

# Dreamland Villa Retirement Community

## Profit and Loss by Month

November 2025

	TOTAL	
	NOV 2025	JAN - NOV, 2025 (YTD)
<b>Revenue</b>		
4000 Annual Fee Revenue		
4000.1 Annual Fee Revenue		289,607.99
4000.2 Payment Plan for dues	811.26	25,398.64
4000.3 Pro-rated Dues		2,674.18
4000.4 Associate Member Dues		260.00
<b>Total 4000 Annual Fee Revenue</b>	<b>811.26</b>	<b>317,940.81</b>
4001 55+ Donation Income	60.00	1,933.54
4003 Donations - Unrestricted	165.00	195.62
4101 Read Hall Event/Kitchen Income	223.82	1,047.02
4102 Special Events Revenue	125.00	2,927.77
4200 Farnsworth Hall Income		628.80
4210 Gracepoint Global Methodist Church		
4210.1 Lease Income - Grace Point Church	6,400.00	19,200.00
4210.2 Utilities Reimbursement - Grace Point Church		4,804.46
<b>Total 4210 Gracepoint Global Methodist Church</b>	<b>6,400.00</b>	<b>24,004.46</b>
4300 Administrative Related Income		30.00
4002 Transfer & Escrow (Disclosure) Fees		
4002.1 Transfer Fee (Voluntary)	2,400.00	36,000.00
4002.2 Escrow (Disclosure) Fees	1,650.00	20,850.00
<b>Total 4002 Transfer &amp; Escrow (Disclosure) Fees</b>	<b>4,050.00</b>	<b>56,850.00</b>
4100 Read Hall Rental Income	1,503.00	6,516.00
4300.2 Commissions & Misc Revenue		800.00
4300.3 Kee Card Replacement		875.00
4300.4 Donation Legal Fees Contrib		250.77
4300.5 Credit Card Fee Income	5.00	414.76
<b>Total 4300 Administrative Related Income</b>	<b>5,558.00</b>	<b>65,736.53</b>
4400 Restricted Accounts Income		
4403.2 Special Events Income		3,854.00
4406 Pickleball Income		50.00
<b>Total 4400 Restricted Accounts Income</b>		<b>3,904.00</b>
4500 Misc. Income	-540.00	245.00
4502 Interest Earned		3,009.20
4503 Crown Castle Lease Income		13,200.00
4510 Restricted Income	-125.00	840.00
4510.1 Restricted Donations - Farnsworth Pool		150.00
4510.2 Restricted Donations -Read Hall Pool	50.00	50.00

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4510.3 Restricted Donations - Citizen	500.00	3,000.00
<b>Total 4510 Restricted Income</b>	<b>425.00</b>	<b>4,040.00</b>
<b>Total Revenue</b>	<b>\$13,228.08</b>	<b>\$438,812.75</b>
GROSS PROFIT	<b>\$13,228.08</b>	<b>\$438,812.75</b>
Expenditures		
5001 55+ Compliance Expense		
5001.1 Affidavit Compliance	3,290.01	3,290.01
5001.3 Kee Card Expense		180.90
7001.3 Office Gross Wages / 55+	1,510.78	17,529.51
7002.3 Office Payroll Tax Exp. 55+	128.72	1,350.05
7004.1 Workers Comp 55+	10.12	114.69
<b>Total 5001 55+ Compliance Expense</b>	<b>4,939.63</b>	<b>22,465.16</b>
5300 Admin & Office Expenses	893.52	1,336.05
5300.1 Postage		10.70
5300.2 Copy Machine Expense	315.70	4,604.81
5300.3 Supplies	1,095.82	1,844.37
5300.4 Subscriptions/Fees/Monitoring		1,135.68
5300.5 Telephone, Internet & Website Exp	1,147.35	8,184.31
5300.6 Accounting Expense	122.25	2,211.73
5300.8 Permits, Licenses & Fees	690.95	1,645.95
5300.95 Computer & Camera Systems	1,400.00	4,506.61
5300.97 Volunteer Benefits		233.69
5502 Bank Charges		75.90
5503 Credit Card Fees		
5503.2 Credit Card Fees NOT Intuit	94.65	1,445.15
<b>Total 5503 Credit Card Fees</b>	<b>94.65</b>	<b>1,445.15</b>
5601.2 Citizen	500.00	5,700.00
5601.3 Blast & Graphic Design	250.00	2,750.00
5801 Legal Expense		3,406.03
<b>Total 5300 Admin &amp; Office Expenses</b>	<b>6,510.24</b>	<b>39,090.98</b>
5400 Restricted Accounts Expense		
5403 Fundraiser Expense		
5403.2 Special Events Expenses	-90.00	3,639.63
<b>Total 5403 Fundraiser Expense</b>	<b>-90.00</b>	<b>3,639.63</b>
<b>Total 5400 Restricted Accounts Expense</b>	<b>-90.00</b>	<b>3,639.63</b>
5500 Misc Expense	3,315.42	3,335.42
5501 Tax Expenses		
5501.1 Property Tax		9.20
5501.5 Income Tax Expense	4,837.00	4,837.00
<b>Total 5501 Tax Expenses</b>	<b>4,837.00</b>	<b>4,846.20</b>

