

Woodmoor Improvement Association Profit & Loss Budget vs. Actual January 2024

| | Jan 24 | Budget | % of Budget |
|--|-------------------|---------------------|--------------|
| Ordinary Income/Expense | | | |
| Income | | | |
| 40000 · ACC | | | |
| 40100 · New Construction Fees (non-ref) | 0.00 | 16,000.00 | 0.0% |
| 40200 · Other Project Fees (non-ref) | 200.00 | 6,000.00 | 3.3% |
| 40300 · Building Deposit Forfeitures | 50.00 | | |
| Total 40000 · ACC | 250.00 | 22,000.00 | 1.1% |
| 41000 · Administrative Income | | | |
| 41100 · Assessments - WIA | 930,327.00 | 931,200.00 | 99.9% |
| 41200 · Admin & Lien Fees | -150.00 | 6,600.00 | -2.3% |
| 41300 · Covenant Enforcement Fines | 0.00 | 5,000.00 | 0.0% |
| 41400 · HOA Change Fees | 1,575.00 | 30,000.00 | 5.3% |
| 41500 · Late Pay Interest Income | 336.09 | 6,000.00 | 5.6% |
| 41600 · Interest Income-Operating Fund | 1,797.96 | 16,000.00 | 11.2% |
| 41650 · Interest Income - Reserve Fund | 1,782.82 | 10,000.00 | 17.8% |
| 41700 · Late Fees - Assessments | 0.00 | 7,500.00 | 0.0% |
| 41800 · Miscellaneous Income | 0.00 | 1,000.00 | 0.0% |
| 41810 · Chipping Income | 0.00 | 350.00 | 0.0% |
| 41820 · Heights Property Owners Assoc | 158.37 | 1,900.00 | 8.3% |
| Total 41000 · Administrative Income | 935,827.24 | 1,015,550.00 | 92.1% |
| 42000 · Community Center Income | | | |
| 42100 · Barn Rentals | 3,975.00 | 35,000.00 | 11.4% |
| 42300 · Office Rentals | 600.00 | 8,000.00 | 7.5% |
| Total 42000 · Community Center Income | 4,575.00 | 43,000.00 | 10.6% |
| 43000 · Public Safety Income | | | |
| 43100 · Commercial Check Fees | 8,208.00 | 32,940.00 | 24.9% |
| 43250 · Outside Residential | 0.00 | 8,194.00 | 0.0% |
| 43300 · Vacation Check Contributions | 2,313.00 | 16,000.00 | 14.5% |
| Total 43000 · Public Safety Income | 10,521.00 | 57,134.00 | 18.4% |
| Total Income | 951,173.24 | 1,137,684.00 | 83.6% |
| Gross Profit | 951,173.24 | 1,137,684.00 | 83.6% |
| Expense | | | |
| 60000 · Administrative Expenses | | | |
| 60011 · Auditor | 0.00 | 4,500.00 | 0.0% |
| 60030 · Awards | 0.00 | 500.00 | 0.0% |
| 60040 · Bank Charges | 157.66 | 1,500.00 | 10.5% |
| 60050 · Benefits/HRA | 2,070.11 | 25,500.00 | 8.1% |
| 60051 · Admin Retirement Plan | 0.00 | 3,650.00 | 0.0% |
| 60070 · Computer Programs & Services | 725.32 | 14,000.00 | 5.2% |
| 60200 · Dues & Subscriptions | 260.00 | 950.00 | 27.4% |
| 60210 · Equipment Lease | 519.38 | 6,240.00 | 8.3% |
| 60230 · Equipment Maintenance | 35.74 | 50.00 | 71.5% |
| 60240 · Insurance E & O | 2,279.50 | 27,800.00 | 8.2% |
| 60250 · Janitorial | 685.00 | 8,500.00 | 8.1% |
| 60260 · Legal Fees | 0.00 | 4,000.00 | 0.0% |
| 60261 · Legal - Collections | 0.00 | 1,000.00 | 0.0% |
| 60270 · Lien & Recording Fees | 0.00 | 350.00 | 0.0% |
| 60280 · Maintenance | 191.00 | 1,100.00 | 17.4% |
| 60300 · Office Supplies | 207.86 | 2,500.00 | 8.3% |
| 60350 · Payroll Tax | 1,892.92 | 20,861.00 | 9.1% |
| 60400 · Personal Vehicle Use | 0.00 | 250.00 | 0.0% |
| 60410 · Postage | 0.00 | 2,000.00 | 0.0% |
| 60420 · Annual Meeting Printing & Mail | 4,543.99 | 6,600.00 | 68.8% |
| 60422 · Assessment Printing and Mailing | 0.00 | 3,350.00 | 0.0% |
| 60425 · Property Taxes | 0.00 | 100.00 | 0.0% |
| 60430 · Telephone | 200.44 | 2,500.00 | 8.0% |
| 60440 · Training | 69.00 | 500.00 | 13.8% |
| 60500 · Trash Removal | 111.00 | 1,440.00 | 7.7% |

