

**Sawgrass Players Club Finance Meeting Minutes
September 22, 2026, at 3 PM**

Attending: Maury Dettmer, chair, Jason Aipperspach, board treasurer, Torrey Glass, John Flynn, and John Mencke. Kristy Richland with Marsh Landing Management Company (MLMC).

- I. Establish a Quorum**—Quorum met.
- II. Welcome Guests**—Teri Mathes, board president.
- III. Call to Order**—Maury Dettmer called the meeting to order at 3pm.
- IV. Approval of August Meeting Minutes**—Minutes reviewed. **Action:** Torrey Glass motioned to approve and was seconded by John Flynn. All approved.
- V. Review of August 2026 Financials- Maury Dettmer reported.**
 1. Review Balance Sheets- Emergency contingency is funded at \$400k, A/R is reduced to \$68k and capital contribution funded at \$459k.
 2. Review Banking Accounts- CDs are earning higher rates. Raymond James CDs total \$910k in value. There is 1 CD expiring in October. **Action:** The CD at Bank of America will be renewed for a 1 year term at the same amount. Edwards Jones CDs total \$1.29MM in value. There are 2 CDs expiring in October. **Action:** The CD at Old National Bank will be renewed for a 9 month term and its value increased, the CD at TowneBank will be renewed for a 1 year term at the same amount. All approved CD renewals.
 3. Review Capital Contribution- 5 total move- ins occurred in September. Upcoming projects will reduce the fund balance.
 4. AR Update-A/R continues to be reduced. 4 accounts are in collections. Residents that have not yet paid their July assessments were mailed 30-day notices in accordance with Florida Statutes 720 at the beginning of September. If balances are not paid by October 1, residents will be sent to collections and RFIDs suspended. **Action:** On September 24, the board will vote to send residents with past due balances to collections and to suspend their RFIDs as of October 1.
 5. Income Statement Operating- Report provided and all committee budgets are trending favorably as of August 31.
 6. Forecast with Variance- General and Administrative, Landscape, Recreation, Controlled Access, and Operations Maintenance and Waterways are all trending favorably. Savings include reduced ARB and legal hours, savings in pool expenses, less irrigation repairs, reduced maintenance needs, lower RFID orders, and pumphouse fuel. **Action:** At year end, MLMC will transfer \$72k of its net income towards the 2027 stormwater reserve ahead of schedule.
Action: Torrey Glass moved to accept the financials, seconded by John Flynn and all approved.

Committee discussion about resident assessment payment options. Suggestion given for MLMC offer credit card payment option. Suggestion given to write an article in the Players Journal. **Action:** MLMC to ask the communications committee to post an article on how to pay resident assessments. **Action:** MLMC to inquire how many accounts are paid through Truist or ACH.

VI. Unfinished Business

- i. Increased Limits for Property Insurance- Kristy Richland reported. Brown and Brown will present an addendum to the property insurance coverage. Now that the association has secured higher equipment coverage, Brown and Brown will ensure building values are sufficient. **Action: Keep topic on the agenda.**
- ii. Final Reserve Study- Kristy Richland presented the final Reserve Study budget for 2027. The general reserve budget will reduce from \$571k to \$442k and the stormwater reserve budget will increase from \$254k to \$372k. As discussed, the association will transfer \$72k of its net income from 2026 to reduce the 2027 stormwater reserve budget amount down to \$300k. Finance can consider transferring additional savings towards the general reserve at YE. **Action: Torrey Glass moved to accept the final reserve study findings, and to transfer 2026 YE earnings towards the 2027 reserve fund requirement ahead of schedule, seconded by John Menke and all approved.**

VII. New Business

- First Full Review of 2027 Draft Budget- Two budget options presented. The first budget option (a) requires a 1% or \$9 increase to the semi-annual dues, from \$978 to \$987, and the second option (b) requires a 1.3% or \$13 increase, from \$978 to \$991. The second option (b) includes a full website rebuild and inclusion of a text messaging platform with a goal of increasing readership and participation. Overall, the increase in dues is necessitated by insurance and contractual obligations. **Action: Finance recommends the board accepts budget option b subject to any unforeseen emergencies. The Finance committee will formally approve the budget on October 20.**
Committee discussion about printing costs. MLMC directly passes through the cost of printing meeting packets. Suggestion given to stop printing packets and display meeting material on the screen to save money. Suggestion given for MLMC to purchase tablets at their expense for committee member use in meetings. Suggestion for meetings to be held by Teams instead of Zoom. **Actions: MLMC to display packet materials on the screen for the next meeting and only print hard copies of the agenda and 2-3 packets. MLMC to research changing to Teams.**
- Precision Turf (PT) Contract Addendum- PT contract addendum shared. The contract was competitively bid as required by Statutes in prior years (2024, 2020 and 2016) and includes a 30 day exit clause. To ensure best values, the landscape committee will seek bids in 2028. **Action: John Flynn moved to accept the Precision Turf renewal, seconded by Jason Aipperspach and all approved.**
- MLMC Contract Addendum- MLMC contract addendum shared. The contract was revised to include additional meetings required for the communications and recreation committee and 3 additional evening meetings per year. **Action: Torrey Glass moved to accept the MLMC contract addendum, seconded by Jason Aipperspach and all approved.**
- Kristy Richland reported on other contract addendums: Future Horizons is proposing a 10% increase and rates under negotiation. First Coast Security addendum proposed a 6% increase for a two year period. Their contract addendum is pending.

VIII. Announcements- Next meeting is October 20. Final budget approval.

Sawgrass Players Club

Balance Sheet

9/30/2026

Accrual Accounting Year Starts January 31, 2026

ASSETS		Interest Rate	TOTAL	OPERATING	ACC	RESERVES
Cash	020 Enterprise Bank Checking		\$103,235.50	\$103,235.50		
	025 Enterprise Bank MM	1.80%	\$1,943,177.44	\$1,160,618.82		\$782,558.62
	055 Truist Lock Box	0.01%	\$28,641.07	\$28,641.07		
	072 Ameris Bank MM	2.06%	\$79,417.05	\$3,417.05	\$76,000.00	
	080 Raymond James - MM	0.05% & 3.71%	\$163,902.22	\$163,902.22		
	081 Raymond James - CD & Tbills		\$935,000.00	\$935,000.00		
	082 Raymond James - Unrealized Earnings		(\$1,692.40)	(\$1,692.40)		
	083 Raymond James - Accrued CD Interest		\$15,187.90	\$15,187.90		
	085 Edward Jones - MM/Gov MM	1.0% & 3.66%	\$28,954.78			\$28,954.78
	086 Edward Jones - CD's		\$1,305,000.00			\$1,305,000.00
	087 Edward Jones - Unrealized Earnings		(\$2,013.85)			(\$2,013.85)
	Total Cash		\$4,598,809.71	\$2,408,310.16	\$76,000.00	\$2,114,499.55
Other Assets	200 A/R - Residential		\$36,335.47	\$36,335.47		
	205 A/R - Commercial		\$2,015.54	\$2,015.54		
	206 A/R - Drainage		\$20,640.00	\$20,640.00		
	210 Allowance for Bad Debts		(\$6,060.07)	(\$6,060.07)		
	212 A/R - PGA Tour Oper		\$57,927.26	\$57,927.26		
	218 Prepaid RFID's		\$12,933.00	\$12,933.00		
	220 Prepaid Insurance		\$131,883.03	\$131,883.03		
	222 Prepaid Income Tax		\$6,589.69	\$6,589.69		
	229 Prepaid Other		\$3,178.08	\$3,178.08		
	230 Deposits		\$3,945.46	\$3,945.46		
	Total Other Assets		\$269,387.46	\$269,387.46	\$0.00	\$0.00
	TOTAL ASSETS		\$4,868,197.17	\$2,677,697.62	\$76,000.00	\$2,114,499.55
LIABILITIES						
Current Liabilities	400 Accounts Payable		\$241,760.10	\$187,492.06		\$54,268.04
	401 Accrued Expenses		\$15,701.63	\$15,701.63		
	410 Prepaid Assessments		\$45,031.89	\$45,031.89		
	4101 Prepaid Assessments - Commercial		\$264.06	\$264.06		
	420 Unearned Revenue		\$2,500.01	\$2,500.01		
	425 ACC Deposits		\$76,000.00		\$76,000.00	
	Capital Contributions (see spreadsheet)		\$390,641.44	\$390,641.44		
	Total Current Liabilities		\$771,899.13	\$641,631.09	\$76,000.00	\$54,268.04
Contracted Liabilities	610 Reserves - General		\$1,767,432.79			\$1,767,432.79
	615 Reserves - SDS		\$292,798.72			\$292,798.72
	Total Reserves		\$2,060,231.51	\$0.00	\$0.00	\$2,060,231.51
	605 Emergency Contingency		\$419,692.41	\$419,692.41		
	TOTAL LIABILITIES		\$3,251,823.05	\$1,061,323.50	\$76,000.00	\$2,114,499.55
EQUITY						
	Current Year Earnings		\$1,371,927.72	\$1,371,927.72		
	600 Prior Years Surplus		\$244,446.40	\$244,446.40		
	TOTAL EQUITY		\$1,616,374.12	\$1,616,374.12	\$0.00	\$0.00
	TOTAL LIABILITIES AND EQUITY		\$4,868,197.17	\$2,677,697.62	\$76,000.00	\$2,114,499.55

Sawgrass Players Club

Balance Sheet

8/31/2026

Accrual Accounting Year Starts January 31, 2026

ASSETS		Interest Rate	TOTAL	OPERATING	ACC	RESERVES
Cash	020 Enterprise Bank Checking		\$30,160.98	\$30,160.98		
	025 Enterprise Bank MM	1.80%	\$2,421,011.15	\$1,447,778.36	\$600.94	\$972,631.85
	055 Truist Lock Box	0.01%	\$16,481.52	\$16,481.52		
	072 Ameris Bank MM	2.03%	\$79,149.06	\$0.00	\$79,149.06	
	080 Raymond James - MM	0.03% & 3.68%	\$185,587.32	\$185,587.32		
	081 Raymond James - CD & Tbills		\$910,000.00	\$910,000.00		
	082 Raymond James - Unrealized Earnings		(\$279.60)	(\$279.60)		
	083 Raymond James - Accrued CD Interest		\$15,436.95	\$15,436.95		
	085 Edward Jones - MM/Gov MM	1.0% & 3.65%	\$35,408.05			\$35,408.05
	086 Edward Jones - CD's		\$1,295,000.00			\$1,295,000.00
	087 Edward Jones - Unrealized Earnings		(\$719.15)			(\$719.15)
	Total Cash		\$4,987,236.28	\$2,605,165.53	\$79,750.00	\$2,302,320.75
Other Assets						
	200 A/R - Residential		\$68,134.53	\$68,134.53		
	205 A/R - Commercial		\$20,837.49	\$20,837.49		
	206 A/R - Drainage		\$30,960.00	\$30,960.00		
	210 Allowance for Bad Debts		(\$6,060.07)	(\$6,060.07)		
	212 A/R - PGA Tour Oper		\$52,174.72	\$52,174.72		
	218 Prepaid RFID's		\$8,824.59	\$8,824.59		
	220 Prepaid Insurance		\$152,683.24	\$152,683.24		
	222 Prepaid Income Tax		\$4,314.69	\$4,314.69		
	229 Prepaid Other		\$3,178.08	\$3,178.08		
	230 Deposits		\$3,945.46	\$3,945.46		
	Total Other Assets		\$338,992.73	\$338,992.73	\$0.00	\$0.00
	TOTAL ASSETS		\$5,326,229.01	\$2,944,158.26	\$79,750.00	\$2,302,320.75
LIABILITIES						
Current Liabilities						
	400 Accounts Payable		\$93,299.34	\$91,202.17		\$2,097.17
	401 Accrued Expenses		\$8,731.63	\$8,731.63		
	410 Prepaid Assessments		\$42,120.40	\$42,120.40		
	420 Unearned Revenue		\$3,333.34	\$3,333.34		
	425 ACC Deposits		\$79,750.00		\$79,750.00	
	Capital Contributions (see spreadsheet)		\$459,000.58	\$459,000.58		
	Total Current Liabilities		\$686,235.29	\$604,388.12	\$79,750.00	\$2,097.17
Contracted Liabilities						
	610 Reserves - General		\$1,861,303.98			\$1,861,303.98
	615 Reserves - SDS		\$438,919.60			\$438,919.60
	Total Reserves		\$2,300,223.58	\$0.00	\$0.00	\$2,300,223.58
	605 Emergency Contingency		\$419,692.41	\$419,692.41		
	TOTAL LIABILITIES		\$3,406,151.28	\$1,024,080.53	\$79,750.00	\$2,302,320.75
EQUITY						
	Current Year Earnings		\$1,675,631.33	\$1,675,631.33		
	600 Prior Years Surplus		\$244,446.40	\$244,446.40		
	TOTAL EQUITY		\$1,920,077.73	\$1,920,077.73	\$0.00	\$0.00
	TOTAL LIABILITIES AND EQUITY		\$5,326,229.01	\$2,944,158.26	\$79,750.00	\$2,302,320.75

