

Woodmoor Improvement Association Profit & Loss Budget vs. Actual January through May 2025

	Jan - May 25	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	36,050.00	64,000.00	56.3%
40200 · Other Project Fees (non-ref)	3,650.00	6,000.00	60.8%
40300 · Building Deposit Forfeitures	500.00		
Total 40000 · ACC	40,200.00	70,000.00	57.4%
41000 · Administrative Income			
41100 · Assessments - WIA	956,603.00	957,202.00	99.9%
41200 · Admin & Lien Fees	3,000.00	6,000.00	50.0%
41300 · Covenant Enforcement Fines	2,300.00	4,000.00	57.5%
41400 · HOA Change Fees	12,075.00	21,925.00	55.1%
41500 · Late Pay Interest Income	3,145.56	6,000.00	52.4%
41600 · Interest Income-Operating Fund	9,056.65	21,600.00	41.9%
41650 · Interest Income - Reserve Fund	6,510.54	18,000.00	36.2%
41700 · Late Fees - Assessments	10,000.00	8,000.00	125.0%
41800 · Miscellaneous Income	22,449.78	725.00	3,096.5%
41810 · Chipping Income	0.00	350.00	0.0%
41820 · Heights Property Owners Assoc	791.65	1,900.00	41.7%
Total 41000 · Administrative Income	1,025,932.18	1,045,702.00	98.1%
42000 · Community Center Income			
42100 · Barn Rentals	15,250.00	35,000.00	43.6%
42300 · Office Rentals	4,000.00	7,200.00	55.6%
Total 42000 · Community Center Income	19,250.00	42,200.00	45.6%
43000 · Public Safety Income			
43100 · Commercial Check Fees	16,794.00	33,828.00	49.6%
43250 · Outside Residential	8,440.00	8,440.00	100.0%
43300 · Vacation Check Contributions	8,267.00	16,000.00	51.7%
Total 43000 · Public Safety Income	33,501.00	58,268.00	57.5%
Total Income	1,118,883.18	1,216,170.00	92.0%
Gross Profit	1,118,883.18	1,216,170.00	92.0%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	6,200.00	0.0%
60030 · Awards	0.00	500.00	0.0%
60040 · Bank Charges	820.42	1,950.00	42.1%
60050 · Benefits/HRA	14,707.96	26,775.00	54.9%
60051 · Admin Retirement Plan	0.00	2,500.00	0.0%
60070 · Computer Programs & Services	2,611.77	14,750.00	17.7%
60200 · Dues & Subscriptions	649.99	900.00	72.2%
60210 · Equipment Lease	3,251.13	6,420.00	50.6%
60230 · Equipment Maintenance	0.00	1,000.00	0.0%
60240 · Insurance E & O	11,969.56	29,000.00	41.3%
60250 · Janitorial	3,425.00	8,500.00	40.3%
60260 · Legal Fees	976.00	6,000.00	16.3%
60261 · Legal - Collections	0.00	1,000.00	0.0%
60270 · Lien & Recording Fees	83.00	350.00	23.7%
60280 · Maintenance	191.00	1,100.00	17.4%
60290 · Misc	0.00	250.00	0.0%
60300 · Office Supplies	541.31	2,500.00	21.7%
60350 · Payroll Tax	9,131.51	21,487.61	42.5%
60400 · Personal Vehicle Use	0.00	200.00	0.0%
60410 · Postage	451.71	2,000.00	22.6%
60420 · Annual Meeting Printing & Mail	4,876.01	5,100.00	95.6%
60422 · Assessment Printing and Mailing	0.00	3,500.00	0.0%
60425 · Property Taxes	180.83	100.00	180.8%
60430 · Telephone	1,008.10	2,500.00	40.3%
60440 · Training	30.00	500.00	6.0%