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
January 2024

| | Jan 24 | Budget | % of Budget |
|--|-------------------|---------------------|---------------|
| 60550 · Utilities | 221.96 | 5,500.00 | 4.0% |
| 60575 · Uniforms | 0.00 | 150.00 | 0.0% |
| 60600 · Wages | 19,315.68 | 231,788.00 | 8.3% |
| 60650 · Workmans Comp. | 19.45 | 275.00 | 7.1% |
| Total 60000 · Administrative Expenses | 33,506.01 | 377,454.00 | 8.9% |
| 61000 · Common Area Expenses | | | |
| 61125 · Augmentation - Ponds | 0.00 | 4,620.00 | 0.0% |
| 61150 · Barn Grounds | 0.00 | 6,500.00 | 0.0% |
| 61200 · Common Area Improvements | 2,541.89 | 15,000.00 | 16.9% |
| 61300 · Insurance | 2,907.50 | 31,115.00 | 9.3% |
| 61400 · Maintenance | 547.74 | 82,600.00 | 0.7% |
| Total 61000 · Common Area Expenses | 5,997.13 | 139,835.00 | 4.3% |
| 63000 · Forestry Expenses | | | |
| 63500 · Maintenance-Tree removal,slash | 0.00 | 15,000.00 | 0.0% |
| 63550 · Chipping Event | 0.00 | 23,300.00 | 0.0% |
| 63800 · Supplies | 0.00 | 500.00 | 0.0% |
| Total 63000 · Forestry Expenses | 0.00 | 38,800.00 | 0.0% |
| 64000 · Community Center Expenses | | | |
| 64170 · Community Events | 0.00 | 500.00 | 0.0% |
| 64200 · Maintenance/Repairs/Supplies | 836.46 | 6,800.00 | 12.3% |
| 64600 · Utilities | 221.96 | 5,500.00 | 4.0% |
| Total 64000 · Community Center Expenses | 1,058.42 | 12,800.00 | 8.3% |
| 65000 · Payroll Expenses | 0.00 | | |
| 66000 · Public Safety Expenses | | | |
| 66100 · Auto Licensing | 0.00 | 1,945.00 | 0.0% |
| 66150 · Auto Repair | 90.33 | 4,000.00 | 2.3% |
| 66200 · Benefits/HRA | 3,039.84 | 43,000.00 | 7.1% |
| 66201 · WPS Retirement Plan | 354.18 | 6,671.00 | 5.3% |
| 66400 · Equipment Maintenance | 0.00 | 500.00 | 0.0% |
| 66450 · Equipment Purchase | 0.00 | 500.00 | 0.0% |
| 66500 · Fuel | 666.40 | 12,000.00 | 5.6% |
| 66550 · Insurance - Auto | 872.25 | 12,365.00 | 7.1% |
| 66560 · Insurance - Liability | 3,505.38 | 10,315.00 | 34.0% |
| 66650 · Office Supplies | 0.00 | 250.00 | 0.0% |
| 66700 · Payroll Tax | 3,398.88 | 37,684.00 | 9.0% |
| 66750 · Postage | 60.00 | 500.00 | 12.0% |
| 66850 · Telephone | 174.62 | 5,200.00 | 3.4% |
| 66855 · Training | 0.00 | 1,500.00 | 0.0% |
| 66860 · Uniforms | 559.21 | 3,000.00 | 18.6% |
| 66900 · Wages | 34,738.78 | 416,865.00 | 8.3% |
| 66950 · Workmans Comp. | 1,124.55 | 12,500.00 | 9.0% |
| Total 66000 · Public Safety Expenses | 48,584.42 | 568,795.00 | 8.5% |
| Total Expense | 89,145.98 | 1,137,684.00 | 7.8% |
| Net Ordinary Income | 862,027.26 | 0.00 | 100.0% |
| Net Income | 862,027.26 | 0.00 | 100.0% |