Sawgrass Players Club
Raymond James

2026

12/31/2025 Balance		\$1,067,888.67
Jan.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$3,320.86
	Unrealized Gain(Loss)	(\$1,104.15)
1/31/2026		<u>\$1,070,105.38</u>
Feb.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$0.57
	Unrealized Gain(Loss)	(\$164.55)
2/28/2026		<u>\$1,069,941.40</u>
March	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$2,876.17
	Unrealized Gain(Loss)	(\$527.50)
3/31/2026		<u>\$1,072,290.07</u>
April	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$3,363.84
	Unrealized Gain(Loss)	(\$69.60)
4/30/2026		<u>\$1,075,584.31</u>
May	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$4,152.62
	Unrealized Gain(Loss)	(\$171.85)
5/31/2026		<u>\$1,079,565.08</u>
June	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$5,115.99
	Unrealized Gain(Loss)	(\$96.75)
6/30/2026		<u>\$1,084,584.32</u>
July	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$7,710.65
	Unrealized Gain(Loss)	\$49.41
7/31/2026		<u>\$1,092,344.38</u>

Sawgrass Players Club
Raymond James

2026

Aug	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$2,514.54
	Unrealized Gain(Loss)	\$448.80
	8/31/2026	<u>\$1,095,307.72</u>
Sept.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$3,314.90
	Unrealized Gain(Loss)	(\$4,376.14)
		<u>\$1,097,209.82</u>

Sawgrass Players Club
Raymond James

September 30, 2026

Cash and Money Markets:

Insured Bank Deposit	0.05%	\$63,722.37
FIMM Money Market	3.71%	\$100,179.85

Total Money Markets:

\$163,902.22

US Treasury Bills:

CD(s) at Par Value:

		<u>Face Value</u>	<u>Matures</u>
Bank of America	3.70%	\$100,000.00	10/15/2026
Webbank	3.60%	\$100,000.00	10/30/2026
Safra National Bank	3.65%	\$100,000.00	11/6/2026
Community West Bank	3.70%	\$90,000.00	11/30/2026
Webbank	3.70%	\$80,000.00	3/5/2027
Bank of America	4.00%	\$75,000.00	5/19/2027
Morgan Stanley Bank	4.00%	\$110,000.00	6/10/2027
Wells Fargo Bank	4.10%	\$80,000.00	6/25/2027
Goldman Sachs Bank	4.15%	\$100,000.00	7/29/2027
Westerm Alliance Bank	4.10%	\$100,000.00	9/15/2027

Total CD's:

\$935,000.00

Current CD value	\$933,307.60
Current T-bill value	\$0.00
	<u>\$933,307.60</u>

Unrealized Gains (Losses) (\$1,692.40)

Accrued interest on CD's as of 9/30/26 \$15,187.90

Sawgrass Players Club
Edward Jones

2026

12/31/2025 Balance		\$1,307,748.15
Jan.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$512.43
	Unrealized Gain(Loss)	(\$879.93)
1/31/2026		\$1,307,380.65
Feb.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$993.84
	Unrealized Gain(Loss)	(\$210.85)
2/28/2026		\$1,308,163.64
March	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$7,225.14
	Unrealized Gain(Loss)	(\$602.09)
3/31/2026		\$1,314,786.69
April	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$4,137.65
	Unrealized Gain(Loss)	(\$270.25)
4/30/2026		\$1,318,654.09
May	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$0.00
	Unrealized Gain(Loss)	\$725.89
5/31/2026		\$1,319,379.98
June	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$0.00
	Unrealized Gain(Loss)	\$1,026.97
6/30/2026		\$1,320,406.95
July	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$4,713.37
	Unrealized Gain(Loss)	\$419.75
7/31/2026		\$1,325,540.07

Sawgrass Players Club
Edward Jones

2026

Aug.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$3,598.58
	Unrealized Gain(Loss)	\$550.25
	8/31/2026	\$1,329,688.90
Sept.	Funds Invested	\$0.00
	Disbursements to SPCA	\$0.00
	Interest/Dividends Earned	\$3,487.90
	Unrealized Gain(Loss)	(\$1,235.87)
	9/30/2026	\$1,331,940.93

Sawgrass Players Club
Edward Jones

September 30, 2026

Cash and Money Markets:

Cash \$0.00

Insured Bank Deposit 1.00% \$11.33

Total Money Markets: \$11.33

Mutual Funds:

AB Government Money Market A 3.66% \$28,943.45

CD(s) at Par Value:

		<u>Face Value</u>	<u>Matures</u>
Old National Bank Evansville I	3.75%	\$75,000.00	9/28/2026
Townebank	3.70%	\$125,000.00	10/16/2026
Bank New York Mellon	3.65%	\$100,000.00	11/13/2026
Champlain Nat'l Bank	3.50%	\$100,000.00	12/7/2026
Bank New York Mellon	3.70%	\$100,000.00	12/29/2026
First Financial Bank	3.75%	\$100,000.00	1/29/2027
State Bank India	3.75%	\$90,000.00	3/9/2027
First Citizens Bank	3.80%	\$90,000.00	3/30/2027
Old National Bank	4.00%	\$85,000.00	5/19/2027
First FINL Bank	4.00%	\$150,000.00	6/15/2027
Goldman Sachs Bank	4.15%	\$100,000.00	7/21/2027
Ally Bank	4.05%	\$100,000.00	8/20/2027
State Bank India	4.25%	\$90,000.00	9/22/2027

Total CD's: \$1,305,000.00

Current CD value \$1,302,986.15

CD - Unrealized Gains (Losses) (\$2,013.85)

Sawgrass Players Club Assn.
Capital Contributions

Date	Unit #	SPCA	Bermuda Court	Bridgewater	Cypress Bridge	Cypress Creek	Hammock Cove	Lakeside	North Cove	Oakbridge	PCW	PC Villas	Salt Creek	Sawgrass Island	Seven Mile Drive	Turtleback Crossing	Waters Edge	Water Oak
2025 BBF		\$349,733.60	\$0.00	\$0.00	\$0.00	\$1,744.20	\$581.40	\$581.40	\$581.40	\$1,744.20	\$0.00	\$1,744.20	\$1,162.80	\$0.00	\$1,162.80	\$581.40	\$1,162.80	\$581.40
1/6/2026	44630115	\$2,325.60								\$581.40								
1/19/2026	02472864	\$2,347.20										\$586.80						
1/19/2026	Disbursement for Structural Engineering sor Sawgrass lacrosse wall	(\$3,850.00)																
1/20/2026	02432405	\$2,325.60				\$581.40												
1/20/2026	Disbursement for Lighting island at Oakbridge entrance & TPC Blvd.	(\$719.05)																
1/26/2026	HOA Distribution																	
1/30/2026	44611204	\$2,325.60								(\$1,744.20)		(\$1,744.20)	-\$1,162.80		-\$1,162.80	-\$581.40	-\$581.40	-\$581.40
1/31/2026	Distribution for New sidewalk railings	(\$4,855.00)								\$581.40								
	Distribution for parking log engineering, final of Task II	(\$1,529.36)																
2/4/2023																		
2/6/2026	24182235	\$2,347.20														\$586.80		
2/6/2026	02432535	\$2,347.20				\$586.80												
2/20/2026	24182224	\$2,347.20														\$586.80		
2/26/2026	Distribution for Players Park additional survey	(\$4,250.00)																
	Distribution for Installation of (2) new light poles at Players Park	(\$10,995.00)																
2/26/2026	Distribution for Bringing power to Palmera Park	(\$5,620.00)																
2/26/2026	44640310	\$2,347.20								\$586.80								
2/26/2026	44660246	\$2,347.20	\$586.80															
	Distribution for Players Park parking lot expansion	(\$10,927.50)																
3/2/2026																		
3/11/2026	00242129	\$2,347.20		\$586.80														
3/11/2026	44660219	\$2,347.20	\$586.80															
3/11/2026	44660240	\$2,347.20	\$586.80															
3/11/2026	44691607	\$2,347.20								\$586.80		\$586.80						
3/11/2026	02472841	\$2,347.20																
3/11/2026	00242665	\$2,347.20													\$586.80			
3/11/2026	02442116	\$2,347.20					\$586.80											
	Distribution for Palmera Park power install	(\$6,920.00)																
3/19/2026										\$586.80								
3/20/2026	44691408	\$2,347.20																
3/25/2026	Distribution for SPCA parking lot expansion development review	(\$2,142.00)																
3/27/2026	44691606	\$2,347.20								\$586.80								
3/27/2026	24282215	\$2,347.20														\$586.80		
3/30/2026	Distribution for Concrete slab for benches	(\$210.10)																
	Distribution for labor & truck charges for power at Palmera Park	(\$2,676.81)																
4/1/2026																		
4/1/2026	Distribution for New benches at Players Pool	(\$2,632.20)																
4/22/2026	00242106	\$2,347.20		\$586.80		\$586.80												
4/22/2026	02432427	\$2,347.20																
4/23/2026	00241761	\$2,347.20															\$586.80	
4/24/2026	00242242	\$2,347.20			\$586.80													
4/27/2026	44630507	\$2,347.20								\$586.80								
4/27/2026	44691904	\$2,347.20								\$586.80								
4/29/2026	HOA Distribution																	
4/30/2026	00242613	\$2,347.20	(\$1,760.40)	(\$586.80)		(\$1,168.20)	(\$586.80)			(\$3,510.00)		(\$1,173.60)			-\$586.60	-\$1,760.40		
		\$2,347.20													\$586.80			

Date	Unit #	SPCA	Bermuda Court	Bridgewater	Cypress Bridge	Cypress Creek	Hammock Cove	Lakeside	North Cove	Oakbridge	PCW	PC Villas	Salt Creek	Island	Seven Mile Drive	Turtleback Crossing	Waters Edge	Water Oak
5/4/2026	44630202	\$2,347.20								\$586.80								
5/4/2026	02432306	\$2,347.20				\$586.80				\$586.80								
5/5/2026	44670201	\$2,347.20																
5/4/2026	00242129/02432306	\$2,347.20				(\$586.80)												
5/7/2026	44691903	\$2,347.20								\$586.80								
5/7/2026	02426113	\$2,347.20													\$586.80			
5/5/2026	Distribution for Parking long design & engineering	(\$1,200.00)																
5/15/2026	Distribution for Palmera	(\$1,700.00)																
5/15/2026	Park project (final bill)																	
5/15/2026	00249621	\$2,347.20																
5/15/2026	02423321	\$2,347.20											\$586.80				\$586.80	
5/15/2026	00242610	\$2,347.20													\$586.80			
5/15/2026	44691207	\$2,347.20								\$586.80								
5/15/2026	02423510	\$2,347.20											\$586.80					
5/28/2026	02432217	\$2,347.20				\$586.80				\$586.80								
5/29/2026	44630117	\$2,347.20								\$586.80								
5/29/2026	44630118	\$2,347.20								\$586.80								
6/1/2026	02432426	\$2,347.20				\$586.80												
6/9/2026	00242512	\$2,347.20												\$586.80				
6/9/2026	44630605	\$2,347.20								\$586.80								
6/9/2026	44691303	\$2,347.20								\$586.80								
6/9/2026	44640212	\$2,347.20								\$586.80								
6/10/2026	00243319	\$2,347.20							\$586.80									
6/10/2026	44660223	\$2,347.20	\$586.80															
6/12/2026	44691805	\$2,347.20								\$586.80								
6/16/2026	02472850	\$2,347.20																
6/18/2026	44630403	\$2,347.20								\$586.80								
6/18/2026	00243307	\$2,347.20							\$586.80									
6/18/2026	02432327	\$2,347.20				\$586.80												
6/25/2026	02432516	\$2,347.20				\$586.80												
6/25/2026	44691702	\$2,347.20								\$586.80								
6/25/2026	02423417	\$2,347.20								\$586.80								
6/29/2026	44650207	\$2,347.20								\$586.80								
7/10/2026	00249660	\$2,347.20																\$586.80
7/15/2026	02472819	\$2,347.20									\$586.80							
7/15/2026	02432233	\$2,347.20				\$586.80												
7/23/2026	02423502	\$2,347.20											\$586.80					
7/23/2026	02423330	\$2,347.20											\$586.80					
7/23/2026	00242207	\$2,347.20				\$586.80												
7/27/2026	44680102	\$2,347.20								\$586.80								
7/28/2026	00242638	\$2,347.20													\$586.80			
7/28/2026	44691801	\$2,347.20								\$586.80								
7/29/2026	00249628	\$2,347.20																\$586.80
8/3/2026	02442126	\$2,347.20					\$586.80											
8/3/2026	24282215	\$2,347.20														\$586.80		
8/14/2026	44660220	\$2,347.20	\$586.80											\$586.80				
8/14/2026	00242549	\$2,347.20																
8/14/2026	Distribution for Permit fee to SIC to review design of parking lot	(\$1,200.00)																
8/14/2026	HOA Distribution		(\$586.80)															
8/19/2026	02472899	\$2,347.20				(\$586.80)				(\$8,802.00)			(\$586.80)	-\$586.80	-\$1,760.60		-\$586.80	-\$586.80
9/9/2026	Distribution to install lacrosse rebound wall	(\$27,975.52)																
9/10/2026	Distribution for development application for TPC parking lot expansion	(\$1,602.00)																
9/14/2026	Distribution for 50% deposit for basketball pole	(\$2,550.00)																
9/17/2026	44620214	\$2,347.20								\$586.80								
9/17/2026	02472811	\$2,347.20									\$586.80							