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5900 Insurance		
5900.1 Fire Protection	270.00	11,309.50
5900.2 General Insurance	12,610.00	51,067.00
<b>Total 5900 Insurance</b>	<b>12,880.00</b>	<b>62,376.50</b>
5950 Read Hall Expenses		
5950.1 Read Kitchen Exp		236.51
<b>Total 5950 Read Hall Expenses</b>		<b>236.51</b>
6200 Farnsworth Hall Expenses		
5408 FH Only Kitchen Expenses		1,850.00
<b>Total 6200 Farnsworth Hall Expenses</b>		<b>1,850.00</b>
6201 Bldg & Grounds Maintenance		1,357.97
6201.1 Parts & Building Repair	302.97	9,133.61
6201.2 Consumable Supplies	239.71	6,046.34
6201.3 Contractor Work		4,150.00
6201.4 Vehicle Expense	115.42	2,175.88
<b>Total 6201 Bldg &amp; Grounds Maintenance</b>	<b>658.10</b>	<b>22,863.80</b>
6300 Swimming Pools Expenses		
6300.1 Gas - Pools	3,578.59	34,844.27
6300.2 Pool Repairs- Contracted Services Only	360.69	6,777.07
6300.3 Pool Chemicals	429.38	12,620.07
6300.4 Pool / Hot Tub Permits		1,260.00
6300.5 Pool Parts & Materials	570.49	6,832.26
<b>Total 6300 Swimming Pools Expenses</b>	<b>4,939.15</b>	<b>62,333.67</b>
6400 Utilities		
6400.2 Electric	2,844.00	32,766.39
6400.3 Water/Sewer	1,083.29	18,764.62
6400.4 Trash Collection	191.90	3,546.66
<b>Total 6400 Utilities</b>	<b>4,119.19</b>	<b>55,077.67</b>
7000 Payroll & Related Expenses		
7001 Maintenance Payroll Costs		
7001.1 Maintenance Gross Wages	9,568.36	96,408.86
7002.1 Maintenance Payroll Tax Exp	741.94	7,609.81
<b>Total 7001 Maintenance Payroll Costs</b>	<b>10,310.30</b>	<b>104,018.67</b>
7002 Office Payroll Costs		
7001.2 Office Gross Wages	2,620.00	27,734.54
7002.2 Office Payroll Tax Exp	223.22	2,310.21
<b>Total 7002 Office Payroll Costs</b>	<b>2,843.22</b>	<b>30,044.75</b>
7003 Employee Benefits		105.29
7004 Workers Comp Ins.	81.24	724.52

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7005 Payroll Processing	261.46	2,342.36
<b>Total 7000 Payroll &amp; Related Expenses</b>	<b>13,496.22</b>	<b>137,235.59</b>
<b>Total Expenditures</b>	<b>\$55,604.95</b>	<b>\$415,351.13</b>
NET OPERATING REVENUE	<b>\$ -42,376.87</b>	<b>\$23,461.62</b>
NET REVENUE	<b>\$ -42,376.87</b>	<b>\$23,461.62</b>