Woodmoor Improvement Association

Balance Sheet

As of January 31, 2024

03/21/24

Accrual Basis

| | <u>Jan 31, 24</u> |
|---|----------------------------|
| ASSETS | |
| Current Assets | |
| Checking/Savings | |
| 10001 · Integrity - Operating 0384 | 735,623.81 |
| 10003 · Integrity - Res Cap Chk - 0406 | 49,420.71 |
| 10004 · Integrity - MM - Oper - 5504 | 75,431.69 |
| 10009 · Integrity - Compliance - 0414 | 131,216.54 |
| 10011 · Integrity B&T CR 89071 | |
| MM - Capital Reserves | <u>384,600.19</u> |
| Total 10011 · Integrity B&T CR 89071 | 384,600.19 |
| 10012 · Integrity B&T Op 89070 | 239,553.73 |
| 10020 · Petty Cash | 300.00 |
| 10022 · FNB - Operating MM | 32,444.82 |
| 10023 · FNB - Emergency Fund Cd | 108,340.94 |
| 10024 · FNB - Construction Compliance | <u>1,744.77</u> |
| Total Checking/Savings | 1,758,677.20 |
| Accounts Receivable | |
| 11000 · Dues Receivable | 179,297.73 |
| 11300 · Commercial Checks Receivable | <u>3,500.57</u> |
| Total Accounts Receivable | 182,798.30 |
| Other Current Assets | |
| 12150 · Prepaid Expenses | 1,867.39 |
| 12200 · Prepaid Insurance | 29,630.62 |
| 12300 · Refundable Deposits | 226.48 |
| 12400 · Undeposited Funds | <u>10,274.55</u> |
| Total Other Current Assets | 41,999.04 |
| Total Current Assets | <u>1,983,474.54</u> |
| Fixed Assets | |
| 16000 · Building and Improvements | 922,653.99 |
| 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 | 171,858.73 |
| 16600 · WPS Office Equipment | 9,959.71 |
| 16900 · Accum. Depreciation-Building | -520,487.72 |
| 16901 · Accum. Depreciation-Equipment | -35,523.86 |
| 16902 · Accum. Depreciation-Furn & Fix | -67,819.39 |
| 16903 · Accum Depr - Smart Trailer | -7,789.77 |
| 16904 · Accum. Depreciation - Software | -3,676.74 |
| 16905 · Accum. Depreciation-Vehicles | -108,477.22 |
| 16906 · Accum. Depr. - WPS Office Equip | <u>-9,959.53</u> |
| Total Fixed Assets | 516,524.10 |
| TOTAL ASSETS | <u><u>2,499,998.64</u></u> |
| LIABILITIES & EQUITY | |
| Liabilities | |
| Current Liabilities | |
| Accounts Payable | |
| 20000 · Accounts Payable | <u>3,166.97</u> |
| Total Accounts Payable | 3,166.97 |