Homeowner Aging Report

SPCA- Commercial

End Date: 09/30/2026

Filters: Minimum Balance - 0.01 ACH Only - No

Description	Current	Over 30	Over 60	Over 90	Balance
X02499914 - United States Post Office - 30 Day Notice Sent					Last Payment: \$6,553.98 on 03/16/2026
130 Corridor Road N					
Assessment 1 (Delinquent Interest) 2026	\$29.78	\$29.34	\$0.00	\$0.00	\$59.12
Assessment 1 2026	\$0.00	\$0.00	\$0.00	\$1,956.00	\$1,956.00
Total:	\$29.78	\$29.34	\$0.00	\$1,956.00	\$2,015.12
X02499917 - First Coast Energy - Owner					Last Payment: \$1,008.68 on 07/08/2026
195 Corridor Rd (FCE)					
Assessment 1 (Delinquent Interest) 2026	\$0.00	\$0.00	\$0.42	\$0.00	\$0.42
Total:	\$0.00	\$0.00	\$0.42	\$0.00	\$0.42

Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
SPCA- Commercial	\$29.78	\$29.34	\$0.42	\$1,956.00	\$2,015.54

Description	Total
Assessment 1 (Delinquent Interest) 2026	\$59.54
Assessment 1 2026	\$1,956.00
AR Total:	\$2,015.54

Description	Current	Over 30	Over 60	Over 90	Balance
GRAND CAY - Grand Cay Villas Condo - Owner					
Last Payment: \$10,320.00 on 09/01/2026					
5455 A1A South					
Assessment 1 2026	\$0.00	\$0.00	\$0.00	\$20,640.00	\$20,640.00
Total:	\$0.00	\$0.00	\$0.00	\$20,640.00	\$20,640.00

Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
SPCA- Drainage	\$0.00	\$0.00	\$0.00	\$20,640.00	\$20,640.00

Description	Total
Assessment 1 2026	\$20,640.00
AR Total:	\$20,640.00

Description	Current	Over 30	Over 60	Over 90	Balance
02432540 - At Attorney 5139 Otter Creek Dr					
Total:	\$43.88	\$521.64	\$43.88	\$3,525.21	\$4,134.61
44691204 - At Attorney 102 Triton Ct				Last Payment: \$70.00 on 04/24/2025	
Total:	\$43.88	\$43.88	\$43.88	\$3,981.95	\$4,113.59
44660243 - At Attorney 186 Bermuda Ct				Last Payment: \$100.00 on 10/31/2025	
Total:	\$29.34	\$29.34	\$367.05	\$2,044.01	\$2,469.74
44691405 - At Attorney 109 Abalone Ln W				Last Payment: \$2,416.75 on 09/25/2025	
Total:	\$365.85	\$27.84	\$0.00	\$1,937.66	\$2,331.35
02472834 - 30 Day Notice Sent 34 Players Club Villas Rd					
Total:	\$29.34	\$29.34	\$29.34	\$2,044.02	\$2,132.04
44620304 - Owner 616 Alhambra Ct				Last Payment: \$1,007.34 on 09/25/2026	
Total:	\$62.37	\$14.67	\$14.67	\$978.00	\$1,069.71
00242534 - 30 Day Notice Sent 8034 Pebble Creek Ln W				Last Payment: \$1,007.34 on 03/27/2026	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
00242629 - 30 Day Notice Sent 8126 Seven Mile Dr				Last Payment: \$1,022.01 on 04/15/2026	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
02432541 - 30 Day Notice Sent 5141 Otter Creek Dr				Last Payment: \$978.00 on 12/30/2025	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
02472892 - 30 Day Notice Sent 92 Players Club Villas Rd				Last Payment: \$978.00 on 02/10/2026	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
44630409 - Owner 594 Alhambra Ln N				Last Payment: \$1,022.01 on 04/28/2026	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
44660219 - 30 Day Notice Sent 138 Bermuda Ct					
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
44691703 - 30 Day Notice Sent 95 Abalone Ln E				Last Payment: \$1,100.58 on 05/21/2026	
Total:	\$14.67	\$14.67	\$14.67	\$978.00	\$1,022.01
44630317 - 30 Day Notice Sent 602 Citrus Ct				Last Payment: \$1,000.00 on 02/23/2026	
Total:	\$14.56	\$14.56	\$14.56	\$970.67	\$1,014.35
00243351 - Owner 113 North Cove Dr				Last Payment: \$945.00 on 08/25/2026	
Total:	\$0.72	\$0.72	\$0.00	\$47.67	\$49.11



Homeowner Aging Report

The Sawgrass Players Club Association, Inc.

End Date: 10/13/2026

Description	Current	Over 30	Over 60	Over 90	Balance
02472844 - Owner 44 Players Club Villas Rd					Last Payment: \$1,956.00 on 03/24/2026
Total:	\$0.44	\$0.44	\$0.44	\$29.34	\$30.66
44660224 - Owner 148 Bermuda Ct					Last Payment: \$969.00 on 08/12/2026
Total:	\$0.34	\$0.34	\$0.00	\$22.69	\$23.37
00245722 - Owner 2017 Palmetto Point Dr					Last Payment: \$1,938.00 on 12/31/2025
Total:	\$0.27	\$0.27	\$0.27	\$18.00	\$18.81
02432301 - Owner 3015 Cypress Creek Dr E					Last Payment: \$978.00 on 09/01/2026
Total:	\$0.22	\$0.22	\$0.00	\$14.67	\$15.11
02472842 - Owner 42 Players Club Villas Rd					Last Payment: \$978.00 on 08/17/2026
Total:	\$0.22	\$0.22	\$0.00	\$14.67	\$15.11
44691608 - Owner 106 Ancilla Ln					Last Payment: \$978.00 on 08/27/2026
Total:	\$0.22	\$0.22	\$0.00	\$14.67	\$15.11
02432341 - Owner 4339 Blue Heron Dr					Last Payment: \$992.57 on 09/08/2026
Total:	\$0.22	\$0.00	\$0.00	\$14.77	\$14.99
00243302 - Owner 108 North Cove Dr					Last Payment: \$992.67 on 10/06/2026
Total:	\$0.00	\$0.00	\$0.00	\$14.67	\$14.67
44650208 - Owner 100 Nina Ct					Last Payment: \$1,007.34 on 10/02/2026
Total:	\$14.67	\$0.00	\$0.00	\$0.00	\$14.67
44611204 - Owner 86 Sanchez Dr E					Last Payment: \$827.23 on 09/16/2026
Total:	\$0.18	\$0.00	\$0.00	\$12.23	\$12.41
02423520 - Owner 1201 Salt Creek Pointe Way					Last Payment: \$969.00 on 06/23/2026
Total:	\$0.14	\$0.14	\$0.14	\$9.00	\$9.42
02423217 - Owner 1191 Salt Marsh Cir					Last Payment: \$970.00 on 07/02/2026
Total:	\$0.12	\$0.12	\$0.12	\$8.14	\$8.50
00249606 - Owner 106 Knotty Pine Trail					Last Payment: \$1,200.00 on 11/24/2025
Total:	\$0.10	\$0.10	\$0.10	\$6.62	\$6.92
02472843 - Owner 43 Players Club Villas Rd					Last Payment: \$108.00 on 09/30/2026
Total:	\$0.05	\$0.00	\$0.00	\$3.24	\$3.29
Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
The Sawgrass Players Club Association, Inc.	\$709.82	\$786.75	\$617.14	\$22,557.90	\$24,671.61

Description	Current	Over 30	Over 60	Over 90	Balance
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Description	Total
Assessment 1 (Delinquent Interest)2025	\$145.40
Assessment 1 (Delinquent Interest)2026	\$1,535.16
Assessment 1 2025	\$1,938.00
Assessment 1 2026	\$18,705.04
Legal Reimbursed By Owner 2025	\$249.45
Legal Reimbursed By Owner 2026	\$2,036.19
NSF Fees 2026	\$62.37
Total:	\$24,671.61
AR Total (Exclude Prepaid Assessments):	\$24,671.61

Income Statement - Operating

The Sawgrass Players Club Association, Inc.

From 09/01/2026 to 09/30/2026

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
OPERATING INCOME							
INCOME							
7150 Assessments	\$-	\$ -	\$-	\$3,095,369.74	\$3,096,348.00	(\$978.26)	\$3,096,348.00
7170 Commercial Dues	\$-	-	\$-	\$950,687.00	\$949,704.00	\$983.00	949,704.00
7190 Drainage Dues	\$-	-	\$-	\$92,062.00	\$92,066.00	(\$4.00)	92,066.00
8000 General Reserve Fd Trans	(\$47,608.33)	(47,608.33)	\$-	(\$428,474.97)	(\$428,474.97)	\$-	(571,300.00)
8020 Storm Water Reserve Trans	(\$21,166.67)	(21,166.67)	\$-	(\$190,500.03)	(\$190,500.03)	\$-	(254,000.00)
Total INCOME	(\$68,775.00)	(\$68,775.00)	\$-	\$3,519,143.74	\$3,519,143.00	\$0.74	\$3,312,818.00
OTHER INCOME							
7360 Late Interest A/R	\$281.87	700.00	(\$418.13)	\$8,158.30	\$5,490.00	\$2,668.30	5,780.00
7380 Miscellaneous Income	\$25.37	-	\$25.37	\$341.20	\$-	\$341.20	-
7390 Players Park Rec. Field	\$-	-	\$-	\$176.86	\$560.00	(\$383.14)	560.00
7400 TPC Contribution	\$833.33	833.33	\$-	\$7,499.99	\$7,499.97	\$0.02	10,000.00
7500 Interest Inc. - Operating	\$3,815.43	2,500.00	\$1,315.43	\$35,265.67	\$22,500.00	\$12,765.67	30,000.00
7520 Reserve Interest	\$3,524.07	-	\$3,524.07	\$37,428.87	\$-	\$37,428.87	-
7530 Interest to Reserves	(\$3,524.07)	-	(\$3,524.07)	(\$37,428.87)	\$-	(\$37,428.87)	-
Total OTHER INCOME	\$4,956.00	\$4,033.33	\$922.67	\$51,442.02	\$36,049.97	\$15,392.05	\$46,340.00
Total OPERATING INCOME	(\$63,819.00)	(\$64,741.67)	\$922.67	\$3,570,585.76	\$3,555,192.97	\$15,392.79	\$3,359,158.00
OPERATING EXPENSE							
GENERAL & ADMINISTRATIVE							
8100 ACC Expense	\$6,279.05	6,959.33	\$680.28	\$55,516.30	\$62,633.97	\$7,117.67	83,512.00
8110 ACC Fees	(\$600.00)	(2,100.00)	(\$1,500.00)	(\$13,850.00)	(\$18,900.00)	(\$5,050.00)	(25,200.00)
8120 Audit & Tax Prep	\$-	-	\$-	\$8,560.00	\$8,715.00	\$155.00	8,715.00
8140 Bad Debt Expense	\$-	-	\$-	\$-	\$-	\$-	14,000.00
8160 Bank Charges	\$-	31.00	\$31.00	\$400.00	\$679.00	\$279.00	772.00
8180 Civic Liaison Comm.	\$-	300.00	\$300.00	\$-	\$300.00	\$300.00	300.00
8200 Communication Committee	\$3,752.34	1,243.00	(\$2,509.34)	\$19,122.54	\$16,047.00	(\$3,075.54)	21,276.00
8220 Covenant Enforcement	\$192.50	567.00	\$374.50	\$354.58	\$5,103.00	\$4,748.42	6,804.00
8240 Insurance	\$20,800.21	32,023.50	\$11,223.29	\$204,013.22	\$272,199.50	\$68,186.28	368,270.00
8260 Legal Expense	(\$391.75)	3,600.00	\$3,991.75	\$13,589.60	\$32,400.00	\$18,810.40	43,200.00
8300 Management Contract	\$23,500.00	23,500.00	\$-	\$211,500.00	\$211,500.00	\$-	282,000.00
8330 Meetings & Functions	\$570.81	509.00	(\$61.81)	\$4,395.28	\$1,581.00	(\$2,814.28)	2,108.00
8340 Misc. G&A	\$-	-	\$-	\$613.91	\$-	(\$613.91)	-
8360 Office Supplies	\$1,420.30	600.00	(\$820.30)	\$12,783.41	\$10,416.00	(\$2,367.41)	12,216.00
8380 Postage	\$106.08	86.00	(\$20.08)	\$7,256.45	\$6,794.00	(\$462.45)	9,372.00
8400 Printing	\$67.73	70.00	\$2.27	\$8,865.70	\$8,240.00	(\$625.70)	10,750.00
8420 Taxes & Filing Fees	\$-	-	\$-	\$61.25	\$61.00	(\$0.25)	61.00
8440 Vehicle Damage by Gates	\$-	4,500.00	\$4,500.00	\$-	\$4,500.00	\$4,500.00	4,500.00
Total GENERAL & ADMINISTRATIVE	\$55,697.27	\$71,888.83	\$16,191.56	\$533,182.24	\$622,269.47	\$89,087.23	\$842,656.00
RECREATIONAL FACILITIES							
8780 Players Pool- Operations	\$1,894.32	3,000.00	\$1,105.68	\$21,590.63	\$27,300.00	\$5,709.37	34,400.00
8820 Players Park & Rec Events	\$338.03	450.00	\$111.97	\$31,455.20	\$31,350.00	(\$105.20)	42,700.00
Total RECREATIONAL FACILITIES	\$2,232.35	\$3,450.00	\$1,217.65	\$53,045.83	\$58,650.00	\$5,604.17	\$77,100.00