# Dreamland Villa Retirement Community

## Balance Sheet

As of November 30, 2025

	TOTAL		
	AS OF NOV 30, 2025	AS OF OCT 31, 2025 (PP)	CHANGE
<b>ASSETS</b>			
Current Assets			
Bank Accounts			
1010 Checking Account	77,195.05	84,718.59	-7,523.54
1011 Petty Cash	300.00	920.00	-620.00
1200 Capital Reserve Account	0.00	0.00	0.00
1210 Chase Checking	385.83	3,332.91	-2,947.08
1215 Chase CD	200,000.00	200,000.00	0.00
<b>Total 1200 Capital Reserve Account</b>	<b>200,385.83</b>	<b>203,332.91</b>	<b>-2,947.08</b>
<b>Total Bank Accounts</b>	<b>\$277,880.88</b>	<b>\$288,971.50</b>	<b>\$ -11,090.62</b>
<b>Total Current Assets</b>	<b>\$277,880.88</b>	<b>\$288,971.50</b>	<b>\$ -11,090.62</b>
Fixed Assets			
1100 Equipment	90,232.23	90,232.23	0.00
1110 Land	69,174.00	69,174.00	0.00
1120 Buildings	877,114.00	877,114.00	0.00
1130 Building Improvements	269,135.00	269,135.00	0.00
1140 Swimming Pools	351,248.73	351,248.73	0.00
1150 Furniture and Fixtures	35,841.13	35,841.13	0.00
1170 Accumulated Depreciation	-1,369,150.00	-1,369,150.00	0.00
<b>Total Fixed Assets</b>	<b>\$323,595.09</b>	<b>\$323,595.09</b>	<b>\$0.00</b>
<b>TOTAL ASSETS</b>	<b>\$601,475.97</b>	<b>\$612,566.59</b>	<b>\$ -11,090.62</b>
<b>LIABILITIES AND EQUITY</b>			
Liabilities			
Current Liabilities			
Other Current Liabilities			
2000 Advance Dues Payments	35,992.11	4,924.86	31,067.25
2001 55+ Donations Restricted	500.00	500.00	0.00
2100 Facility Use Deposits	0.00	0.00	0.00
2100.2 Read Hall Deposits	1,510.00	1,760.00	-250.00
2100.3 Arts & Crafts Deposits	2,010.00	1,615.00	395.00
<b>Total 2100 Facility Use Deposits</b>	<b>3,520.00</b>	<b>3,375.00</b>	<b>145.00</b>
2403 Restricted Funds	2,459.20	2,459.20	0.00
2403.11 Brats & Beans	1,383.00	1,383.00	0.00
2405 Nature Walk (Restricted)	25.00	-50.00	75.00
2411 Chili Cook Off -Restricted Funds	1,168.00	1,168.00	0.00

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## Balance Sheet

As of November 30, 2025

	TOTAL		
	AS OF NOV 30, 2025	AS OF OCT 31, 2025 (PP)	CHANGE
<b>Total 2403 Restricted Funds</b>	<b>5,035.20</b>	<b>4,960.20</b>	<b>75.00</b>
2408 Kitchen (Restricted)	625.60	301.60	324.00
2408.3 Restricted Donations - Citizen	3,000.00	3,500.00	-500.00
2450 Restricted Funds - Pass-through			
2450.2 Posse	175.00	0.00	175.00
<b>Total 2450 Restricted Funds - Pass-through</b>	<b>175.00</b>	<b>0.00</b>	<b>175.00</b>
<b>Total Other Current Liabilities</b>	<b>\$48,847.91</b>	<b>\$17,561.66</b>	<b>\$31,286.25</b>
<b>Total Current Liabilities</b>	<b>\$48,847.91</b>	<b>\$17,561.66</b>	<b>\$31,286.25</b>
<b>Total Liabilities</b>	<b>\$48,847.91</b>	<b>\$17,561.66</b>	<b>\$31,286.25</b>
Equity			
3030 Retained Earnings	529,166.44	529,166.44	0.00
Net Revenue	23,461.62	65,838.49	-42,376.87
<b>Total Equity</b>	<b>\$552,628.06</b>	<b>\$595,004.93</b>	<b>\$ -42,376.87</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$601,475.97</b>	<b>\$612,566.59</b>	<b>\$ -11,090.62</b>

### Note

\$10,946.09 was moved from Office Payroll accounts to new payroll accounts, to reflect the 55+ costs.