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through May 2025

	Jan - May 25	Budget	% of Budget
60500 · Trash Removal	719.28	1,500.00	48.0%
60550 · Utilities	2,042.30	6,000.00	34.0%
60575 · Uniforms	494.74	500.00	98.9%
60600 · Wages	99,475.80	238,742.00	41.7%
60650 · Workmans Comp.	116.95	205.00	57.0%
Total 60000 · Administrative Expenses	157,754.37	392,029.61	40.2%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	1,441.44	6,000.00	24.0%
61150 · Barn Grounds	855.59	6,500.00	13.2%
61200 · Common Area Improvements	19.16	15,000.00	0.1%
61300 · Insurance	17,989.56	34,300.00	52.4%
61400 · Maintenance	2,358.75	85,000.00	2.8%
Total 61000 · Common Area Expenses	22,664.50	146,800.00	15.4%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	0.00	20,000.00	0.0%
63550 · Chipping Event	93.86	25,000.00	0.4%
63800 · Supplies	0.00	500.00	0.0%
Total 63000 · Forestry Expenses	93.86	45,500.00	0.2%
64000 · Community Center Expenses			
64170 · Community Events	0.00	500.00	0.0%
64200 · Maintenance/Repairs/Supplies	1,136.70	7,500.00	15.2%
64600 · Utilities	2,042.29	6,000.00	34.0%
Total 64000 · Community Center Expenses	3,178.99	14,000.00	22.7%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	65.09	1,975.00	3.3%
66150 · Auto Repair	2,745.98	4,000.00	68.6%
66200 · Benefits/HRA	21,771.36	49,100.00	44.3%
66201 · WPS Retirement Plan	1,824.00	4,700.00	38.8%
66400 · Equipment Maintenance	36.15	500.00	7.2%
66450 · Equipment Purchase	210.54	500.00	42.1%
66500 · Fuel	3,590.79	10,000.00	35.9%
66550 · Insurance - Auto	4,751.69	11,512.00	41.3%
66560 · Insurance - Liability	21,390.25	44,589.00	48.0%
66650 · Office Supplies	91.30	250.00	36.5%
66700 · Payroll Tax	16,418.05	38,643.39	42.5%
66750 · Postage	204.00	500.00	40.8%
66850 · Telephone	892.55	5,200.00	17.2%
66855 · Training	1,417.82	1,500.00	94.5%
66860 · Uniforms	1,138.36	3,000.00	37.9%
66900 · Wages	177,420.54	429,371.00	41.3%
66950 · Workmans Comp.	6,543.05	12,500.00	52.3%
Total 66000 · Public Safety Expenses	260,511.52	617,840.39	42.2%
Total Expense	444,203.24	1,216,170.00	36.5%
Net Ordinary Income	674,679.94	0.00	100.0%
Net Income	674,679.94	0.00	100.0%

Woodmoor Improvement Association

Balance Sheet

As of May 31, 2025

06/25/25

Accrual Basis

	<u>May 31, 25</u>
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	55,242.76
10003 · Integrity - Res Cap Chk - 0406	32,263.71
10004 · Integrity - MM - Oper - 5504	624,554.07
10009 · Integrity - Compliance - 0414	266,180.54
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	<u>359,308.81</u>
Total 10011 · Integrity B&T CR 89071	359,308.81
10012 · Integrity B&T Op 89070	255,667.62
10020 · Petty Cash	300.00
10022 · FNB - Operating MM	32,888.30
10023 · FNB - Emergency Fund CD	112,815.83
10024 · FNB - Construction Compliance	<u>1,761.57</u>
Total Checking/Savings	1,740,983.21
Accounts Receivable	
11000 · Dues Receivable	<u>115,300.33</u>
Total Accounts Receivable	115,300.33
Other Current Assets	
12150 · Prepaid Expenses	2,790.83
12200 · Prepaid Insurance	35,699.65
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	<u>763.25</u>
Total Other Current Assets	39,480.21
Total Current Assets	<u>1,895,763.75</u>
Fixed Assets	
16000 · Building and Improvements	950,282.18
16001 · WPS Garage	33,851.41
16100 · Equipment	48,916.25
16200 · Furniture & Fixtures	71,553.65
16300 · Smart Trailer	7,787.85
16400 · Software	3,676.74
16500 · Vehicles	182,037.51
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-554,168.72
16901 · Accum. Depreciation-Equipment	-39,023.86
16902 · Accum. Depreciation-Furn & Fix	-69,380.39
16903 · Accum Depr - Smart Trailer	-7,789.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-72,983.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
17600 · ROU Asset - Current Portion	3,862.00
17650 · ROU Asset - Noncurrent Portion	<u>15,927.00</u>
Total Fixed Assets	<u>570,872.07</u>
TOTAL ASSETS	<u>2,466,635.82</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	<u>8,179.12</u>
Total Accounts Payable	8,179.12