Income Statement - Operating

The Sawgrass Players Club Association, Inc.

From 09/01/2026 to 09/30/2026

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
LANDSCAPE							
8500 Irrigation Maintenance	\$3,639.72	\$3,800.00	\$160.28	\$24,688.24	\$33,000.00	\$8,311.76	\$43,200.00
8520 Landscape Contract	\$30,831.95	30,816.67	(\$15.28)	\$271,882.80	\$277,350.03	\$5,467.23	369,800.00
8521 -1 Landscaping Flowers	\$13,681.00	13,571.00	(\$110.00)	\$40,883.00	\$40,713.00	(\$170.00)	55,520.00
8522 -2 Landscaping Mulch/Pine Straw	\$-	-	\$-	\$33,835.00	\$33,865.00	\$30.00	55,798.00
8523 -3 Landscape Palm Tree Trim	\$-	-	\$-	\$-	\$-	\$-	32,000.00
8530 Landscape Improvements	\$4,180.00	-	(\$4,180.00)	\$32,685.00	\$26,000.00	(\$6,685.00)	36,000.00
8540 Landscape Sod Replace	\$-	1,000.00	\$1,000.00	\$6,450.00	\$12,250.00	\$5,800.00	15,250.00
8570 Tree/Shrub Improvement	\$-	-	\$-	\$10,700.00	\$14,200.00	\$3,500.00	21,700.00
8580 Tree/Debris Removal	\$2,000.00	8,000.00	\$6,000.00	\$22,350.00	\$35,300.00	\$12,950.00	35,300.00
Total LANDSCAPE	\$54,332.67	\$57,187.67	\$2,855.00	\$443,474.04	\$472,678.03	\$29,203.99	\$664,568.00
GENERAL MAINTENANCE							
8600 Directional Signage	\$2,629.97	-	(\$2,629.97)	\$4,311.24	\$3,000.00	(\$1,311.24)	4,000.00
8620 Drainage Repairs	\$1,145.34	1,667.00	\$521.66	\$11,070.44	\$29,136.00	\$18,065.56	34,137.00
8640 Entry Signage	\$-	-	\$-	\$-	\$1,650.00	\$1,650.00	1,650.00
8660 Fence/Bulkhead	\$-	1,000.00	\$1,000.00	\$-	\$1,000.00	\$1,000.00	1,000.00
8680 General Maint. Supplies	\$583.95	1,200.00	\$616.05	\$6,862.49	\$10,800.00	\$3,937.51	14,400.00
8700 Hurricane/Storm Prep	\$-	2,144.00	\$2,144.00	\$-	\$2,144.00	\$2,144.00	4,288.00
8720 Lighting Fixtures	\$-	150.00	\$150.00	\$1,898.89	\$1,350.00	(\$548.89)	1,800.00
8760 On-Site Labor/Vehicle	\$10,798.72	17,453.83	\$6,655.11	\$114,556.56	\$157,084.47	\$42,527.91	209,446.00
8800 Project Mgmt/Engineering	\$5,875.00	6,478.33	\$603.33	\$61,287.50	\$58,304.97	(\$2,982.53)	77,740.00
8840 Roads R&M	\$-	-	\$-	\$734.48	\$3,515.00	\$2,780.52	3,515.00
8860 Sidewalks	\$163.36	1,830.42	\$1,667.06	\$4,759.98	\$16,473.78	\$11,713.80	21,965.00
8880 TPC Preparation	\$225.74	-	(\$225.74)	\$3,947.09	\$4,998.00	\$1,050.91	4,998.00
8920 Waste/Dumpster	\$221.96	650.00	\$428.04	\$3,903.77	\$11,827.00	\$7,923.23	15,777.00
Total GENERAL MAINTENANCE	\$21,644.04	\$32,573.58	\$10,929.54	\$213,332.44	\$301,283.22	\$87,950.78	\$394,716.00
CONTROLLED ACCESS							
9000 Controlled Access Contr.	\$72,006.17	70,450.75	(\$1,555.42)	\$632,686.25	\$634,056.75	\$1,370.50	845,409.00
9020 Controlled Acc.- Spec Event	\$-	-	\$-	\$-	\$-	\$-	3,350.00
9030 SJSO Patrol	\$4,163.25	4,673.00	\$509.75	\$40,521.77	\$42,058.00	\$1,536.23	55,694.00
9060 RFID Admin	\$4,701.00	4,701.00	\$-	\$42,309.00	\$42,309.00	\$-	56,412.00
9080 Gate Arm Maint.	\$200.00	520.00	\$320.00	\$4,776.99	\$4,680.00	(\$96.99)	6,240.00
9100 Gate Software & Cameras	\$-	1,061.00	\$1,061.00	\$12,926.70	\$16,254.00	\$3,327.30	21,672.00
9120 Gatehouse Equip/Supplies	\$1,371.75	1,000.00	(\$371.75)	\$8,488.87	\$9,000.00	\$511.13	12,000.00
9140 Gatehouse R&M	\$413.88	750.00	\$336.12	\$11,014.82	\$6,750.00	(\$4,264.82)	9,000.00
9160 Gatehouse Phone/Internet	\$1,725.46	1,346.00	(\$379.46)	\$13,805.93	\$12,114.00	(\$1,691.93)	16,152.00
9200 RFID/Gate Passes	(\$4,328.41)	3,500.00	\$7,828.41	\$3,332.68	\$31,500.00	\$28,167.32	42,000.00
9210 RFID Income	(\$3,055.00)	(4,175.00)	(\$1,120.00)	(\$34,615.00)	(\$37,575.00)	(\$2,960.00)	(50,100.00)
9220 Vehicle Expenses	\$1,288.40	1,461.33	\$172.93	\$11,595.60	\$13,151.97	\$1,556.37	17,536.00
9240 Vehicle Fuel Expenses	\$328.47	715.00	\$386.53	\$3,037.86	\$6,435.00	\$3,397.14	8,580.00
9260 Vacation Pass Thru	\$-	1,206.00	\$1,206.00	\$5,490.12	\$9,648.00	\$4,157.88	13,266.00
Total CONTROLLED ACCESS	\$78,814.97	\$87,209.08	\$8,394.11	\$755,371.59	\$790,381.72	\$35,010.13	\$1,057,211.00
UTILITIES							
9400 Electric - Common Areas	\$1,761.25	1,778.42	\$17.17	\$13,880.17	\$16,005.78	\$2,125.61	21,341.00
9420 Electric - Street Lights	\$2,376.68	2,558.75	\$182.07	\$21,377.74	\$23,028.75	\$1,651.01	30,705.00
9440 Gatehouse Water/Sewer	\$75.55	90.33	\$14.78	\$674.71	\$812.97	\$138.26	1,084.00
Total UTILITIES	\$4,213.48	\$4,427.50	\$214.02	\$35,932.62	\$39,847.50	\$3,914.88	\$53,130.00

Income Statement - Operating

The Sawgrass Players Club Association, Inc.

From 09/01/2026 to 09/30/2026

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	
WATERWAYS							
9500 Aquatic Maint.	\$6,978.72	\$9,600.00	\$2,621.28	\$62,808.48	\$86,400.00	\$23,591.52	\$115,200.00
9510 Aquatic Maint - Misc.	\$-	700.00	\$700.00	\$-	\$13,100.00	\$13,100.00	20,800.00
9520 Aquatic Maint - Eel Grass	\$-	-	\$-	\$-	\$8,000.00	\$8,000.00	12,000.00
9530 Aquatic Maint-Aeration Sy	\$4,018.58	-	(\$4,018.58)	\$12,081.77	\$8,000.00	(\$4,081.77)	12,000.00
9540 Pump/House/Engine R&M	\$11,667.61	9,887.50	(\$1,780.11)	\$115,186.90	\$88,987.50	(\$26,199.40)	118,650.00
9560 Pumphouses-Electric/Fuel	\$4,548.32	6,400.00	\$1,851.68	\$38,434.96	\$57,600.00	\$19,165.04	76,800.00
9580 Pumphouses - Internet	\$622.79	725.00	\$102.21	\$7,990.42	\$6,525.00	(\$1,465.42)	8,700.00
9600 Waterway Maint./Improvemt	\$866.35	1,250.00	\$383.65	\$11,045.79	\$11,250.00	\$204.21	15,000.00
9620 Less-PGA Reimbursemt	(\$5,752.54)	(9,131.25)	(\$3,378.71)	(\$83,229.04)	(\$82,181.25)	\$1,047.79	(109,575.00)
Total WATERWAYS	\$22,949.83	\$19,431.25	(\$3,518.58)	\$164,319.28	\$197,681.25	\$33,361.97	\$269,575.00
Total OPERATING EXPENSE	\$239,884.61	\$276,167.91	\$36,283.30	\$2,198,658.04	\$2,482,791.19	\$284,133.15	\$3,358,956.00
Net Income:	(\$303,703.61)	(\$340,909.58)	\$37,205.97	\$1,371,927.72	\$1,072,401.78	\$299,525.94	\$202.00

