

Dreamland Villa Retirement Community

Profit and Loss by Month

October 2025

	TOTAL	
	OCT 2025	JAN - OCT, 2025 (YTD)
Revenue		
4000 Annual Fee Revenue		
4000.1 Annual Fee Revenue		289,607.99
4000.2 Payment Plan for dues	1,723.73	24,587.38
4000.3 Pro-rated Dues		2,674.18
4000.4 Associate Member Dues		260.00
Total 4000 Annual Fee Revenue	1,723.73	317,129.55
4001 55+ Donation Income		1,873.54
4003 Donations - Unrestricted		30.62
4101 Read Hall Event/Kitchen Income	155.00	823.20
4102 Special Events Revenue	725.00	2,802.77
4200 Farnsworth Hall Income		628.80
4210 Gracepoint Global Methodist Church		
4210.1 Lease Income - Grace Point Church	3,200.00	12,800.00
4210.2 Utilities Reimbursement - Grace Point Church	1,684.63	4,804.46
Total 4210 Gracepoint Global Methodist Church	4,884.63	17,604.46
4300 Administrative Related Income		30.00
4002 Transfer & Escrow (Disclosure) Fees		
4002.1 Transfer Fee (Voluntary)	3,850.00	33,600.00
4002.2 Escrow (Disclosure) Fees	2,100.00	19,200.00
Total 4002 Transfer & Escrow (Disclosure) Fees	5,950.00	52,800.00
4100 Read Hall Rental Income	956.00	5,013.00
4300.2 Commissions & Misc Revenue	160.00	800.00
4300.3 Kee Card Replacement	60.00	875.00
4300.4 Donation Legal Fees Contrib		250.77
4300.5 Credit Card Fee Income		409.76
Total 4300 Administrative Related Income	7,126.00	60,178.53
4400 Restricted Accounts Income		
4403.2 Special Events Income	350.00	3,854.00
4406 Pickleball Income		50.00
Total 4400 Restricted Accounts Income	350.00	3,904.00
4500 Misc. Income	763.00	785.00
4502 Interest Earned		3,009.20
4503 Crown Castle Lease Income	2,400.00	13,200.00
4510 Restricted Income	125.00	965.00
4510.1 Restricted Donations - Farnsworth Pool		150.00
4510.3 Restricted Donations - Citizen	500.00	2,500.00
Total 4510 Restricted Income	625.00	3,615.00
Total Revenue	\$18,752.36	\$425,584.67
GROSS PROFIT	\$18,752.36	\$425,584.67

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Expenditures		
5001 55+ Compliance Expense		
5001.3 Kee Card Expense		180.90
7001.3 Office Gross Wages / 55+	1,132.43	16,018.73
7002.3 Office Payroll Tax Exp. 55+	93.78	1,221.33
7004.1 Workers Comp 55+	7.37	104.57
Total 5001 55+ Compliance Expense	1,233.58	17,525.53
5300 Admin & Office Expenses	43.76	442.53
5300.1 Postage	10.70	10.70
5300.2 Copy Machine Expense	1,011.64	4,289.11
5300.3 Supplies	226.66	748.55
5300.4 Subscriptions/Fees/Monitoring	23.00	1,135.68
5300.5 Telephone, Internet & Website Exp	847.03	7,036.96
5300.6 Accounting Expense	122.25	2,089.48
5300.8 Permits, Licenses & Fees		955.00
5300.95 Computer & Camera Systems	800.00	3,106.61
5300.97 Volunteer Benefits		233.69
5502 Bank Charges		75.90
5503 Credit Card Fees		
5503.2 Credit Card Fees NOT Intuit	59.67	1,350.50
Total 5503 Credit Card Fees	59.67	1,350.50
5601.2 Citizen	500.00	5,200.00
5601.3 Blast & Graphic Design	250.00	2,500.00
5801 Legal Expense		3,406.03
Total 5300 Admin & Office Expenses	3,894.71	32,580.74
5400 Restricted Accounts Expense		
5403 Fundraiser Expense		
5403.2 Special Events Expenses	293.63	3,729.63
Total 5403 Fundraiser Expense	293.63	3,729.63
Total 5400 Restricted Accounts Expense	293.63	3,729.63
5500 Misc Expense		20.00
5501 Tax Expenses		
5501.1 Property Tax		9.20
Total 5501 Tax Expenses		9.20
5900 Insurance		
5900.1 Fire Protection		11,039.50
5900.2 General Insurance		38,457.00
Total 5900 Insurance		49,496.50

