

WIGGINS BAY FOUNDATION, INC.

FINANCIAL REPORT FOR PERIOD ENDING

November 30, 2023

(ALL ACCOUNT BALANCES ARE UNAUDITED)

Wiggins Bay Foundation, Inc.

Balance Sheet
As of 11/30/23

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
CURRENT ASSETS					
10005	Centennial Bank-OP #5992	161,036.80			161,036.80
10008	First Horizon OP#1152	465,213.75			465,213.75
		<u>626,250.55</u>	<u>.00</u>	<u>.00</u>	<u>626,250.55</u>
RESERVE ASSETS					
12005	Centennial Reserve #6021		336,082.04		336,082.04
		<u>.00</u>	<u>336,082.04</u>	<u>.00</u>	<u>336,082.04</u>
ACCOUNTS RECEIVABLE					
10350	AR S/A Hurr Ian	17,200.00			17,200.00
		<u>17,200.00</u>	<u>.00</u>	<u>.00</u>	<u>17,200.00</u>
OTHER ASSETS					
15400	Accts Receivable-Other	3,005.00			3,005.00
10500	Prepaid Insurance	1,431.16			1,431.16
10505	Prepaid Expenses	321.75			321.75
10506	Prepaid Water & Sewer	720.17			720.17
19010	Utility Deposits	310.00			310.00
		<u>5,788.08</u>	<u>.00</u>	<u>.00</u>	<u>5,788.08</u>
	TOTAL ASSETS	<u>649,238.63</u>	<u>336,082.04</u>	<u>.00</u>	<u>985,320.67</u>
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LIABILITIES & EQUITY					
CURRENT LIABILITIES					
20000	Accounts Payable	27,742.91			27,742.91
20100	Prepaid Owner Assessments	17,541.09			17,541.09
20150	Deferred Assessments	83,931.75			83,931.75
20350	Spec Assessment-Hurr Ian	470,516.17			470,516.17
		<u>599,731.92</u>	<u>.00</u>	<u>.00</u>	<u>599,731.92</u>
RESERVES POOLED					
	Deferred Liab. - Replacement		325,038.60		325,038.60
30800	Reserve- Interest		11,043.44		11,043.44
		<u>.00</u>	<u>336,082.04</u>	<u>.00</u>	<u>336,082.04</u>
FUND BALANCE					
38880	Fund Balance	77,757.09			77,757.09
	Current Year Net Income/(Loss)	(28,250.38)	.00	.00	(28,250.38)
		<u>49,506.71</u>	<u>.00</u>	<u>.00</u>	<u>49,506.71</u>
	TOTAL LIAB. & FUND BALANCE	<u>649,238.63</u>	<u>336,082.04</u>	<u>.00</u>	<u>985,320.67</u>
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Wiggins Bay Foundation, Inc.

Income/Expense Statement
Period: 11/01/23 to 11/30/23

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME								
40000	Owner Assessments	83,734.75	83,734.75	.00	921,082.25	921,082.25	.00	1,004,817.00
40002	Reserve Income	.00	.00	.00	42,603.00	42,603.00	.00	42,603.00
40005	Special Assessment-Hurr Ian	83,435.00	.00	83,435.00	188,458.83	.00	188,458.83	.00
40011	Late Fees	.00	.00	.00	750.00	.00	750.00	.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	3,221.00	.00	3,221.00	.00
40078	Late Fee Interest	.00	.00	.00	2,352.33	.00	2,352.33	.00
40079	Tarpon Club	.00	.00	.00	5,347.00	5,347.00	.00	5,347.00
40080	Interest Income	24.60	.00	24.60	2,781.84	.00	2,781.84	.00
40081	Reserve Interest	826.66	.00	826.66	8,460.26	.00	8,460.26	.00
41015	Dock Owners	.00	.00	.00	495.00	495.00	.00	495.00
	TOTAL INCOME	168,021.01	83,734.75	84,286.26	1,177,360.51	971,316.25	206,044.26	1,055,051.00
EXPENSES								
ADMINISTRATIVE								
50015	Bank Charges	.00	16.66	16.66	200.00	183.26	(16.74)	200.00
50045	Legal Fees	.00	167.00	167.00	.00	1,837.00	1,837.00	2,000.00
50050	License,Taxes,Permit	.00	.00	.00	75.00	395.00	320.00	395.00
50053	Division & Corp Fees	.00	.00	.00	91.25	61.00	(30.25)	61.00
50075	Office Supplies & Expense	876.99	771.75	(105.24)	9,597.16	8,489.25	(1,107.91)	9,261.00
50125	Website Expense	.00	108.33	108.33	1,800.00	1,191.63	(608.37)	1,300.00
50127	Contingency	84.31	50.00	(34.31)	1,002.11	550.00	(452.11)	600.00
50150	Audit	.00	375.00	375.00	.00	4,125.00	4,125.00	4,500.00
	ADMINISTRATIVE	961.30	1,488.74	527.44	12,765.52	16,832.14	4,066.62	18,317.00
INSURANCE								
52030	Insurance	868.11	833.33	(34.78)	9,533.25	9,166.63	(366.62)	10,000.00
	INSURANCE	868.11	833.33	(34.78)	9,533.25	9,166.63	(366.62)	10,000.00
UTILITIES								
54050	Electric - Guardhouse	259.81	237.50	(22.31)	2,637.85	2,612.50	(25.35)	2,850.00
54052	Electric - Irrigation	30.01	29.16	(.85)	287.33	320.76	33.43	350.00
54070	Water & Sewer	98.43	83.33	(15.10)	1,608.87	916.63	(692.24)	1,000.00
54072	Water & Sewer - Irrigation	6,689.31	6,666.66	(22.65)	87,961.12	73,333.26	(14,627.86)	80,000.00
54100	Telephone	17.37	216.66	199.29	1,925.22	2,383.26	458.04	2,600.00
	UTILITIES	7,094.93	7,233.31	138.38	94,420.39	79,566.41	(14,853.98)	86,800.00

Wiggins Bay Foundation, Inc.