Sawgrass Players Club Association 2026

Budget w/Actuals

878 Players Pool Operations/Repair

882 Players Park & Rec Event

Total Recreation Budget

LANDSCAPE

850 Irrigation Maintenance

852 Landscape Contract

852-1 Landscaping - Flowers

852-2 Landscaping - Mulch/Pine Straw

852-3 Landscaping-Palm Tree Trim

853 Landscape Improvements

854 Landscape - Sod Repair

857 Tree/Shrub Improvements

858 Tree/Debris Removal

Total Landscape

GENERAL MAINTENANCE

860 Directional Signage

862 Drainage Repairs

864 Entry Signage

866 Fence/Bulkhead

868 General Maint. Supplies

870 Hurricane/Storm Prep

872 Lighting Fixtures

876 On-Site Labor/Vehicle

880 Project Mgmt./Engineering

884 Roads R&M

886 Sidewalks/grind-pressure wash

888 TPC Preparation

892 Waste/Dumpster

Total General Maintenance

CONTROLLED ACCESS

900 Controlled Access Contr.

902 Controlled Acc.-Special Event

903 SISO

906 RFID Administrator

908 Gate Arm Maint.

910 Gate Software & camera monitor

912 Gatehouse Equip/Supplies

914 Gatehouse R&M/Improver's

916 Gatehouse Phone/Internet

920 RFID/Gate Passes

921 RFID Income

922 Vehicle Expenses

924 Vehicle Fuel Expenses

926 Vacation Pass Thru

Total Controlled Access

UTILITIES

940 Electric - Common Areas

942 Electric - Street Lights

944 Gatehouse Water/Sewer

Total Utilities

WATERWAYS

Sawgrass Players Club Association 2026 Budget w/Actuals																
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget	Projected YE Variance	Variance comments. Red font shows change from budget due to timing or actual cost.
878	\$ 1,228	\$ 1,113	\$ 2,796	\$ 3,673	\$ 2,215	\$ 2,705	\$ 4,154	\$ 1,812	\$ 1,894	\$ 2,800	\$ 2,300	\$ 2,000	\$ 28,691	\$ 34,400	\$ 5,709	
882	\$ 271	\$ 6,471	\$ 6,930	\$ 4,118	\$ 3,896	\$ 122	\$ 8,558	\$ 752	\$ 338	\$ 2,950	\$ 3,950	\$ 5,910	\$ 44,265	\$ 42,700	\$ (1,565)	committee will uplift large oak at AIA
Total Recreation Budget																
	\$ 1,498	\$ 7,584	\$ 9,726	\$ 7,791	\$ 6,111	\$ 2,827	\$ 12,712	\$ 2,564	\$ 2,232	\$ 5,750	\$ 6,250	\$ 7,910	\$ 72,956	\$ 77,100	\$ 4,144	Savings YTD.
									\$ 53,046							
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
850	\$ 3,955	\$ 1,543	\$ 2,510	\$ 1,184	\$ 2,836	\$ 5,590	\$ 2,180	\$ 1,251	\$ 3,640	\$ 3,800	\$ 3,400	\$ 3,000	\$ 34,888	\$ 43,200	\$ 8,312	Repairs less.
852	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 29,586	\$ 30,832	\$ 30,817	\$ 30,817	\$ 30,817	\$ 364,333	\$ 369,800	\$ 5,467	Savings in The Yards rate
852-1	\$ -	\$ -	\$ 13,681	\$ -	\$ -	\$ 13,571	\$ -	\$ -	\$ 13,681	\$ -	\$ 13,571	\$ 1,236	\$ 55,690	\$ 55,520	\$ (170)	
852-2	\$ -	\$ 13,325	\$ -	\$ 20,510	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 16,933	\$ 5,000	\$ -	\$ 55,768	\$ 55,798	\$ 30	
852-3	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 32,000	\$ -	\$ 32,000	\$ 32,000	\$ -	
853	\$ 22,500	\$ -	\$ -	\$ 4,715	\$ 860	\$ 150	\$ -	\$ 280	\$ 4,180	\$ -	\$ 9,000	\$ -	\$ 41,685	\$ 36,000	\$ (5,685)	Remaining Projects
854	\$ 4,200	\$ -	\$ -	\$ 250	\$ 1,500	\$ -	\$ -	\$ 500	\$ -	\$ 2,500	\$ 1,000	\$ 1,000	\$ 10,950	\$ 15,250	\$ 4,300	Pending. Savings YTD
856	\$ 1,000	\$ 9,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,000	\$ -	\$ 21,700	\$ 21,700	\$ -	Pending.
858	\$ -	\$ -	\$ 5,350	\$ 400	\$ -	\$ 2,500	\$ 8,000	\$ 4,100	\$ 2,000	\$ 6,000	\$ -	\$ -	\$ 28,350	\$ 35,300	\$ 6,950	Put funds in Oct
Total Landscape																
	\$ 61,864	\$ 54,777	\$ 51,700	\$ 57,268	\$ 35,405	\$ 52,020	\$ 40,389	\$ 35,717	\$ 54,333	\$ 60,049	\$ 105,788	\$ 36,053	\$ 645,363	\$ 664,568	\$ 19,204	Savings YTD.
									\$ 443,474							
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
860	\$ 1,029	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 653	\$ -	\$ -	\$ 2,630	\$ -	\$ -	\$ 4,311	\$ 4,000	\$ (311)	
862	\$ 1,404	\$ 185	\$ 670	\$ 922	\$ 1,852	\$ 3,238	\$ 1,190	\$ 462	\$ 1,145	\$ 1,667	\$ 1,667	\$ 40,000	\$ 54,403	\$ 34,137	\$ (20,266)	Timing- Goal to correct area across from Vicars Landing
864	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,650	\$ 1,650	\$ -	Put in as placeholder
866	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	
868	\$ 837	\$ 1,098	\$ 1,198	\$ 1,134	\$ 155	\$ 501	\$ 280	\$ 1,076	\$ 584	\$ 1,200	\$ 1,200	\$ 1,200	\$ 10,462	\$ 14,400	\$ 3,938	Savings
870	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,144	\$ -	\$ -	\$ 2,144	\$ 4,288	\$ 2,144	
872	\$ 1,422	\$ 477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150	\$ 150	\$ -	\$ 150	\$ 2,349	\$ 1,800	\$ (549)
876	\$ 14,645	\$ 10,246	\$ 18,846	\$ 12,992	\$ 11,904	\$ 11,598	\$ 11,882	\$ 11,644	\$ 10,799	\$ 17,454	\$ 17,454	\$ 17,454	\$ 166,918	\$ 209,446	\$ 42,528	Savings. Less hours.
880	\$ 7,906	\$ 5,625	\$ 7,313	\$ 7,750	\$ 4,750	\$ 8,788	\$ 7,219	\$ 6,063	\$ 5,875	\$ 6,000	\$ 6,000	\$ 6,000	\$ 79,288	\$ 77,740	\$ (1,548)	Estimated based on avg.
884	\$ 14	\$ 700	\$ -	\$ -	\$ -	\$ -	\$ 20	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734	\$ 3,515	\$ 2,781	Savings-Less repairs
886	\$ 390	\$ 2,107	\$ 582	\$ 43	\$ 1,077	\$ 397	\$ -	\$ -	\$ 163	\$ 1,830	\$ 1,830	\$ 10,000	\$ 18,421	\$ 21,965	\$ 3,544	Pending. Work needed
888	\$ 1,397	\$ 2,043	\$ 282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 226	\$ -	\$ -	\$ -	\$ 3,947	\$ 4,998	\$ 1,051	Savings
892	\$ 2,380	\$ -	\$ 194	\$ 216	\$ 225	\$ 225	\$ 225	\$ 216	\$ 222	\$ 225	\$ 225	\$ 225	\$ 4,579	\$ 15,777	\$ 11,198	New rates
Total General Maintenance																
	\$ 31,423	\$ 22,481	\$ 29,084	\$ 23,058	\$ 19,963	\$ 24,748	\$ 21,469	\$ 19,461	\$ 21,644	\$ 30,670	\$ 28,526	\$ 76,679	\$ 349,207	\$ 394,715	\$ 45,509	Savings YTD.
									\$ 213,331							
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
900	\$ 70,993	\$ 64,131	\$ 74,928	\$ 68,270	\$ 72,106	\$ 69,652	\$ 71,946	\$ 68,655	\$ 72,006	\$ 70,451	\$ 70,451	\$ 70,451	\$ 844,038	\$ 845,409	\$ 1,370	
902	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,350	\$ 3,350	\$ -	
903	\$ 3,586	\$ 5,089	\$ 3,537	\$ 4,417	\$ 4,818	\$ 5,169	\$ 4,657	\$ 5,085	\$ 4,163	\$ 4,673	\$ 4,673	\$ 4,290	\$ 54,158	\$ 55,694	\$ 1,536	14 visit in September
906	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 56,412	\$ 56,412	\$ (0)	
908	\$ 200	\$ 313	\$ 1,706	\$ 400	\$ 327	\$ -	\$ 437	\$ 1,195	\$ 200	\$ 520	\$ 520	\$ 520	\$ 6,337	\$ 6,240	\$ (97)	
910	\$ -	\$ 2,235	\$ 2,235	\$ -	\$ -	\$ 5,677	\$ -	\$ 2,779	\$ -	\$ 3,296	\$ 1,061	\$ 1,061	\$ 18,345	\$ 21,672	\$ 3,327	Savings
912	\$ 99	\$ 464	\$ 2,602	\$ 378	\$ 1,091	\$ 599	\$ 839	\$ 1,045	\$ 1,372	\$ 1,000	\$ 1,000	\$ 1,000	\$ 11,489	\$ 12,000	\$ 511	
																Increased repair needs at gatehouse-pressure wash/paint/rodents/hvac
914	\$ 767	\$ 1,507	\$ 1,508	\$ 1,683	\$ 3,040	\$ 414	\$ 1,012	\$ 669	\$ 414	\$ 750	\$ 750	\$ 750	\$ 13,265	\$ 9,000	\$ (4,265)	Rate increased
916	\$ 1,442	\$ 1,442	\$ 1,442	\$ 1,442	\$ 1,440	\$ 1,429	\$ 1,718	\$ 1,725	\$ 1,725	\$ 1,725	\$ 1,725	\$ 1,725	\$ 18,981	\$ 16,152	\$ (2,829)	Order in Apr. Adjust for inventory in Dec
920	\$ 5,582	\$ -	\$ 304	\$ 5,582	\$ 4,172	\$ (8,271)	\$ 293	\$ -	\$ (4,328)	\$ 3,500	\$ 3,500	\$ 15,000	\$ 25,333	\$ 42,000	\$ 16,667	
921	\$ (2,325)	\$ (2,675)	\$ (5,115)	\$ (4,075)	\$ (3,695)	\$ (6,805)	\$ (3,800)	\$ (3,070)	\$ (3,055)	\$ (4,175)	\$ (4,175)	\$ (4,175)	\$ (47,140)	\$ (48,000)	\$ (860)	
922	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,461	\$ 1,461	\$ 1,461	\$ 15,979	\$ 17,536	\$ 1,557	
924	\$ 259	\$ 238	\$ 423	\$ 322	\$ 403	\$ 368	\$ 360	\$ 337	\$ 328	\$ 715	\$ 715	\$ 715	\$ 5,183	\$ 8,580	\$ 3,397	Savings.
926	\$ 902	\$ 556	\$ 1,878	\$ -	\$ -	\$ 185	\$ 1,297	\$ 672	\$ -	\$ 1,206	\$ 1,206	\$ 1,206	\$ 9,108	\$ 14,827	\$ 5,719	Savings.
Total Controlled Access																
	\$ 87,495	\$ 79,289	\$ 91,437	\$ 84,408	\$ 89,690	\$ 74,407	\$ 84,748	\$ 85,083	\$ 78,815	\$ 89,823	\$ 87,588	\$ 102,055	\$ 1,034,837	\$ 1,060,872	\$ 26,034	Savings YTD.
									\$ 755,371							
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
940	\$ 1,405	\$ 1,234	\$ 1,320	\$ 1,459	\$ 1,646	\$ 1,822	\$ 1,696	\$ 1,536	\$ 1,761	\$ 1,778	\$ 1,778	\$ 1,778	\$ 19,215	\$ 20,112	\$ 897	Savings
942	\$ 2,364	\$ 2,356	\$ 2,354	\$ 2,358	\$ 2,380	\$ 2,394	\$ 2,400	\$ 2,377	\$ 2,377	\$ 2,559	\$ 2,559	\$ 2,559	\$ 29,054	\$ 30,600	\$ 1,546	Savings
944	\$ 74	\$ 76	\$ 79	\$ 74	\$ 73	\$ 75	\$ 74	\$ 74	\$ 76	\$ 90	\$ 90	\$ 90	\$ 946	\$ 994	\$ 49	
Total Utilities																
	\$ 3,843	\$ 3,666	\$ 3,754	\$ 3,892	\$ 4,100	\$ 4,291	\$ 4,164	\$ 4,011	\$ 4,213	\$ 4,427	\$ 4,427	\$ 4,427	\$ 49,215	\$ 51,706	\$ 2,491	Savings YTD.
									\$ 35,933							
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
WATERWAYS																

