniture/Computer	3,409.37	3,212.62	196.75
3011 · Irrigation System Reserve	11,497.74	11,625.24	-127.50
3012 · Painting Reserve	9,000.22	9,000.22	0.00
3013 · Paving Reserve	30,660.51	30,240.51	420.00
3014 · Pool Reserve	24,715.13	24,267.88	447.25
3015 · Pool Fence Reserve	9,204.07	8,899.07	305.00
3016 · Pool/Clubhouse Furnt. Res	15,956.21	15,509.21	447.00
3017 · Pool Heater Reserve	18,001.43	17,885.39	116.04
3018 · Roof Reserve	14,714.44	14,695.44	19.00
3020 · Stormdrain Reserve	25,839.14	25,702.64	136.50
3021 · Video Camera Reserve	8,841.18	8,841.18	0.00
3022 · Unallocated Interest	184.09	183.40	0.69
<b>Total 3xxx · RESERVE EQUITY</b>	<b>234,006.62</b>	<b>230,010.24</b>	<b>3,996.38</b>
<b>3200 · Operating Fund Balance</b>	<b>55,296.76</b>	<b>82,845.76</b>	<b>-27,549.00</b>
<b>Net Income</b>	<b>131,031.83</b>	<b>-27,549.00</b>	<b>158,580.83</b>
<b>Total Equity</b>	<b>420,335.21</b>	<b>285,307.00</b>	<b>135,028.21</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>461,053.46</b>	<b>319,263.13</b>	<b>141,790.33</b>

Tarpon Cove Community Association, Inc.

Profit & Loss Budget Performance

January 2019

	Jan 19	Budget	\$ Over Budget	Jan 19	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
4xxx - INCOME							
4000 - Association Fees	262,406	262,407	-1	262,406	262,407	-1	1,049,626
4035 - Working Capital Fees	700	0	700	700	0	700	0
4080 - Bar Code	465	0	465	465	0	465	0
<b>Total 4xxx - INCOME</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>1,049,626</b>
<b>Total Income</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>1,049,626</b>
<b>Gross Profit</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>263,571</b>	<b>262,407</b>	<b>1,165</b>	<b>1,049,626</b>
<b>Expense</b>							
60xx - ADMINISTRATIVE							
6005 - Legal Expense	0	625	-625	0	625	-625	7,500
6007 - Division Filing Fees	0	5	-5	0	5	-5	61
6009 - Auditing/Accounting Fees	2,050	2,050	0	2,050	2,050	0	24,600
6011 - Office Expense	670	250	420	670	250	420	3,000
6013 - Website Expense	0	83	-83	0	83	-83	1,000
6015 - Insurance	0	1,073	-1,073	0	1,073	-1,073	12,878
6020 - Property Management	6,460	6,460	0	6,460	6,460	0	77,520
<b>Total 60xx - ADMINISTRATIVE</b>	<b>9,180</b>	<b>10,547</b>	<b>-1,367</b>	<b>9,180</b>	<b>10,547</b>	<b>-1,367</b>	<b>126,559</b>
62xx - MAINTENANCE							
6201 - General Maintenance	4,450	1,667	2,784	4,450	1,667	2,784	20,000
6205 - Janitorial Contract	0	1,061	-1,061	0	1,061	-1,061	12,732
6209 - Pest Control	3,625	1,625	2,000	3,625	1,625	2,000	19,500
6218 - Lake Expenses	367	417	-49	367	417	-49	5,000
6220 - Fountain Maintenance	612	125	487	612	125	487	1,500
6221 - Exotic Maintenance	5,285	1,762	3,523	5,285	1,762	3,523	21,140
6229 - Community Room	4,286	0	4,286	4,286	0	4,286	0
<b>Total 62xx - MAINTENANCE</b>	<b>18,625</b>	<b>6,656</b>	<b>11,969</b>	<b>18,625</b>	<b>6,656</b>	<b>11,969</b>	<b>79,872</b>
63xx - LANDSCAPING							
6300 - Grounds Maintenance	18,607	18,607	0	18,607	18,607	0	223,284
6310 - Hardwood Trimming	0	1,500	-1,500	0	1,500	-1,500	18,000
6315 - Irrigation Repairs	2,274	833	1,440	2,274	833	1,440	10,000
6325 - Palm Trimming	0	2,917	-2,917	0	2,917	-2,917	35,000
6327 - Tree & Shrub Replacement	2,322	3,333	-1,011	2,322	3,333	-1,011	40,000
6328 - Mulch	37,972	40,000	-2,028	37,972	40,000	-2,028	40,000
6329 - Weed Control	0	600	-600	0	600	-600	7,200
<b>Total 63xx - LANDSCAPING</b>	<b>61,175</b>	<b>67,790</b>	<b>-6,616</b>	<b>61,175</b>	<b>67,790</b>	<b>-6,616</b>	<b>373,484</b>
64xx - POOL EXPENSES							
6400 - Pool/Spa Maintenance Contract	900	900	0	900	900	0	10,800
6410 - Pool Repairs	516	750	-234	516	750	-234	9,000
6425 - Pool Permit	0	135	-135	0	135	-135	1,625
<b>Total 64xx - POOL EXPENSES</b>	<b>1,416</b>	<b>1,785</b>	<b>-369</b>	<b>1,416</b>	<b>1,785</b>	<b>-369</b>	<b>21,425</b>
66xx - UTILITIES							
6601 - Electric	4,135	3,333	802	4,135	3,333	802	40,000
6604 - Telephone	0	417	-417	0	417	-417	5,000
6605 - Water/Sewer	563	642	-78	563	642	-78	7,700
6609 - Trash Removal	4,637	3,751	886	4,637	3,751	886	45,013
6611 - Irrigation Water	1,910	2,333	-423	1,910	2,333	-423	28,000
6620 - Cable TV	25,974	25,240	734	25,974	25,240	734	302,877
<b>Total 66xx - UTILITIES</b>	<b>37,220</b>	<b>35,716</b>	<b>1,504</b>	<b>37,220</b>	<b>35,716</b>	<b>1,504</b>	<b>428,590</b>
<b>Total Expense</b>	<b>127,615</b>	<b>122,494</b>	<b>5,121</b>	<b>127,615</b>	<b>122,494</b>	<b>5,121</b>	<b>1,029,930</b>
<b>Net Ordinary Income</b>	<b>135,956</b>	<b>139,912</b>	<b>-3,957</b>	<b>135,956</b>	<b>139,912</b>	<b>-3,957</b>	<b>19,696</b>
<b>Other Income/Expense</b>							
<b>Other Expense</b>							
9xxx - TRANSFER EXPENSES							
9005 - Reserve Transfer	4,924	4,924	0	4,924	4,924	0	19,696
<b>Total 9xxx - TRANSFER EXPENSES</b>	<b>4,924</b>	<b>4,924</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>4,924</b>	<b>4,924</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>-4,924</b>	<b>-4,924</b>	<b>0</b>	<b>-4,924</b>	<b>-4,924</b>	<b>0</b>	<b>-19,696</b>
<b>Net Income</b>	<b>131,032</b>	<b>134,988</b>	<b>-3,957</b>	<b>131,032</b>	<b>134,988</b>	<b>-3,957</b>	<b>-0</b>