

PCA49

Improvement Districts, Inc.
 Ark. Code 14-86-2102; Annual improvement district or protection district filing
 Filed as of December 31, 2023
 For the filing date no later than April 1, 2024

Count

1 Name of district:
 Pulaski County, Arkansas Property Owners' Multipurpose District No. 703-07-Lochridge Estates

2 Primary statute under which the district was formed:
 Ark. Code Ann. 14-93-101, et. seq.

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3 General statement of the purpose of the district:
 To collect funds to maintain common areas and operate and maintain sewer plant

MAR 28 2024

4 List of contracts, identity of the parties to the contracts, and obligations of the district:
 None

**TERRI HOLLINGSWORTH
 CIRCUIT COUNTY CLERK**

5 Any indebtedness, including bonded indebtedness, and the reason for the indebtedness:
 None

6 The stated payout or maturity date of the indebtedness, if any:
 N/a

7 The total existing delinquent assessments and party responsible for collection:
 None Alan C. King, Improvement Districts, Inc., Phone 501-225-1236

8 Identification of district commissioners and contact information:
 Steven Beggs, 501-519-3098 Chairman
 Diann Epps, 870-807-1925 Commissioner
 Clint Pannell, 501-326-7055 Commissioner

9 The date, time, and location for any scheduled meeting for the district for the following year:
 None, meetings held as necessary

10 The contact information for the district assessor(s):
 Alan C. King, Improvement Districts, Inc., Phone 501-225-1236; alanking@improvementdistrictsinc.com

11 To whom the county treasurer is to pay district collections:
 Improvement Districts, Inc. 501-225-1236

12 An explanation of the statutory penalties, interest, and costs:
 25% plus costs of collection

13 Method used to compute district assessments:
 Based on budget of common area maintenance and operations and maintenance of sewer plant by tax parcel

14 Statement itemizing the income and expenditures, including a statement of fund and account activity

	2019	2020	2021	2022	2023
Beginning balance	\$ 24,475.78	\$ 32,674.18	\$ 30,510.72	\$ 23,612.11	\$ 12,045.08
Assessment receipts	\$ 39,674.84	\$ 45,380.98	\$ 48,354.15	\$ 58,275.09	\$ 71,541.18
Investment income	\$ 30.67	\$ 37.14	\$ 15.25	\$ 20.46	\$ 33.13
Assessment services	\$ (675.00)	\$ (587.00)	\$ (525.00)	\$ (612.50)	\$ (612.50)
Utilities	\$ (6,408.51)	\$ (6,439.85)	\$ (6,914.41)	\$ (7,732.07)	\$ (6,433.05)
Lawn Care	\$ (4,333.63)	\$ (4,549.03)	\$ (6,201.25)	\$ (5,025.37)	\$ (12,451.26)
Insurance	\$ (2,063.56)	\$ (2,147.60)	\$ -	\$ (2,644.72)	\$ (2,949.48)
Operations and Maintenance	\$ (18,026.41)	\$ (33,858.10)	\$ (41,627.35)	\$ (52,374.94)	\$ (44,817.48)
Gate repair				\$ (1,472.98)	
Bond payments					
Ending balance	\$ 32,674.18	\$ 30,510.72	\$ 23,612.11	\$ 12,045.08	\$ 16,355.62