Sawgrass Players Club Association 2026 Budget w/Actuals															Variance comments. Red font shows change from budget due to timing or actual cost.	
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget	Projected YE Variance	
950 Aquatic Maint.	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 6,979	\$ 83,745	\$ 115,200	\$ 31,455	Savings. Adjusted to show actual rate.
951 Aquatic Maint- Misc. (fish)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,000	\$ 11,000	\$ 20,800	\$ 9,800	No expense in Jan. Moved \$11k to Dec as contingency.
952 Aquatic Maint- Eel Grass	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ -	\$ 4,000	\$ 12,000	\$ 8,000	
953 Aquatic Maint- Aeration R&M	\$ 1,164	\$ -	\$ 1,500	\$ 150	\$ 1,389	\$ 939	\$ 1,308	\$ 1,613	\$ 4,019	\$ 2,000	\$ -	\$ 2,000	\$ 16,082	\$ 12,000	\$ (4,082)	PCV Repair and Pond 65 Repair
954 Pumphouse R&M	\$ 7,180	\$ 13,234	\$ 11,431	\$ 9,925	\$ 10,555	\$ 14,674	\$ 23,785	\$ 12,735	\$ 11,668	\$ 9,888	\$ 9,888	\$ 9,888	\$ 144,849	\$ 118,650	\$ (26,199)	Annual pump & fuel tank inspections/MLMC maint./Stair Project at SC
956 Pumphouses-Electric/Fuel	\$ 4,276	\$ 3,582	\$ 3,215	\$ 3,831	\$ 3,803	\$ 3,922	\$ 7,170	\$ 4,087	\$ 4,548	\$ 6,400	\$ 6,400	\$ 6,400	\$ 57,635	\$ 76,800	\$ 19,165	Savings. Less run time.
958 Pumphouses-Internet	\$ 622	\$ 622	\$ 687	\$ 2,890	\$ 677	\$ 622	\$ 623	\$ 623	\$ 623	\$ 725	\$ 725	\$ 725	\$ 10,165	\$ 8,700	\$ (1,465)	Data Increase and Starlink
960 Waterway Maint./Improve	\$ -	\$ -	\$ 2,140	\$ -	\$ -	\$ 1,834	\$ 4,192	\$ 2,014	\$ 866	\$ 1,250	\$ 1,250	\$ 1,250	\$ 14,796	\$ 15,000	\$ 204	Sediment removal in July
Waterway Subtotal	\$ 20,221	\$ 24,417	\$ 25,952	\$ 23,775	\$ 23,404	\$ 28,969	\$ 44,057	\$ 28,050	\$ 28,702	\$ 29,241	\$ 25,241	\$ 40,241	\$ 342,272	\$ 379,150	\$ 36,878	
Less TPC Contribution to lines 954-960	\$ (6,039)	\$ (8,719)	\$ (8,737)	\$ (8,323)	\$ (7,518)	\$ (10,526)	\$ (17,885)	\$ (9,729)	\$ (5,753)	\$ (9,131)	\$ (9,131)	\$ (9,131)	\$ (110,623)	\$ (122,550)	\$ (11,927)	
Total Waterway	\$ 14,182	\$ 15,698	\$ 17,216	\$ 15,452	\$ 15,886	\$ 18,444	\$ 26,172	\$ 18,321	\$ 22,950	\$ 20,110	\$ 16,110	\$ 31,110	\$ 231,649	\$ 269,575	\$ 37,926	Savings YTD.
CAPITAL IMPROVEMENT																
Capital Improvements not paid from the capital fund balance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
975	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
TOTAL EXPENSES																
	\$ 265,297	\$ 250,291	\$ 270,896	\$ 251,941	\$ 228,529	\$ 228,897	\$ 243,795	\$ 219,125	\$ 239,885	\$ 270,193	\$ 341,078	\$ 338,940	\$ 3,148,867	\$ 3,358,956	\$ 210,089	Vote to move \$72k to stormwater and remaining surplus to general reserve
Net Income	\$ 1,784,977	\$ (310,785)	\$ (335,023)	\$ (314,686)	\$ (290,917)	\$ (293,013)	\$ 1,715,440	\$ (279,379)	\$ (303,704)	\$ (335,515)	\$ (406,399)	\$ (404,332)	\$ 226,320	\$ 202	\$ 226,118	
Total Expenses YTD																
	\$ 265,297	\$ 515,588	\$ 786,484	\$ 1,038,425	\$ 1,266,954	\$ 1,495,851	\$ 1,739,647	\$ 1,958,771	\$ 2,198,656							

Sawgrass Players Club Association, Inc.					
Budget Estimate 2027-2028					
Policy	Carrier	26-27 Annual Premium	Mid Term	Estimated Premium	Increase/Decrease
Property (\$2,071,344 Total Insured Value)**	National Fire & Marine Insurance Co	\$12,742.89	\$52,245.00	\$52,245.00	400%
Boiler & Machinery (\$5,000,000 Revised Limit)	Travelers Excess and Surplus Lines Co	\$4,205.25	\$4,205.25	\$4,625.78	10%
Crime	Philadelphia Indemnity Insurance Co	\$1,569.54	\$1,569.54	\$1,569.54	0%
General Liability	Westchester Surplus Lines Insurance Co	\$118,125.00	\$118,125.00	\$204,356.25	70%
Directors & Officers	Philadelphia Indemnity Insurance Co	\$16,667.02	\$16,667.02	\$17,500.37	5%
Legal Defense	Bold Legal Defense Insurance, Inc.	\$802.00	\$802.00	\$802.00	0%
Cyber Liability	Fortegra Specialty Insurance Co	\$481.95	\$481.95	\$481.95	0%
Excess Liability	Scottsdale Insurance Co	\$70,873.95	\$70,873.95	\$77,961.35	10%
Workers Compensation	Zenith Insurance Co	\$492.00	\$492.00	\$492.00	0%
Flood - (48 PGA Tour)	Wright National Flood Insurance Co	\$5,893.00	\$5,893.00	\$6,246.58	6%
Flood - (Salt Creek Point Way)	Wright National Flood Insurance Co	\$5,804.00	\$5,804.00	\$6,152.24	6%
Flood - (6475 Hammock Cove Dr)	Wright National Flood Insurance Co	\$4,042.00	\$4,042.00	\$4,284.52	6%
Total		\$241,698.60	\$281,200.71	\$376,717.57	55.86%

The above 2027 premiums and percent increases are estimated and subject to change. **On the property, we are estimating at this time until we are able to reassess the valuation of the pump stations

Per Meeting on 10-6-2026

Updated

Claim filed 10-2026, plan on higher increase



8/18/2026

Consultant Pilar Dixon, CIC, CIRMS EM: Pilar.Dixon@bbrown.com VOICE: (904)565-8282
Account Executive Elaine Fraser EM: Elaine.Fraser@bbrown.com VOICE: (904) 539-9194
Account Manager Jolene Bullock, EM: Jolene.Bullock@bbrown.com, VOICE: (904) 565-8296
Certificates Thu Le, EM: Thu.Le@bbrown.com, VOICE: (904) 483-9909



8/28/26

Sawgrass Players Club Association
c/o Marsh Landing Management
4200 Marsh Landing Blvd, Ste 200
Jacksonville, FL 32250

RE: Sawgrass03

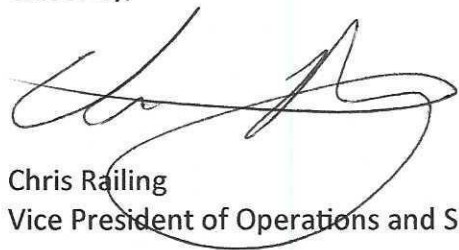
Dear Kristy:

Attached is our proposed increase for the 2027 Fiscal Year. Due to the skyrocketing fuel prices and multiple price increases in chemical in the last eight months, we will be requesting an increase of approximately 10%.

We are leaving the aerator maintenance pricing for 2027 "as is" with no increase.

We hope to continue business with you in 2027. Please let me know if you have any questions.

Sincerely,



Chris Railing
Vice President of Operations and Sales



08/28/2026

Sawgrass Players Club Association
4200 Marsh Landing Blvd, Ste 200
Jacksonville Beach, FL 32250

krichland@marshlanding.org
trichland@marshlanding.org
One-year agreement (Auto Renewal)

RE: Monthly Aquatic Services Proposal

We propose hereby to furnish material and labor to complete in accordance with specifications below, for the sum of:
Ninety-Two Thousand Dollars and 00/100-----\$92,000.00

Payments to be made as follows:

Monthly payments of \$7,666.67; invoiced at the completion of treatment and payable within thirty days.

We hereby submit specifications and estimates for:

FUTURE HORIZONS, INC. will continue to maintain a monthly aquatic plant management program for sixty-eight (68) ponds (approx. 145.39 acres) located within Sawgrass Players Club Association in Jacksonville, Florida.

FUTURE HORIZONS, INC. will provide all labor, equipment, herbicides and technology to control all emergent, submersed, floating aquatic vegetation and algae.

FUTURE HORIZONS, INC will inspect and/or apply the herbicides twice each month, March through October, and once a month November through February, to control and prevent the vegetation from reestablishing in the designated area.

FUTURE HORIZONS, INC. will use only state approved herbicides, application techniques and certified applicators in treating the designated area.

FUTURE HORIZONS, INC. will provide proof of one million dollars liability ((\$1,000,000.00 per occurrence) comprehensive general and vehicle insurance and workers compensation upon acceptance of proposal.

FUTURE HORIZONS, INC. reserves the right to stop the aquatic management program should customer fail to pay each invoice within sixty (60) days. Once delinquent invoices are paid in full, there will be an additional start-up fee of ten percent of the remaining contract balance. This start-up fee will be paid before additional treatments are made by the contractor. This start-up fee is necessary because of regrowth of aquatic vegetation.

This contract will be renewed automatically annually but may be canceled by either party, without cause, with sixty days' prior written notice. Should legal services become necessary in collection of the outstanding debt of this contract, the prevailing party in any litigation shall be entitled to recover its reasonable attorney's fees and court costs from the other party. 1.5 % interest will be added to payments for every thirty days past the due date.

Upon acceptance, please sign and return this proposal and retain a copy for your files

***Credit Card Transactions over \$1,000.00 will incur a 5% Administrative Fee**

Customer or Authorized Agent Signature

Date

John Flynn, as President

The Sawgrass Players Club Association, Inc., a Florida non-profit corporation

Chris Raiting, VP of Operations and Sales

Date



Addendum

Dated 9/22/2026

This 2027-2028 Addendum to Service Agreement between Sawgrass Players Club Association and First Coast Security Services, Inc. dated September 18, 2023

Schedule A–1 Wages & Bill Rates

is hereby incorporated into the Service Agreement as a continuance of contract terms and conditions effective October 1, 2026. Either party may terminate this Addendum upon thirty (30) days' prior written notice to the other party, with termination becoming effective at the end of such thirty (30) day notice period

All other agreed upon terms and conditions of the FCSS standard service agreement, including officer pricing remain unchanged.

Sawgrass TPC — Security Services Rate Schedule

Proposed 2027–2028 Rates

PROPOSED 2027–2028 RATES — STAFFING

Position	Wage Rate	Bill Rate	Hrs/Week	Weekly	Monthly	Annual
Account Manager	\$35.00	\$45.00	40	\$1,800.00	\$7,800.00	\$93,600.00
Assistant to Manager	\$22.75	\$32.65	40	\$1,306.00	\$5,659.33	\$67,912.00
Patrol Officer I	\$20.50	\$29.80	80	\$2,384.00	\$10,330.67	\$123,968.00
Patrol Officer II	\$19.50	\$28.10	80	\$2,248.00	\$9,741.33	\$116,896.00
Gate Officer	\$19.00	\$27.55	304	\$8,375.20	\$36,292.53	\$435,510.40
Subtotal			544	\$16,113.20	\$69,823.86	\$837,886.40
<i>Sales Tax (6.5%)</i>				<i>\$1,047.36</i>	<i>\$4,538.55</i>	<i>\$54,462.62</i>
Total (incl. 6.5% tax)				\$17,160.56	\$74,362.41	\$892,349.02

Proposed 2027-2028— Vacation

Earned officers' vacations will be billed at the individual wage rate + 16.0% (cost of payroll taxes and applicable insurance fees).

Proposed 2027-2028— Fuel (Based on 2026 YTD Avg)

	Monthly	Annual
Fuel	\$254.43	\$3,053.16
Sales Tax	\$0.00	\$0.00
Total (tax paid at pump)	\$254.43	\$3,053.16

Note: Sales tax paid at pump — 0.0% applied here.

