

# WIGGINS BAY FOUNDATION, INC.

FINANCIAL REPORT FOR PERIOD ENDING

June 30, 2023

(ALL ACCOUNT BALANCES ARE UNAUDITED)

Wiggins Bay Foundation, Inc.

Balance Sheet  
As of 06/30/23

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
CURRENT ASSETS					
10005	Centennial Bank-OP #5992	524,828.65			524,828.65
10011	Valley National Bank-OP#2900	74,338.66			74,338.66
		<u>599,167.31</u>	<u>.00</u>	<u>.00</u>	<u>599,167.31</u>
RESERVE ASSETS					
12005	Centennial Reserve #6021		343,358.95		343,358.95
		<u>.00</u>	<u>343,358.95</u>	<u>.00</u>	<u>343,358.95</u>
ACCOUNTS RECEIVABLE					
10300	Accounts Receivable	1,924.18			1,924.18
		<u>1,924.18</u>	<u>.00</u>	<u>.00</u>	<u>1,924.18</u>
OTHER ASSETS					
10500	Prepaid Insurance	4,920.34			4,920.34
10506	Prepaid Water & Sewer	1,633.82			1,633.82
19010	Utility Deposits	310.00			310.00
		<u>6,864.16</u>	<u>.00</u>	<u>.00</u>	<u>6,864.16</u>
	<b>TOTAL ASSETS</b>	<u>607,955.65</u>	<u>343,358.95</u>	<u>.00</u>	<u>951,314.60</u>
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LIABILITIES & EQUITY					
CURRENT LIABILITIES					
20000	Accounts Payable	52,133.63			52,133.63
20100	Prepaid Owner Assessments	20,337.96			20,337.96
20150	Deferred Assessments	502,605.50			502,605.50
		<u>575,077.09</u>	<u>.00</u>	<u>.00</u>	<u>575,077.09</u>
RESERVES POOLED					
	Deferred Liab. - Replacement		336,543.60		336,543.60
30800	Reserve- Interest		6,815.35		6,815.35
		<u>.00</u>	<u>343,358.95</u>	<u>.00</u>	<u>343,358.95</u>
FUND BALANCE					
38880	Fund Balance	77,757.09			77,757.09
	Current Year Net Income/(Loss)	(44,878.53)	.00	.00	(44,878.53)
		<u>32,878.56</u>	<u>.00</u>	<u>.00</u>	<u>32,878.56</u>
	<b>TOTAL LIAB. &amp; FUND BALANCE</b>	<u>607,955.65</u>	<u>343,358.95</u>	<u>.00</u>	<u>951,314.60</u>
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# Wiggins Bay Foundation, Inc.

Income/Expense Statement  
Period: 06/01/23 to 06/30/23

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>INCOME</b>								
40000	Owner Assessments	83,734.75	83,734.75	.00	502,408.50	502,408.50	.00	1,004,817.00
40002	Reserve Income	.00	.00	.00	42,603.00	42,603.00	.00	42,603.00
40011	Late Fees	.00	.00	.00	725.00	.00	725.00	.00
40025	Return Check Fee Income	.00	.00	.00	20.00	.00	20.00	.00
40063	Undeveloped Property Tract	.00	.00	.00	1,789.00	1,789.00	.00	1,789.00
40068	Bar Code/Key Access	.00	.00	.00	2,491.00	.00	2,491.00	.00
40078	Late Fee Interest	.00	.00	.00	2,338.75	.00	2,338.75	.00
40079	Tarpon Club	.00	.00	.00	5,347.00	5,347.00	.00	5,347.00
40080	Interest Income	331.05	.00	331.05	1,572.25	.00	1,572.25	.00
40081	Reserve Interest	774.34	.00	774.34	4,232.17	.00	4,232.17	.00
41015	Dock Owners	.00	.00	.00	495.00	495.00	.00	495.00
	<b>TOTAL INCOME</b>	84,840.14	83,734.75	1,105.39	564,021.67	552,642.50	11,379.17	1,055,051.00
<b>EXPENSES</b>								
<b>ADMINISTRATIVE</b>								
50015	Bank Charges	15.00	16.66	1.66	140.00	99.96	(40.04)	200.00
50045	Legal Fees	.00	167.00	167.00	.00	1,002.00	1,002.00	2,000.00
50050	License,Taxes,Permit	.00	.00	.00	.00	395.00	395.00	395.00
50053	Division & Corp Fees	.00	.00	.00	91.25	61.00	(30.25)	61.00
50075	Office Supplies & Expense	771.75	771.75	.00	5,551.98	4,630.50	(921.48)	9,261.00
50125	Website Expense	500.00	108.33	(391.67)	1,800.00	649.98	(1,150.02)	1,300.00
50127	Contingency	79.88	50.00	(29.88)	479.28	300.00	(179.28)	600.00
50150	Audit	.00	375.00	375.00	.00	2,250.00	2,250.00	4,500.00
	<b>ADMINISTRATIVE</b>	1,366.63	1,488.74	122.11	8,062.51	9,388.44	1,325.93	18,317.00
<b>INSURANCE</b>								
52030	Insurance	869.04	833.33	(35.71)	5,178.05	4,999.98	(178.07)	10,000.00
	<b>INSURANCE</b>	869.04	833.33	(35.71)	5,178.05	4,999.98	(178.07)	10,000.00
<b>UTILITIES</b>								
54050	Electric - Guardhouse	262.14	237.50	(24.64)	1,554.65	1,425.00	(129.65)	2,850.00
54052	Electric - Irrigation	25.66	29.16	3.50	154.57	174.96	20.39	350.00
54070	Water & Sewer	152.94	83.33	(69.61)	695.22	499.98	(195.24)	1,000.00
54072	Water & Sewer - Irrigation	6,443.74	6,666.66	222.92	42,437.47	39,999.96	(2,437.51)	80,000.00
54100	Telephone	211.17	216.66	5.49	1,273.21	1,299.96	26.75	2,600.00
	<b>UTILITIES</b>	7,095.65	7,233.31	137.66	46,115.12	43,399.86	(2,715.26)	86,800.00

Wiggins Bay Foundation, Inc.