Income/Expense Statement
 Period: 11/01/23 to 11/30/23

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
CONTRACTS								
60013	Cable Television	42,254.13	41,375.00	(879.13)	461,370.83	455,125.00	(6,245.83)	496,500.00
60065	Gate Maint Contract	.00	229.16	229.16	.00	2,520.76	2,520.76	2,750.00
60075	Janitorial Services	242.00	333.33	91.33	2,992.00	3,666.63	674.63	4,000.00
60085	Lake Maintenance	442.84	458.33	15.49	4,832.60	5,041.63	209.03	5,500.00
60090	Lawn Maintenance	2,975.70	2,975.66	(.04)	32,732.70	32,732.26	(.44)	35,708.00
61000	Management Services	2,511.58	2,511.58	.00	27,627.38	27,627.38	.00	30,139.00
61010	Extermination	63.13	29.50	(33.63)	378.78	324.50	(54.28)	354.00
61045	Security Services	9,274.46	18,750.00	9,475.54	215,940.48	206,250.00	(9,690.48)	225,000.00
61050	Access Control Software	.00	704.16	704.16	.00	7,745.76	7,745.76	8,450.00
61055	Preserve Maintenance	.00	183.33	183.33	.00	2,016.63	2,016.63	2,200.00
	CONTRACTS	57,763.84	67,550.05	9,786.21	745,874.77	743,050.55	(2,824.22)	810,601.00
REPAIRS/MAINTENANCE								
70050	Entry & Gate Maintenance	1,637.84	333.33	(1,304.51)	12,974.05	3,666.63	(9,307.42)	4,000.00
70058	Pavers & Wall Maintenance	1,880.00	333.33	(1,546.67)	4,890.00	3,666.63	(1,223.37)	4,000.00
70060	Repairs & Maint- General	.00	625.00	625.00	6,806.87	6,875.00	68.13	7,500.00
70068	Street/Accent Light Maint/Rpr	670.00	250.00	(420.00)	5,340.14	2,750.00	(2,590.14)	3,000.00
70130	Fly Treatment	.00	352.50	352.50	730.00	3,877.50	3,147.50	4,230.00
70134	Preserve Cleanup	2,200.00	.00	(2,200.00)	2,200.00	.00	(2,200.00)	.00
70135	Landscape Extras	715.00	1,666.66	951.66	7,510.23	18,333.26	10,823.03	20,000.00
70137	Sprinkler Maintenance	1,152.95	541.66	(611.29)	9,097.78	5,958.26	(3,139.52)	6,500.00
70138	Tree Trimming	1,170.00	1,125.00	(45.00)	10,245.00	12,375.00	2,130.00	13,500.00
70140	Tree Fertilization	.00	500.00	500.00	.00	5,500.00	5,500.00	6,000.00
70146	Fountain Repairs	.00	42.00	42.00	1,477.49	462.00	(1,015.49)	500.00
70165	Decorations	3,504.25	625.00	(2,879.25)	7,008.50	6,875.00	(133.50)	7,500.00
70166	Mulch	.00	833.33	833.33	.00	9,166.63	9,166.63	10,000.00
	REPAIRS/MAINTENANCE	12,930.04	7,227.81	(5,702.23)	68,280.06	79,505.91	11,225.85	86,730.00
HURRICANE EXPENSE								
70168	Hurricane Expense	87,878.85	.00	(87,878.85)	222,225.94	.00	(222,225.94)	.00
70200	S/A -Hurr lan Expense	.00	.00	.00	1,447.70	.00	(1,447.70)	.00
	HURRICANE EXPENSE	87,878.85	.00	(87,878.85)	223,673.64	.00	(223,673.64)	.00
RESERVE TRANSFERS								
80000	Reserve Transfers	.00	.00	.00	42,603.00	42,603.00	.00	42,603.00
80001	Reserve - Interest	826.66	.00	(826.66)	8,460.26	.00	(8,460.26)	.00
	RESERVE TRANSFERS	826.66	.00	(826.66)	51,063.26	42,603.00	(8,460.26)	42,603.00
	TOTAL EXPENSES	168,323.73	84,333.24	(83,990.49)	1,205,610.89	970,724.64	(234,886.25)	1,055,051.00
	Current Year Net Income/(loss)	(302.72)	(598.49)	295.77	(28,250.38)	591.61	(28,841.99)	.00
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Wiggins Bay Foundation, Inc.

Reserve Statement As of 11/30/23

		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)
30051	Reserves-Pond Fountain	0.00	0.00	4,755.00	(4,755.00)
30172	Reserves-Perimeter Walls	0.00	0.00	6,750.00	(6,750.00)
30270	Reserves- Infrastructure	0.00	0.00	17,872.21	(17,872.21)
TOTALS		314,947.81	42,603.00	32,512.21	325,038.60
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FUND BALANCE COMPONENTS

30800	Reserve- Interest	2,583.18	8,460.26	0.00	11,043.44
TOTALS		2,583.18	8,460.26	0.00	11,043.44
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