Woodmoor Improvement Association

Balance Sheet

03/21/24

As of January 31, 2024

Accrual Basis

| | <u>Jan 31, 24</u> |
|---|----------------------------|
| Credit Cards | |
| 23010 · Card Services WPS, #6551 | 709.51 |
| 23011 · Card Services, Admin #9515 | 3,645.63 |
| 23012 · Card Services, Admin #0448 | 113.19 |
| Total Credit Cards | <u>4,468.33</u> |
| Other Current Liabilities | |
| 20200 · Accrued Vacation | 31,990.23 |
| 20205A · Other Accrued Liability | 675.00 |
| 20400 · Construction Compliance Account | 121,000.00 |
| 20500 · Landscaping Compliance Account | 11,000.00 |
| 20550 · Note Payable - Telephone System | 0.30 |
| 20600 · Payroll Liabilities | 2,014.84 |
| 20800 · Pre-paid WIA Assessments | 1,107.80 |
| 20850 · Insurance Proceeds | -0.24 |
| 20900 · Tenant Deposits | 1,700.00 |
| Total Other Current Liabilities | <u>169,487.93</u> |
| Total Current Liabilities | <u>177,123.23</u> |
| Total Liabilities | <u>177,123.23</u> |
| Equity | |
| 30000 · Equity | |
| 30100 · Operating Fund | 322,198.69 |
| 30200 · Replacement Reserve Fund | 553,699.23 |
| Total 30000 · Equity | <u>875,897.92</u> |
| 31000 · Fund Balance-Unrestricted | 584,950.23 |
| Net Income | 862,027.26 |
| Total Equity | <u>2,322,875.41</u> |
| TOTAL LIABILITIES & EQUITY | <u><u>2,499,998.64</u></u> |

Woodmoor Improvement Association
Profit & Loss YTD Comparison
January 2024

03/21/24

Accrual Basis

| | Jan 24 | Jan 24 | % of Income |
|--|------------|------------|-------------|
| Ordinary Income/Expense | | | |
| Income | | | |
| 40000 · ACC | | | |
| 40200 · Other Project Fees (non-ref) | 200.00 | 200.00 | 0.0% |
| 40300 · Building Deposit Forfeitures | 50.00 | 50.00 | 0.0% |
| Total 40000 · ACC | 250.00 | 250.00 | 0.0% |
| 41000 · Administrative Income | | | |
| 41100 · Assessments - WIA | 930,327.00 | 930,327.00 | 97.8% |
| 41200 · Admin & Lien Fees | -150.00 | -150.00 | -0.0% |
| 41400 · HOA Change Fees | 1,575.00 | 1,575.00 | 0.2% |
| 41500 · Late Pay Interest Income | 336.09 | 336.09 | 0.0% |
| 41600 · Interest Income-Operating Fund | 1,797.96 | 1,797.96 | 0.2% |
| 41650 · Interest Income - Reserve Fund | 1,782.82 | 1,782.82 | 0.2% |
| 41820 · Heights Property Owners Assoc | 158.37 | 158.37 | 0.0% |
| Total 41000 · Administrative Income | 935,827.24 | 935,827.24 | 98.4% |
| 42000 · Community Center Income | | | |
| 42100 · Barn Rentals | 3,975.00 | 3,975.00 | 0.4% |
| 42300 · Office Rentals | 600.00 | 600.00 | 0.1% |
| Total 42000 · Community Center Income | 4,575.00 | 4,575.00 | 0.5% |
| 43000 · Public Safety Income | | | |
| 43100 · Commercial Check Fees | 8,208.00 | 8,208.00 | 0.9% |
| 43300 · Vacation Check Contributions | 2,313.00 | 2,313.00 | 0.2% |
| Total 43000 · Public Safety Income | 10,521.00 | 10,521.00 | 1.1% |
| Total Income | 951,173.24 | 951,173.24 | 100.0% |
| Gross Profit | 951,173.24 | 951,173.24 | 100.0% |
| Expense | | | |
| 60000 · Administrative Expenses | | | |
| 60040 · Bank Charges | 157.66 | 157.66 | 0.0% |
| 60050 · Benefits/HRA | 2,070.11 | 2,070.11 | 0.2% |
| 60070 · Computer Programs & Services | 725.32 | 725.32 | 0.1% |
| 60200 · Dues & Subscriptions | 260.00 | 260.00 | 0.0% |
| 60210 · Equipment Lease | 519.38 | 519.38 | 0.1% |
| 60230 · Equipment Maintenance | 35.74 | 35.74 | 0.0% |
| 60240 · Insurance E & O | 2,279.50 | 2,279.50 | 0.2% |
| 60250 · Janitorial | 685.00 | 685.00 | 0.1% |
| 60280 · Maintenance | 191.00 | 191.00 | 0.0% |
| 60300 · Office Supplies | 207.86 | 207.86 | 0.0% |
| 60350 · Payroll Tax | 1,892.92 | 1,892.92 | 0.2% |
| 60420 · Annual Meeting Printing & Mail | 4,543.99 | 4,543.99 | 0.5% |
| 60430 · Telephone | 200.44 | 200.44 | 0.0% |
| 60440 · Training | 69.00 | 69.00 | 0.0% |
| 60500 · Trash Removal | 111.00 | 111.00 | 0.0% |
| 60550 · Utilities | 221.96 | 221.96 | 0.0% |
| 60600 · Wages | 19,315.68 | 19,315.68 | 2.0% |
| 60650 · Workmans Comp. | 19.45 | 19.45 | 0.0% |
| Total 60000 · Administrative Expenses | 33,506.01 | 33,506.01 | 3.5% |
| 61000 · Common Area Expenses | | | |
| 61200 · Common Area Improvements | 2,541.89 | 2,541.89 | 0.3% |
| 61300 · Insurance | 2,907.50 | 2,907.50 | 0.3% |
| 61400 · Maintenance | 547.74 | 547.74 | 0.1% |
| Total 61000 · Common Area Expenses | 5,997.13 | 5,997.13 | 0.6% |