Income/Expense Statement  
 Period: 06/01/23 to 06/30/23

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
CONTRACTS								
60013	Cable Television	41,956.38	41,375.00	(581.38)	250,671.68	248,250.00	(2,421.68)	496,500.00
60065	Gate Maint Contract	.00	229.16	229.16	.00	1,374.96	1,374.96	2,750.00
60075	Janitorial Services	550.00	333.33	(216.67)	1,650.00	1,999.98	349.98	4,000.00
60085	Lake Maintenance	442.84	458.33	15.49	3,675.39	2,749.98	(925.41)	5,500.00
60090	Lawn Maintenance	2,975.70	2,975.66	(.04)	17,854.20	17,853.96	(.24)	35,708.00
61000	Management Services	2,511.58	2,511.58	.00	15,069.48	15,069.48	.00	30,139.00
61010	Extermination	.00	29.50	29.50	189.39	177.00	(12.39)	354.00
61045	Security Services	18,931.81	18,750.00	(181.81)	112,946.99	112,500.00	(446.99)	225,000.00
61050	Access Control Software	.00	704.16	704.16	.00	4,224.96	4,224.96	8,450.00
61055	Preserve Maintenance	.00	183.33	183.33	.00	1,099.98	1,099.98	2,200.00
	CONTRACTS	67,368.31	67,550.05	181.74	402,057.13	405,300.30	3,243.17	810,601.00
REPAIRS/MAINTENANCE								
70050	Entry & Gate Maintenance	.00	333.33	333.33	3,730.67	1,999.98	(1,730.69)	4,000.00
70058	Pavers & Wall Maintenance	.00	333.33	333.33	1,505.00	1,999.98	494.98	4,000.00
70060	Repairs & Maint- General	692.77	625.00	(67.77)	3,982.12	3,750.00	(232.12)	7,500.00
70068	Street/Accent Light Maint/Rpr	.00	250.00	250.00	1,386.99	1,500.00	113.01	3,000.00
70130	Fly Treatment	730.00	352.50	(377.50)	730.00	2,115.00	1,385.00	4,230.00
70135	Landscape Extras	4,320.85	1,666.66	(2,654.19)	4,710.85	9,999.96	5,289.11	20,000.00
70137	Sprinkler Maintenance	586.25	541.66	(44.59)	2,982.05	3,249.96	267.91	6,500.00
70138	Tree Trimming	4,915.00	1,125.00	(3,790.00)	5,165.00	6,750.00	1,585.00	13,500.00
70140	Tree Fertilization	.00	500.00	500.00	.00	3,000.00	3,000.00	6,000.00
70146	Fountain Pumps	.00	42.00	42.00	.00	252.00	252.00	500.00
70165	Decorations	.00	625.00	625.00	3,504.25	3,750.00	245.75	7,500.00
	REPAIRS/MAINTENANCE	11,244.87	6,394.48	(4,850.39)	27,696.93	38,366.88	10,669.95	76,730.00
HURRICANE EXPENSE								
70168	Hurricane Expense	17,446.76	.00	(17,446.76)	72,234.59	.00	(72,234.59)	.00
70200	S/A -Hurr lan Expense	720.70	.00	(720.70)	720.70	.00	(720.70)	.00
	HURRICANE EXPENSE	18,167.46	.00	(18,167.46)	72,955.29	.00	(72,955.29)	.00
RESERVE TRANSFERS								
80000	Reserve Transfers	.00	.00	.00	42,603.00	42,603.00	.00	42,603.00
80001	Reserve - Interest	774.34	.00	(774.34)	4,232.17	.00	(4,232.17)	.00
	RESERVE TRANSFERS	774.34	.00	(774.34)	46,835.17	42,603.00	(4,232.17)	42,603.00
	TOTAL EXPENSES	106,886.30	83,499.91	(23,386.39)	608,900.20	544,058.46	(64,841.74)	1,045,051.00
	Current Year Net Income/(loss)	(22,046.16)	234.84	(22,281.00)	(44,878.53)	8,584.04	(53,462.57)	10,000.00
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# Wiggins Bay Foundation, Inc.

## Reserve Statement As of 06/30/23

		BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENT	AVAILABLE BALANCE
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DEFERRED LIABILITY COMPONENTS

30000	Reserves- Pooled	314,947.81	42,603.00	0.00	357,550.81
30005	Reserves- Asphalt Seal/Rpr	0.00	0.00	985.00	(985.00)
30050	Reserves- Pavers	0.00	0.00	2,150.00	(2,150.00)
30270	Reserves- Infrastructure	0.00	0.00	17,872.21	(17,872.21)
TOTALS		314,947.81	42,603.00	21,007.21	336,543.60
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FUND BALANCE COMPONENTS

30800	Reserve- Interest	2,583.18	4,232.17	0.00	6,815.35
TOTALS		2,583.18	4,232.17	0.00	6,815.35
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