Proposed 2027-2028— Vehicle

Vehicle	Monthly	Annual
Vehicle	\$1,542.64	\$18,511.68
Sales Tax (6.5%)	\$100.27	\$1,203.26
Total (incl. 6.5% tax)	\$1,642.91	\$19,714.94

Proposed 2027-2028— Technology

Technology	Monthly	Annual
Camera, Radar, Monitoring (unit 1)	\$229.00	\$2,748.00
Camera, Radar, Monitoring (unit 2)	\$229.00	\$2,748.00
Camera, Radar, Monitoring (unit 3)	\$229.00	\$2,748.00
Camera, Radar, Monitoring (unit 4)	\$229.00	\$2,748.00
Subtotal	\$916.00	\$10,992.00
Sales Tax (6.5%)	\$59.54	\$714.48
Total (incl. 6.5% tax)	\$975.54	\$11,706.48

2027 Proposed Grand Total (All Categories): \$926,823.60 (Tax Included)

2028 Proposed Grand Total (All Categories): \$926,823.60 (Tax Included)

Customer Authorized Signature

First Coast Security Services Representative

Date

Date

Sawgrass Players Club Association, Inc.

NOTICE OF THE 2027 BUDGET

Dear Residents,

We are pleased to inform you that the Sawgrass Players Club Master Board met on October 22, 2026, and approved the 2027 budget as shown below.

For the upcoming year, **there will be a modest increase from \$978 to \$991** which aligns with current trends, committee initiatives, contractual obligations and reserve funding plans. Our capital contribution program continues to thrive, enabling us to fund new capital projects without further increases to dues.

Dues are payable in January and July by check to Sawgrass Players Club Association (SPCA) or online through Truist. You can visit <https://www.truist.com/payments>, and under Homeowner Payment Options, select "Pay now or enroll."

Account	Amount	Details
Residential Assessments (Dues)	\$3,137,506	Semi-Annual dues are \$991 per RDU (residential dwelling unit)
Commercial- Class C Dues	\$978,144	Commercial entities pay dues equal to 1 RDU per 10,000 sq ft of heated space. They include Sawgrass Village, the Corridors, Veranda, Vicars Landing, Marriott, PGA Global Tour, and The Yards.
Drainage Dues	\$97,135	Drainage entities pay dues into the Association based on Covenants or based on Waterway Expenses/Total Expenses * the Annual Dues
General Reserve Transfer	(\$475,000)	General reserves fund the replacement of roadways, curbs, bridges, sidewalks, fences, signage, recreational facilities, and gatehouses.
Stormwater Reserve Transfer	(\$300,000)	Stormwater reserves fund canal conveyance, control structures, and all related pump station components.
Emergency Contingency Fund	(\$18,000)	The goal is to maintain the emergency contingency fund equal to 1.5 months expenses.
Income after Reserve Transfer	\$3,419,785	
Other Income Earned	\$49,560	Interest income and late fees
TOTAL INCOME	\$3,469,354	

General Administrative Expense	\$894,278	Insurance, website, communications, bank fees, legal, postage/printing, and management costs.
Recreational Expenses	\$82,700	Players Pool and Players Park operating costs including utilities, permits and recreation events for all residents.
Landscape Expenses	\$683,258	Association landscaping, irrigation, tree care, and tree removals.
Repairs-Maintenance Expenses	\$380,258	Labor and repair to maintain and improve Association property.
Controlled Access Expenses	\$1,121,175	All gate operation costs including 24/7 controlled access contract.
Utilities Expenses	\$51,706	BES and SJC costs for streetlights, water, aeration, and irrigation.
Waterways Expenses	\$255,970	Pump operations, aeration repair, waterway, and lake bank work.
Capital Projects (new assets)	\$-	The capital contribution fund is available to pay for new assets such as aerators, controlled access upgrades, recreation upgrades, and pump station enhancements.
TOTAL OPERATING EXPENSES	\$3,469,354	

Sincerely
Sawgrass Players Club Association Board of Directors

**SPCA BUDGET 2027**

REVENUE:	2027 Budget	2026 Forecast	comment
Residential Dues (paid by 1584 residents)	\$ 3,137,506	\$ 3,096,348	\$13 (1%) semi-annual increase from \$978 to \$991 is required.
Commercial/Class C (33 entities including Vicars Landing who pays as both Class A & Class C member)	\$ 978,144	\$ 950,687	
Drainage Dues (7 drainage entities pay a portion based on waterway costs)	\$ 97,135	\$ 92,062	
800 General Reserve Fd Trans	\$ (475,000)	\$ (571,300)	General Reserve budget is funded to plan -no increase required
801 Emergency Contingency Tran	\$ (18,000)	\$ -	The goal is for the acct to equal 1.5 months of all expenses
802 Storm Water Reserve Trans	\$ (300,000)	\$ (254,000)	Stormwater Reserve underfunded & required an increase to \$372k. Finance is moving monies in 2026 to reduce amt to \$300k
Total Income (after fund transfer)	\$ 3,419,785	\$ 3,313,797	

\$ 4,212,784.71

OTHER REVENUE	2027 Budget	2026 Forecast	Comment
734 Covenant Enforcement Fees	\$ -	\$ -	Goal is compliance
736 Interest on Past Due A/R	\$ 5,780	\$ 8,448	Goal to reduce past due
738 Misc. Income	\$ -	\$ 341	
739 Players Park Rec. Field	\$ 180	\$ 177	
740 TPC Contribution	\$ 10,000	\$ 10,000	Amt per Covenants
750 Interest Inc. - Operating	\$ 33,600	\$ 42,766	
752 Reserve Interest	\$ -	\$ -	
Total Other Revenue Income	\$ 49,560	\$ 61,391	
Total Operating Income	\$ 3,469,345	\$ 3,375,188	

EXPENSES

GENERAL AND ADMINISTRATIVE	2027 Budget	2026 Forecast	Comment
810 ACC Expense	\$ 81,120	\$ 76,394	Admin costs
730 ACC Fees	\$ (20,400)	\$ (18,470)	Fees from projects
812 Audit & Tax Prep	\$ 9,150	\$ 8,560	Audit & tax filing costs
814 Bad Debt Expense	\$ 15,200	\$ 14,000	
816 Bank Charges	\$ 772	\$ 493	
818 Civic Liaison Comm.	\$ 300	\$ -	
820 Communications Website and FB	\$ 41,915	\$ 24,352	Website Rebuild. Monthly web & Facebook admin cost.
821 Communication-Players Journal	\$ 6,000	\$ -	Players Journal
822 Covenant Enforcement	\$ 9,180	\$ 2,056	Admin costs
824 Insurance	\$ 373,625	\$ 305,975	Insurance-estimated
826 Legal Expense	\$ 37,800	\$ 24,390	Gunster/Cobb Gonzales
830 Management Contract	\$ 294,690	\$ 282,000	MLMC contract
833 Meetings & Functions	\$ 1,608	\$ 4,922	
834 Misc G&A	\$ -	\$ 614	
836 Office Supplies	\$ 13,800	\$ 14,583	Includes Lockbox costs
838 Postage	\$ 11,197	\$ 9,834	Postage rates are .78
840 Printing	\$ 13,760	\$ 11,376	
842 Taxes & Filing Fees	\$ 61	\$ 61	
844 Vehicle Damage by Gates	\$ 4,500	\$ 4,500	
TOTAL GENERAL and ADMINISTRATIVE	\$ 894,278	\$ 765,640	

RECREATIONAL FACILITIES	2027 Budget	2026 Forecast	Comment
878 Players Pool Operations/Repair	\$ 33,500	\$ 28,691	Utilities, chemicals, internet, supplies
882 Players Park & Rec Event	\$ 49,200	\$ 44,265	Repairs & Rec events

Sawgrass Players Club Association

TOTAL RECREATIONAL FACILITIES	\$ 82,700	\$ 72,956	
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LANDSCAPE	2027 Budget	2026 Forecast	Comment
850 Irrigation Maintenance	\$ 41,600	\$ 34,888	
852 Landscape Contract	\$ 382,743	\$ 364,333	Precision Turf contract-
852 -1 Landscaping - Flowers	\$ 57,212	\$ 55,690	Precision Turf contract-
852 -2 Landscaping -Mulch/Pine Straw	\$ 57,583	\$ 55,768	Precision Turf contract-
852 -3 Landscape-Palm Tree Trim	\$ 33,120	\$ 32,000	Precision Turf contract-
853 Landscape Improvements	\$ 40,000	\$ 41,685	
854 Landscape - Sod Repair	\$ 12,000	\$ 10,950	
857 Tree/Shrub Improvements	\$ 22,000	\$ 21,700	
858 Tree/Debris Removal	\$ 37,000	\$ 28,350	
TOTAL LANDSCAPE	\$ 683,258	\$ 645,363	

GENERAL MAINTENANCE	2027 Budget	2026 Forecast	Comment
860 Directional Signage	\$ 4,000	\$ 4,311	
862 Drainage Repairs	\$ 48,000	\$ 54,403	Projects to reduce areas of standing water
864 Entry Signage	\$ 1,650	\$ 1,650	
866 Fence/Bulkhead	\$ 1,000	\$ -	
868 General Maint. Supplies	\$ 11,400	\$ 10,462	Supplies for upkeep
870 Hurricane/Storm Prep	\$ 4,288	\$ 2,144	
872 Lighting Fixtures	\$ 2,700	\$ 2,349	Bridge & uplight repairs
876 On-Site Labor/Vehicle	\$ 196,818	\$ 166,918	
880 Project Mgmt./Engineering	\$ 86,400	\$ 79,288	
884 Roads R&M	\$ -	\$ 734	
886 Sidewalks(grind-pressure wash)	\$ 16,474	\$ 18,421	Grinds/pressure wash
888 TPC Preparation	\$ 4,288	\$ 3,947	Flags, property cleaning
892 Waste/Dumpster	\$ 3,240	\$ 4,579	FCC Environmental
TOTAL GENERAL MAINTENANCE	\$ 380,258	\$ 349,207	

CONTROLLED ACCESS	2027 Budget	2026 Forecast	Comment
900 Controlled Access Contr.	\$ 892,349	\$ 844,038	First Coast Security (FCS) contract
902 Controlled Acc.-Special Event	\$ 3,500	\$ 3,350	
903 SJSO	\$ 55,694	\$ 54,158	
906 RFID Administrator	\$ 56,412	\$ 56,412	MLMC contract
908 Gate Arm Maint.	\$ 6,240	\$ 6,337	
910 Gate Software & camera monitor	\$ 27,852	\$ 18,345	Gate access software. Monthly camera monitoring.
912 Gatehouse Equip/Supplies	\$ 11,760	\$ 11,489	
914 Gatehouse R&M/Improver's	\$ 13,620	\$ 13,265	
916 Gatehouse Phone/Internet	\$ 21,000	\$ 18,981	
920 RFID/Gate Passes	\$ 36,000	\$ 25,333	
921 RFID Income	\$ (48,000)	\$ (47,140)	
922 Vehicle Expenses	\$ 19,715	\$ 15,979	FCS contract
924 Vehicle Fuel Expenses	\$ 6,300	\$ 5,183	Based on consumption
926 Vacation Pass Thru	\$ 18,734	\$ 9,108	FCS contract
TOTAL CONTROLLED ACCESS	\$ 1,121,175	\$ 1,034,837	

UTILITIES	2027 Budget	2026 Forecast	Comment
Electric-Common Area	\$ 20,112	\$ 19,215	Beaches Energy
Electric-Street Lights	\$ 30,600	\$ 29,054	
Gatehouse Water/Sewer	\$ 994	\$ 946	County 3.4% increase
TOTAL UTILITIES	\$ 51,706	\$ 49,215	

WATERWAYS	2027 Budget	2026 Forecast	Comment
Aquatic Maintenance Contract	\$ 92,120	\$ 83,745	Future Horizon contract
Aquatic Maintenance Misc.	\$ 20,800	\$ 11,000	Future Horizon contract
Aquatic Maintenance Eelgrass	\$ 8,000	\$ 4,000	
Aquatic Maintenance Aeration (R/M)	\$ 12,500	\$ 16,082	General repairs
Pump/Engine/House R&M	\$ 142,800	\$ 144,849	
Pumphouse- Electric & Fuel	\$ 76,800	\$ 57,635	Based on usage
Pumphouse- Internet	\$ 10,500	\$ 10,165	
Waterway Maint/Improvement	\$ 15,000	\$ 14,796	
Less: TPC Reimbursemt	\$ (122,550)	\$ (110,623)	
TOTAL WATERWAYS	\$ 255,970	\$ 231,649	