Woodmoor Improvement Association
Profit & Loss YTD Comparison
January 2024

03/21/24

Accrual Basis

| | Jan 24 | Jan 24 | % of Income |
|--|-------------------|-------------------|--------------|
| 64000 · Community Center Expenses | | | |
| 64200 · Maintenance/Repairs/Supplies | 836.46 | 836.46 | 0.1% |
| 64600 · Utilities | 221.96 | 221.96 | 0.0% |
| Total 64000 · Community Center Expenses | 1,058.42 | 1,058.42 | 0.1% |
| 65000 · Payroll Expenses | 0.00 | 0.00 | 0.0% |
| 66000 · Public Safety Expenses | | | |
| 66150 · Auto Repair | 90.33 | 90.33 | 0.0% |
| 66200 · Benefits/HRA | 3,039.84 | 3,039.84 | 0.3% |
| 66201 · WPS Retirement Plan | 354.18 | 354.18 | 0.0% |
| 66500 · Fuel | 666.40 | 666.40 | 0.1% |
| 66550 · Insurance - Auto | 872.25 | 872.25 | 0.1% |
| 66560 · Insurance - Liability | 3,505.38 | 3,505.38 | 0.4% |
| 66700 · Payroll Tax | 3,398.88 | 3,398.88 | 0.4% |
| 66750 · Postage | 60.00 | 60.00 | 0.0% |
| 66850 · Telephone | 174.62 | 174.62 | 0.0% |
| 66860 · Uniforms | 559.21 | 559.21 | 0.1% |
| 66900 · Wages | 34,738.78 | 34,738.78 | 3.7% |
| 66950 · Workmans Comp. | 1,124.55 | 1,124.55 | 0.1% |
| Total 66000 · Public Safety Expenses | 48,584.42 | 48,584.42 | 5.1% |
| Total Expense | 89,145.98 | 89,145.98 | 9.4% |
| Net Ordinary Income | 862,027.26 | 862,027.26 | 90.6% |
| Net Income | 862,027.26 | 862,027.26 | 90.6% |

Woodmoor Improvement Association
Statement of Cash Flows
 January 2024

| | Jan 24 |
|--|--------------|
| OPERATING ACTIVITIES | |
| Net Income | 862,027.26 |
| Adjustments to reconcile Net Income to net cash provided by operations: | |
| 11000 · Dues Receivable | -114,794.44 |
| 11300 · Commercial Checks Receivable | -3,501.00 |
| 12150 · Prepaid Expenses | 85.99 |
| 12200 · Prepaid Insurance | -26,374.62 |
| 20000 · Accounts Payable | -8,186.57 |
| 23010 · Card Services WPS, #6551 | 709.51 |
| 23011 · Card Services, Admin #9515 | 3,645.63 |
| 23012 · Card Services, Admin #0448 | 113.19 |
| 20400 · Construction Compliance Account | -11,500.00 |
| 20600 · Payroll Liabilities | 1,399.87 |
| 20800 · Pre-paid WIA Assessments | -89,221.28 |
| | 614,403.54 |
| Net cash provided by Operating Activities | 614,403.54 |
| Net cash increase for period | 614,403.54 |
| Cash at beginning of period | 1,154,548.21 |
| Cash at end of period | 1,768,951.75 |