Woodmoor Improvement Association

Balance Sheet

As of May 31, 2025

06/25/25

Accrual Basis

	<u>May 31, 25</u>
Credit Cards	
23011 · Card Services, Admin #9484	3,163.22
23014 Card Services, WPS #8075	1,822.97
Total Credit Cards	4,986.19
Other Current Liabilities	
20200 · Accrued Vacation	30,636.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	251,000.00
20500 · Landscaping Compliance Account	12,000.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	2,409.33
20800 · Pre-paid WIA Assessments	5,289.65
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	2,550.00
27600 · Operating Lease Liability-Cur	3,862.00
27650 · Operating Lease Liability-Non	15,927.00
Total Other Current Liabilities	324,349.27
Total Current Liabilities	337,514.58
Total Liabilities	337,514.58
Equity	
30000 · Equity	
30100 · Operating Fund	322,198.69
30200 · Replacement Reserve Fund	553,699.23
Total 30000 · Equity	875,897.92
31000 · Fund Balance-Unrestricted	578,543.38
Net Income	674,679.94
Total Equity	2,129,121.24
TOTAL LIABILITIES & EQUITY	2,466,635.82

Woodmoor Improvement Association
Profit & Loss YTD Comparison
May 2025

06/25/25

Accrual Basis

	May 25	Jan - May 25	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	26,000.00	36,050.00	61.0%
40200 · Other Project Fees (non-ref)	1,650.00	3,650.00	3.9%
40300 · Building Deposit Forfeitures	0.00	500.00	0.0%
Total 40000 · ACC	<u>27,650.00</u>	<u>40,200.00</u>	<u>64.9%</u>
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	956,603.00	0.0%
41200 · Admin & Lien Fees	3,000.00	3,000.00	7.0%
41300 · Covenant Enforcement Fines	0.00	2,300.00	0.0%
41400 · HOA Change Fees	1,925.00	12,075.00	4.5%
41500 · Late Pay Interest Income	701.88	3,145.56	1.6%
41600 · Interest Income-Operating Fund	2,050.30	9,056.65	4.8%
41650 · Interest Income - Reserve Fund	1,498.49	6,510.54	3.5%
41700 · Late Fees - Assessments	-1,000.00	10,000.00	-2.3%
41800 · Miscellaneous Income	0.00	22,449.78	0.0%
41820 · Heights Property Owners Assoc	158.33	791.65	0.4%
Total 41000 · Administrative Income	<u>8,334.00</u>	<u>1,025,932.18</u>	<u>19.6%</u>
42000 · Community Center Income			
42100 · Barn Rentals	2,900.00	15,250.00	6.8%
42300 · Office Rentals	800.00	4,000.00	1.9%
Total 42000 · Community Center Income	<u>3,700.00</u>	<u>19,250.00</u>	<u>8.7%</u>
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	16,794.00	0.0%
43250 · Outside Residential	0.00	8,440.00	0.0%
43300 · Vacation Check Contributions	2,905.00	8,267.00	6.8%
Total 43000 · Public Safety Income	<u>2,905.00</u>	<u>33,501.00</u>	<u>6.8%</u>
Total Income	<u>42,589.00</u>	<u>1,118,883.18</u>	<u>100.0%</u>
Gross Profit	42,589.00	1,118,883.18	100.0%
Expense			
60000 · Administrative Expenses			
60040 · Bank Charges	160.46	820.42	0.4%
60050 · Benefits/HRA	2,555.50	14,707.96	6.0%
60070 · Computer Programs & Services	632.23	2,611.77	1.5%
60200 · Dues & Subscriptions	155.00	649.99	0.4%
60210 · Equipment Lease	546.71	3,251.13	1.3%
60240 · Insurance E & O	2,393.92	11,969.56	5.6%
60250 · Janitorial	685.00	3,425.00	1.6%
60260 · Legal Fees	0.00	976.00	0.0%
60270 · Lien & Recording Fees	31.00	83.00	0.1%
60280 · Maintenance	0.00	191.00	0.0%
60300 · Office Supplies	157.62	541.31	0.4%
60350 · Payroll Tax	1,758.97	9,131.51	4.1%
60410 · Postage	136.00	451.71	0.3%
60420 · Annual Meeting Printing & Mail	150.00	4,876.01	0.4%
60425 · Property Taxes	0.00	180.83	0.0%
60430 · Telephone	202.20	1,008.10	0.5%
60440 · Training	0.00	30.00	0.0%
60500 · Trash Removal	119.88	719.28	0.3%
60550 · Utilities	340.88	2,042.30	0.8%
60575 · Uniforms	0.00	494.74	0.0%
60600 · Wages	19,895.16	99,475.80	46.7%
60650 · Workmans Comp.	23.39	116.95	0.1%
Total 60000 · Administrative Expenses	<u>29,943.92</u>	<u>157,754.37</u>	<u>70.3%</u>