Sawgrass Players Club Association

Capital Improvements Proposed in 2028	\$ -	\$ -	Add aerator, uplights & camera. Pad extension at Players Park.
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TOTAL EXPENSES	\$ 3,469,345	\$ 3,148,867	
NET INCOME	\$ (0)	\$ 226,320	

\$ 4,262,345
\$ (4,262,344.98)

Sawgrass Players Club Association 2027 BUDGET DRAFT		A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
REVENUE:															
Resident Dues (1585 owners & VL)	715	\$ 1,568,753	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,568,753	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,137,506
Class C and Commercial Dues	717	\$ 489,072	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 489,072	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 978,144
Drainage Dues	719	\$ 97,135	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 97,135
800 General Reserve Fd Trans	800	\$ (36,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (39,833)	\$ (475,000)
801 Emergency Contingency	801	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (1,500)	\$ (18,000)
802 Storm Water Reserve Trans	802	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (25,000)	\$ (300,000)
Total Income (after Fd transfer)		\$ 2,091,626	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ 1,991,492	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ (66,333)	\$ 3,419,785

Other Revenue:	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
734 Covenant Enforcement Fees	734	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
736 Interest on Past Due A/R	736	\$ -	\$ 1,900	\$ 700	\$ 120	\$ 120	\$ 50	\$ -	\$ 1,900	\$ 700	\$ 120	\$ 120	\$ 50	\$ 5,780
738 Misc. Income	738	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
739 Players Park Rec. Field	739	\$ 180	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180
740 TPC Contribution	740	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 833	\$ 10,000
750 Interest Inc. - Operating	750	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 2,600	\$ 2,600	\$ 2,600	\$ 2,600	\$ 2,600	\$ 2,600	\$ 33,600
752 Reserve Interest	752	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Other Revenue		\$ 4,013	\$ 5,733	\$ 4,533	\$ 3,953	\$ 3,953	\$ 3,883	\$ 3,433	\$ 5,333	\$ 4,133	\$ 3,553	\$ 3,553	\$ 3,483	\$ 49,560
		\$ 2,095,640	\$ (60,600)	\$ (61,800)	\$ (62,380)	\$ (62,380)	\$ (62,450)	\$ 1,994,925	\$ (61,000)	\$ (62,200)	\$ (62,780)	\$ (62,780)	\$ (62,850)	\$ 3,469,345

EXPENSES

GENERAL AND ADMINISTRATIVE	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
810 ACC Expense	810	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 6,760	\$ 81,120
730 ACC Fees	730	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (1,700)	\$ (20,400)
812 Audit & Tax Prep	812	\$ -	\$ 9,150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,150
814 Bad Debt Expense	814	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,200	\$ -	\$ 15,200
816 Bank Changes	816	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 431	\$ 31	\$ 31	\$ 31	\$ 31	\$ 31	\$ 772
818 Civic Liaison Comm.	818	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300	\$ -	\$ -	\$ -	\$ 300
820 Communications Website and FB	820	\$ 17,123	\$ 1,651	\$ 7,922	\$ 1,651	\$ 1,651	\$ 1,651	\$ 1,651	\$ 2,011	\$ 1,651	\$ 1,651	\$ 1,651	\$ 1,651	\$ 41,915
821 Communication-Players Journal	821	\$ 1,500	\$ -	\$ -	\$ 1,500	\$ -	\$ -	\$ 1,500	\$ -	\$ -	\$ 1,500	\$ -	\$ -	\$ 6,000
822 Covenant Enforcement	822	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 765	\$ 9,180
824 Insurance	824	\$ 25,417	\$ 25,417	\$ 25,417	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 33,042	\$ 373,625
826 Legal Expense	826	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 3,150	\$ 37,800
830 Management Contract	830	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 24,558	\$ 294,690
833 Meetings & Functions	833	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 134	\$ 1,608
834 Misc G&A	834													\$ -
836 Office Supplies	836	\$ 3,525	\$ 675	\$ 675	\$ 675	\$ 675	\$ 675	\$ 3,525	\$ 675	\$ 675	\$ 675	\$ 675	\$ 675	\$ 13,800
838 Postage	838	\$ 100	\$ 1,477	\$ 100	\$ 4,590	\$ 100	\$ 100	\$ 100	\$ 1,477	\$ 100	\$ 1,477	\$ 1,477	\$ 100	\$ 11,197
840 Printing	840	\$ 70	\$ 1,685	\$ 70	\$ 6,530	\$ 70	\$ 70	\$ 1,685	\$ 70	\$ 70	\$ 1,685	\$ 1,685	\$ 70	\$ 13,760
842 Taxes & Filing Fees	842	\$ -	\$ 61	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 61
844 Vehicle Damage by Gates	844	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,500	\$ -	\$ -	\$ -	\$ 4,500
Total General and Administrative		\$ 81,432	\$ 73,813	\$ 67,881	\$ 81,685	\$ 69,235	\$ 69,235	\$ 75,600	\$ 70,972	\$ 74,035	\$ 73,727	\$ 87,427	\$ 69,235	\$ 894,278

RECREATIONAL FACILITIES	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
878 Players Pool Operations/Repair	878	\$ 5,000	\$ 2,300	\$ 2,300	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,300	\$ 2,000	\$ 33,500

882 Players Park & Rec Event	882	\$ 750	\$ 6,950	\$ 3,950	\$ 6,450	\$ 3,950	\$ 450	\$ 10,450	\$ 450	\$ 3,950	\$ 2,950	\$ 4,450	\$ 4,450	\$ 49,200
Total Recreation Budget		\$ 5,750	\$ 9,250	\$ 6,250	\$ 9,250	\$ 6,750	\$ 3,250	\$ 13,250	\$ 3,250	\$ 6,750	\$ 5,750	\$ 6,750	\$ 6,450	\$ 82,700

LANDSCAPE	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
850 Irrigation Maintenance	850	\$ 3,000	\$ 3,000	\$ 3,400	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,400	\$ 3,000	\$ 3,000	\$ 41,600
852 Landscape Contract	852	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 31,895	\$ 382,743
852 -1 Landscaping - Flowers	852	\$ -	\$ 1,300	\$ 27,956	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,978	\$ -	\$ -	\$ 13,978	\$ 57,212
852 -2 Landscaping -Mulch/Pine Straw	852	\$ -	\$ 13,791	\$ 21,264	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,528	\$ 5,000	\$ -	\$ 57,583
852 -3 Landscape-Palm Tree Trim	852	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 33,120	\$ -	\$ 33,120
853 Landscape Improvements	853	\$ 20,000	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,000	\$ -	\$ 40,000
854 Landscape - Sod Repair	854	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 12,000
857 Tree/Shrub Improvements	856	\$ 7,500	\$ 7,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,000	\$ -	\$ 22,000
858 Tree/Debris Removal	858	\$ -	\$ -	\$ 7,000	\$ -	\$ -	\$ -	\$ 7,000	\$ 7,000	\$ 8,000	\$ 8,000	\$ -	\$ -	\$ 37,000
Total Landscape		\$ 63,395	\$ 68,487	\$ 92,515	\$ 36,695	\$ 36,695	\$ 36,695	\$ 43,695	\$ 43,695	\$ 58,673	\$ 61,823	\$ 91,015	\$ 49,873	\$ 683,258

GENERAL MAINTENANCE	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
860 Directional Signage	860	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 4,000
862 Drainage Repairs	862	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 48,000
864 Entry Signage	864	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,650	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,650
866 Fence/Bulkhead	866	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ 1,000
868 General Maint. Supplies	868	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 950	\$ 11,400
870 Hurricane/Storm Prep	870	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,144	\$ 2,144	\$ -	\$ -	\$ 4,288
872 Lighting Fixtures	872	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 2,700
876 On-Site Labor/Vehicle	876	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 16,401	\$ 196,818
880 Project Mgmt./Engineering	880	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 7,200	\$ 86,400
884 Roads R&M	884	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
886 Sidewalks(grind-pressure wash)	886	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 1,373	\$ 16,474
888 TPC Preparation	888	\$ 2,144	\$ 2,144	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,288
892 Waste/Dumpster	892	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 270	\$ 3,240
Total General Maintenance		\$ 33,563	\$ 32,563	\$ 30,419	\$ 31,419	\$ 30,419	\$ 32,069	\$ 31,419	\$ 30,419	\$ 33,563	\$ 33,563	\$ 30,419	\$ 30,419	\$ 380,258

CONTROLLED ACCESS	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
900 Controlled Access Contr.	900	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 74,362	\$ 892,349
902 Controlled Acc.-Special Event	902	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,500	\$ 3,500
903 SJSO	903	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,290	\$ 55,694
906 RFID Administrator	906	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 56,412
908 Gate Arm Maint.	908	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 6,240
910 Gate Software & camera monitor	910	\$ 3,811	\$ 1,576	\$ 1,576	\$ 3,811	\$ 1,576	\$ 1,576	\$ 3,811	\$ 1,576	\$ 1,576	\$ 3,811	\$ 1,576	\$ 1,576	\$ 27,852
912 Gatehouse Equip/Supplies	912	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 11,760
914 Gatehouse R&M/Improver's	914	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 13,620
916 Gatehouse Phone/Internet	916	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 21,000
920 RFID/Gate Passes	920	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 36,000
921 RFID Income		\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (4,000)	\$ (48,000)
922 Vehicle Expenses	922	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 19,715
924 Vehicle Fuel Expenses	924	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 6,300
926 Vacation Pass Thru	926	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 1,561	\$ 18,734

Total Controlled Access \$ 94,662 \$ 92,427 \$ 92,427 \$ 94,662 \$ 92,427 \$ 92,427 \$ 94,662 \$ 92,427 \$ 92,427 \$ 94,662 \$ 92,427 \$ 95,543 \$ 1,121,175

UTILITIES	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
940 Electric - Common Areas	940	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 1,676	\$ 20,112
942 Electric - Street Lights	942	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 2,550	\$ 30,600
944 Gatehouse Water/Sewer	944	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 994
Total Utilities		\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 4,309	\$ 51,706

WATERWAYS	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
950 Aquatic Maint.	950	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 7,677	\$ 92,120
951 Aquatic Maint- Misc. (fish)	951	\$ 11,000	\$ -	\$ 700	\$ -	\$ -	\$ 700	\$ -	\$ -	\$ 700	\$ -	\$ -	\$ 7,700	\$ 20,800
952 Aquatic Maint- Eel Grass	952	\$ -	\$ 2,000	\$ -	\$ -	\$ -	\$ 2,000	\$ -	\$ -	\$ -	\$ 2,000	\$ -	\$ 2,000	\$ 8,000
953 Aquatic Maint- Aeration R&M	953	\$ -	\$ 2,100	\$ -	\$ 2,100	\$ -	\$ 2,100	\$ -	\$ 2,100	\$ -	\$ 2,100	\$ -	\$ 2,000	\$ 12,500
954 Pumphouse R&M	954	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 11,900	\$ 142,800
956 Pumphouses-Electric/Fuel	956	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 76,800
958 Pumphouses -Internet	958	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 875	\$ 10,500
960 Waterway Maint./Improve	960	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 15,000
Waterway Subtotal		\$ 39,102	\$ 32,202	\$ 28,802	\$ 30,202	\$ 28,102	\$ 32,902	\$ 28,102	\$ 30,202	\$ 28,802	\$ 32,202	\$ 28,102	\$ 39,802	\$ 378,520
Less TPC Contribution to lines 954-960	962	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (10,213)	\$ (122,550)
Total Waterway		\$ 28,889	\$ 21,989	\$ 18,589	\$ 19,989	\$ 17,889	\$ 22,689	\$ 17,889	\$ 19,989	\$ 18,589	\$ 21,989	\$ 17,889	\$ 29,589	\$ 255,970

CAPITAL IMPROVEMENT	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
Planned Capital Improvements	975	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

TOTAL EXPENSES		\$ 312,000	\$ 302,837	\$ 312,390	\$ 278,009	\$ 257,724	\$ 260,674	\$ 280,824	\$ 265,061	\$ 288,346	\$ 295,823	\$ 330,236	\$ 285,419	\$ 3,469,345
Net Income		\$ 1,783,640	\$ (363,437)	\$ (374,190)	\$ (340,389)	\$ (320,104)	\$ (323,124)	\$ 1,714,101	\$ (326,061)	\$ (350,546)	\$ (358,603)	\$ (393,016)	\$ (348,269)	\$ -
Rolling Income		\$ 1,783,640	\$ 1,420,202	\$ 1,046,012	\$ 705,623	\$ 385,519	\$ 62,395	\$ 1,776,495	\$ 1,450,434	\$ 1,099,888	\$ 741,285	\$ 348,269	\$ (0)	