

THE DOBSON ASSOCIATION, INC.
ACTUAL INCOME AND EXPENSE SUMMARY
COMPARISON OF FINANCIAL STATEMENTS FROM OCTOBER 2022 THROUGH FEBRUARY 2023

CURRENT MONTH

	NOVEMBER 2022	DECEMBER 2022	JANUARY 2023	FEBRUARY 2023
Revenues				
<i>Homeowner Revenues</i>				
Residential Assessments	\$ 239,423	\$ 239,471	\$ 251,352	\$ 251,352
Commercial Assessments	\$ 3,149	\$ 3,149	\$ 3,201	\$ 3,201
Allowance for Doubtful Accounts	\$ 6,754	\$ (21,267)	\$ 8,941	\$ 3,936
Transfer & Disclosure Fees	\$ 5,262	\$ 3,734	\$ 9,998	\$ 12,206
Late Fees & Legal Fines	\$ 9,015	\$ (315)	\$ (135)	\$ 12,180
Dishonored Check fees	\$ 490	\$ 315	\$ 455	\$ 210
Collection Fees	\$ 89	\$ -	\$ -	\$ 9,660
CC&R Fines	\$ 275	\$ 225	\$ 850	\$ (425)
Rental Registration Fees	\$ 75	\$ 85	\$ 25	\$ 145
Escrow Rush Fees	\$ 360	\$ 130	\$ 350	\$ 260
License/ID Cards	\$ 20	\$ 55	\$ 60	\$ 95
Other		\$ 2,018		
Vendor Sponsorship		\$ 2,500	\$ -	\$ -
Total Homeowner Revenues	\$ 264,912	\$ 230,100	\$ 275,097	\$ 292,820
<i>Other Revenues</i>				
Lake Park Village Water Revenue				
Interest on Operating	\$ 2,311	\$ 3,301	\$ 1,650	\$ 1,634
Newsletter Advertising	\$ 3,651	\$ 7,003	\$ 1,615	\$ 7,692
Recreation Programs	\$ 2,622	\$ 2,716	\$ 1,159	\$ 1,499
Preschool Tuition	\$ 6,368	\$ 6,598	\$ 6,632	\$ 7,077
Tennis Pro	\$ 1,103	\$ 1,380	\$ 2,515	\$ 1,937
Facility Rental	\$ 1,255	\$ 1,517	\$ 3,611	\$ 903
Total Other Revenues	\$ 17,309	\$ 22,515	\$ 17,182	\$ 20,742
Total Revenues	\$ 282,221	\$ 252,614	\$ 292,279	\$ 313,563
Operating Expenses				
Administration	\$ 92,111	\$ 97,394	\$ 92,896	\$ 84,383
Board of Directors	\$ 330	\$ 9,332	\$ 2,775	\$ 2,823
Lakes	\$ 6,708	\$ 31,533	\$ 4,278	\$ 2,768
Landscaping	\$ 58,124	\$ 33,472	\$ 42,492	\$ 29,175
Maintenance	\$ 47,973	\$ 52,365	\$ 48,962	\$ 34,471
Preschool	\$ 5,665	\$ 8,673	\$ 5,679	\$ 4,757
Recreation	\$ 38,399	\$ 48,945	\$ 34,840	\$ 44,551
Utilities	\$ 15,879	\$ 20,485	\$ 13,704	\$ 14,229
Watercraft	\$ 223	\$ 159	\$ 159	\$ 218
Total Operating Expenses	265,411	302,358	245,786	217,374
Net Revenues after Expenses	\$ 16,810	\$ (49,744)	\$ 46,493	\$ 96,188
CASH ASSETS & INVESTMENTS	NOVEMBER 2022	DECEMBER 2022	JANUARY 2023	FEBRUARY 2023
Asset Replacement Fund (Reserves)	\$ 1,700,363	\$ 1,914,016	\$ 1,861,956	\$ 2,014,233
Capital Purchase Fund	\$ 846,484	\$ 850,553	\$ 828,313	\$ 751,833
Water Conservation Fund	\$ 33,034	\$ 43,088	\$ 43,108	\$ 53,146
Operating Total Cash Assets	\$ 870,713	\$ 557,069	\$ 998,030	\$ 778,310