Woodmoor Improvement Association
Profit & Loss YTD Comparison
May 2025

06/25/25

Accrual Basis

	May 25	Jan - May 25	% of Income
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	709.28	1,441.44	1.7%
61150 · Barn Grounds	356.61	855.59	0.8%
61200 · Common Area Improvements	0.00	19.16	0.0%
61300 · Insurance	3,597.92	17,989.56	8.4%
61400 · Maintenance	767.94	2,358.75	1.8%
Total 61000 · Common Area Expenses	5,431.75	22,664.50	12.8%
63000 · Forestry Expenses			
63550 · Chipping Event	93.86	93.86	0.2%
Total 63000 · Forestry Expenses	93.86	93.86	0.2%
64000 · Community Center Expenses			
64200 · Maintenance/Repairs/Supplies	218.00	1,136.70	0.5%
64600 · Utilities	340.87	2,042.29	0.8%
Total 64000 · Community Center Expenses	558.87	3,178.99	1.3%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66100 · Auto Licensing	0.00	65.09	0.0%
66150 · Auto Repair	1,625.16	2,745.98	3.8%
66200 · Benefits/HRA	4,350.56	21,771.36	10.2%
66201 · WPS Retirement Plan	364.80	1,824.00	0.9%
66400 · Equipment Maintenance	0.00	36.15	0.0%
66450 · Equipment Purchase	210.54	210.54	0.5%
66500 · Fuel	1,371.84	3,590.79	3.2%
66550 · Insurance - Auto	950.33	4,751.69	2.2%
66560 · Insurance - Liability	4,200.25	21,390.25	9.9%
66650 · Office Supplies	28.95	91.30	0.1%
66700 · Payroll Tax	3,198.85	16,418.05	7.5%
66750 · Postage	68.00	204.00	0.2%
66850 · Telephone	191.67	892.55	0.5%
66855 · Training	0.00	1,417.82	0.0%
66860 · Uniforms	0.00	1,138.36	0.0%
66900 · Wages	35,692.92	177,420.54	83.8%
66950 · Workmans Comp.	1,207.61	6,543.05	2.8%
Total 66000 · Public Safety Expenses	53,461.48	260,511.52	125.5%
Total Expense	89,489.88	444,203.24	210.1%
Net Ordinary Income	-46,900.88	674,679.94	-110.1%
Net Income	-46,900.88	674,679.94	-110.1%

Woodmoor Improvement Association
Statement of Cash Flows
May 2025

	May 25
OPERATING ACTIVITIES	
Net Income	-46,900.88
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	22,256.69
11300 · Commercial Checks Receivable	894.00
12150 · Prepaid Expenses	238.98
12200 · Prepaid Insurance	2,036.75
20000 · Accounts Payable	-278.51
23011 · Card Services, Admin #9484	3,163.22
23014 Card Services, WPS #8075	1,822.97
20400 · Construction Compliance Account	99,000.00
20500 · Landscaping Compliance Account	500.00
20600 · Payroll Liabilities	955.42
20800 · Pre-paid WIA Assessments	126.23
Net cash provided by Operating Activities	83,814.87
INVESTING ACTIVITIES	
16000 · Building and Improvements	-16,550.00
16500 · Vehicles	-42,223.78
Net cash provided by Investing Activities	-58,773.78
Net cash increase for period	25,041.09
Cash at beginning of period	1,716,705.37
Cash at end of period	1,741,746.46