

## Financial State of the Neighborhood – 1.1.2014

### **Dues Collected This Year (2013): \$30,884.04**

Dues Collected Last Year (2012): \$34,246.66

Dues Collected in 2011: \$28,436.00

*We generally can expect about \$30,000 in income from annual dues and rental fees.*

*The additional dues income comes from collection on past-due balances.*

### **Expenses Total This Year (2013): \$27,223.38**

Expenses Total Last Year (2012): \$32,166.84

Expenses Total in 2011: \$28,828.11

Unchanging Monthly Expenses (electric, water, insurance, pool chemicals, pool cleaning, weed control, and grass mowing): **\$2,000 average** (a little bit more during the summer months)

Total Unchanging Yearly Expenses: \$24,000 average

Money Remaining For "Everything Else": \$6,884

### **How did we spend our "Everything Else"?**

\* Property taxes (\$351)

\* State non-profit org. registration (\$55)

\* Pest control for the clubhouse (\$270)

\* Mowing vacant house yards and bush-hogging back section of neighborhood (\$650)

\* Bush-hogging common property (\$300)

\* Pruning around walkways, pool, clubhouse and myrtles (\$1200)

\* Our PO Box (\$60)

\* Stamps (\$18)

\* Our website (\$61)

\* Pool supplies - toilet cleaner, toilet paper, trash bags, etc (\$79)

\* Daily cleaning of pool and clubhouse during pool season (\$1400)

\* Weekly cleaning & maintenance of pool and clubhouse during off-season (\$550)

\* Repairs to front entrance fountain pump and lights, back entrance lights, vandalism, etc (\$630)

### **How do we pay our bills?**

Number of Homes in Neighborhood: 73

Number of Homes Current: 45

Number of Homes Less Than A Quarter (\$125 or less) Behind: 11

Number of Homes Less Than A Year (\$500 or less) Behind: 6 (total owed: \$2225)

Number of Homes More Than A Year (\$501+) Behind: 11 (total owed: \$9786)

Unpaid dues on January 1, 2013: \$12,149

2012 Unpaid dues collected during 2013: \$5,720

Remaining unpaid dues from 2011 and earlier: \$6,534

**Unpaid dues on January 1, 2013: \$12,149**

### **So, in short, how did we do?**

We faced some challenges this year. The pool area was vandalized several times at our expense. We also had to cover the expense of bush-hogging and mowing bank owned property after Douglas County bank folded. We were still able to get several things fixed, pruned, and mowed to keep the neighborhood looking like we all want it to. There are several items pending for next year that need to be addressed: clubhouse flooring and pump room repairs from vandalism.