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5950 Read Hall Expenses		
5950.1 Read Kitchen Exp	57.43	236.51
Total 5950 Read Hall Expenses	57.43	236.51
6200 Farnsworth Hall Expenses		
5408 FH Only Kitchen Expenses		1,850.00
Total 6200 Farnsworth Hall Expenses		1,850.00
6201 Bldg & Grounds Maintenance		1,357.97
6201.1 Parts & Building Repair	360.76	8,830.64
6201.2 Consumable Supplies	314.64	5,806.63
6201.3 Contractor Work		4,150.00
6201.4 Vehicle Expense	86.17	2,060.46
Total 6201 Bldg & Grounds Maintenance	761.57	22,205.70
6300 Swimming Pools Expenses		
6300.1 Gas - Pools	971.15	31,265.68
6300.2 Pool Repairs- Contracted Services Only	1,049.00	6,416.38
6300.3 Pool Chemicals	281.35	12,190.69
6300.4 Pool / Hot Tub Permits		1,260.00
6300.5 Pool Parts & Materials		6,261.77
Total 6300 Swimming Pools Expenses	2,301.50	57,394.52
6400 Utilities		
6400.2 Electric	3,530.73	29,922.39
6400.3 Water/Sewer	1,320.72	17,681.33
6400.4 Trash Collection	191.90	3,354.76
Total 6400 Utilities	5,043.35	50,958.48
7000 Payroll & Related Expenses		
7001 Maintenance Payroll Costs		
7001.1 Maintenance Gross Wages	9,584.71	86,840.50
7002.1 Maintenance Payroll Tax Exp	742.38	6,867.87
Total 7001 Maintenance Payroll Costs	10,327.09	93,708.37
7002 Office Payroll Costs		
7001.2 Office Gross Wages	3,529.29	25,114.54
7002.2 Office Payroll Tax Exp	254.77	2,086.99
Total 7002 Office Payroll Costs	3,784.06	27,201.53
7003 Employee Benefits		105.29
7004 Workers Comp Ins.	87.78	643.28

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7005 Payroll Processing	307.45	2,080.90
Total 7000 Payroll & Related Expenses	14,506.38	123,739.37
Total Expenditures	\$28,092.15	\$359,746.18
NET OPERATING REVENUE	\$ -9,339.79	\$65,838.49
NET REVENUE	\$ -9,339.79	\$65,838.49

Dreamland Villa Retirement Community

Balance Sheet

As of October 31, 2025

	TOTAL		
	AS OF OCT 31, 2025	AS OF SEP 30, 2025 (PP)	CHANGE
ASSETS			
Current Assets			
Bank Accounts			
1010 Checking Account	84,718.59	101,906.30	-17,187.71
1011 Petty Cash	920.00	920.00	0.00
1200 Capital Reserve Account	0.00	0.00	0.00
1210 Chase Checking	3,332.91	3,279.99	52.92
1215 Chase CD	200,000.00	200,000.00	0.00
Total 1200 Capital Reserve Account	203,332.91	203,279.99	52.92
Total Bank Accounts	\$288,971.50	\$306,106.29	\$ -17,134.79
Total Current Assets	\$288,971.50	\$306,106.29	\$ -17,134.79
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	261,235.00	7,900.00
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
Total Fixed Assets	\$323,595.09	\$315,695.09	\$7,900.00
TOTAL ASSETS	\$612,566.59	\$621,801.38	\$ -9,234.79
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Other Current Liabilities			
2000 Advance Dues Payments	4,924.86	4,664.86	260.00
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	1,760.00	1,605.00	155.00
2100.3 Arts & Crafts Deposits	1,615.00	1,350.00	265.00
Total 2100 Facility Use Deposits	3,375.00	2,955.00	420.00
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)	-50.00	0.00	-50.00
2411 Chili Cook Off -Restricted Funds	1,168.00	1,168.00	0.00

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Balance Sheet

As of October 31, 2025

	TOTAL		
	AS OF OCT 31, 2025	AS OF SEP 30, 2025 (PP)	CHANGE
Total 2403 Restricted Funds	4,960.20	5,010.20	-50.00
2408 Kitchen (Restricted)	301.60	326.60	-25.00
2408.3 Restricted Donations - Citizen	3,500.00	4,000.00	-500.00
Total Other Current Liabilities	\$17,561.66	\$17,456.66	\$105.00
Total Current Liabilities	\$17,561.66	\$17,456.66	\$105.00
Total Liabilities	\$17,561.66	\$17,456.66	\$105.00
Equity			
3030 Retained Earnings	529,166.44	529,166.44	0.00
Net Revenue	65,838.49	75,178.28	-9,339.79
Total Equity	\$595,004.93	\$604,344.72	\$ -9,339.79
TOTAL LIABILITIES AND EQUITY	\$612,566.59	\$621,801.38	\$ -9,234.79

Note

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