

## Woodmoor Improvement Association Profit & Loss Budget vs. Actual January 2018

04/10/18

Accrual Basis

	Jan 18	Budget	% of Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>40000 · ACC</b>			
40100 · New Construction Fees (non-ref)	13,500.00	30,000.00	45.0%
40200 · Other Project Fees (non-ref)	100.00	9,000.00	1.1%
<b>Total 40000 · ACC</b>	<b>13,600.00</b>	<b>39,000.00</b>	<b>34.9%</b>
<b>41000 · Administrative Income</b>			
41100 · Assessments - WIA	774,259.60	775,793.80	99.8%
41200 · Admin & Lien Fees	705.56	5,000.00	14.1%
41300 · Covenant Enforcement Fines	20,675.00	5,000.00	413.5%
41400 · HOA Change Fees	3,500.00	35,000.00	10.0%
41500 · Late Pay Interest Income	22.31	4,200.00	0.5%
41600 · Interest Income-Operating Fund	208.00	1,800.00	11.6%
41650 · Interest Income - Reserve Fund	8.97	6,000.00	0.1%
41700 · Late Fees - Assessments	-325.00	9,000.00	-3.6%
41800 · Miscellaneous Income	0.00	500.00	0.0%
<b>Total 41000 · Administrative Income</b>	<b>799,054.44</b>	<b>842,293.80</b>	<b>94.9%</b>
<b>42000 · Community Center Income</b>			
42100 · Barn Rentals	4,125.00	30,000.00	13.8%
42300 · Office Rentals	1,500.00	14,280.00	10.5%
<b>Total 42000 · Community Center Income</b>	<b>5,625.00</b>	<b>44,280.00</b>	<b>12.7%</b>
<b>43000 · Public Safety Income</b>			
43100 · Commercial Check Fees	6,015.00	25,260.00	23.8%
43250 · Outside Residential	0.00	7,280.00	0.0%
43300 · Vacation Check Contributions	1,115.00	11,000.00	10.1%
<b>Total 43000 · Public Safety Income</b>	<b>7,130.00</b>	<b>43,540.00</b>	<b>16.4%</b>
<b>Total Income</b>	<b>825,409.44</b>	<b>969,113.80</b>	<b>85.2%</b>
<b>Gross Profit</b>	<b>825,409.44</b>	<b>969,113.80</b>	<b>85.2%</b>
<b>Expense</b>			
<b>60000 · Administrative Expenses</b>			
60011 · Auditor	0.00	2,800.00	0.0%
60020 · Advertising	0.00	200.00	0.0%
60030 · Awards	0.00	500.00	0.0%
60040 · Bank Charges	33.30	450.00	7.4%
60050 · Benefits/HRA	2,623.85	27,248.00	9.6%
60051 · Admin Retirement Plan	50.00	6,982.52	0.7%
60070 · Computer Programs & Services	344.24	8,000.00	4.3%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	240.00	1,500.00	16.0%
60210 · Equipment Lease	644.25	5,800.00	11.1%
60230 · Equipment Maintenance	0.00	500.00	0.0%
60240 · Insurance E & O	1,528.75	25,448.00	6.0%
60250 · Janitorial	490.00	7,350.00	6.7%
60260 · Legal Fees	0.00	7,500.00	0.0%
60261 · Legal - Collections	705.56	7,500.00	9.4%
60270 · Lien & Recording Fees	0.00	300.00	0.0%
60280 · Maintenance	143.00	1,400.00	10.2%
60290 · Misc	0.00	500.00	0.0%
60300 · Office Supplies	619.25	4,200.00	14.7%
60350 · Payroll Tax	1,339.29	14,488.73	9.2%
60400 · Personal Vehicle Use	0.00	500.00	0.0%
60410 · Postage	362.55	4,000.00	9.1%
60412 · Special Mailings and Printing	0.00	5,000.00	0.0%
60414 · Newsletter Printing and Mailing	0.00	3,000.00	0.0%
60420 · Annual Meeting Printing & Mail	6,015.75	6,500.00	92.6%
60422 · Assessment Printing and Mailing	0.00	3,300.00	0.0%
60425 · Property Taxes	0.00	200.00	0.0%
60430 · Telephone	265.75	1,750.00	15.2%

**Woodmoor Improvement Association**  
**Profit & Loss Budget vs. Actual**  
**January 2018**

04/10/18

Accrual Basis

	Jan 18	Budget	% of Budget
60440 · Training	44.97	2,000.00	2.2%
60500 · Trash Removal	89.00	1,100.00	8.1%
60550 · Utilities	0.00	6,000.00	0.0%
60575 · Uniforms	0.00	600.00	0.0%
60600 · Wages	14,447.26	174,563.00	8.3%
60650 · Workmans Comp.	581.73	2,800.00	20.8%
<b>Total 60000 · Administrative Expenses</b>	<b>30,568.50</b>	<b>335,480.25</b>	<b>9.1%</b>
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	500.00	0.0%
61150 · Barn Grounds	0.00	9,200.00	0.0%
61200 · Common Area Improvements	207.30	30,000.00	0.7%
61300 · Insurance	1,847.92	26,975.00	6.9%
61400 · Maintenance	0.00	28,500.00	0.0%
<b>Total 61000 · Common Area Expenses</b>	<b>2,055.22</b>	<b>95,175.00</b>	<b>2.2%</b>
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	2,250.00	20,000.00	11.3%
63550 · Chipping Event	0.00	8,700.00	0.0%
63575 · Firewise	0.00	500.00	0.0%
63600 · Recruit & Train Volunteers	0.00	750.00	0.0%
63800 · Supplies	0.00	1,300.00	0.0%
<b>Total 63000 · Forestry Expenses</b>	<b>2,250.00</b>	<b>31,250.00</b>	<b>7.2%</b>
64000 · Community Center Expenses			
64170 · Community Events	0.00	2,000.00	0.0%
64200 · Maintenance/Repairs/Supplies	183.00	9,000.00	2.0%
64600 · Utilities	0.00	6,000.00	0.0%
<b>Total 64000 · Community Center Expenses</b>	<b>183.00</b>	<b>17,000.00</b>	<b>1.1%</b>
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	0.00	1,870.00	0.0%
66150 · Auto Repair	636.20	6,000.00	10.6%
66200 · Benefits/HRA	2,659.82	33,128.00	8.0%
66201 · WPS Retirement Plan	322.72	3,875.00	8.3%
66400 · Equipment Maintenance	16.37	500.00	3.3%
66450 · Equipment Purchase	175.82	5,500.00	3.2%
66500 · Fuel	994.68	16,000.00	6.2%
66550 · Insurance - Auto	503.83	5,813.00	8.7%
66560 · Insurance - Liability	760.25	9,549.00	8.0%
66600 · Misc.	0.00	2,500.00	0.0%
66650 · Office Supplies	87.56	500.00	17.5%
66700 · Payroll Tax	2,434.55	26,158.00	9.3%
66750 · Postage	0.00	500.00	0.0%
66850 · Telephone	213.42	3,000.00	7.1%
66855 · Training	0.00	1,500.00	0.0%
66860 · Uniforms	657.01	4,500.00	14.6%
66900 · Wages	26,262.62	315,151.00	8.3%
66950 · Workmans Comp.	3,147.27	17,018.00	18.5%
<b>Total 66000 · Public Safety Expenses</b>	<b>38,872.12</b>	<b>453,062.00</b>	<b>8.6%</b>
<b>Total Expense</b>	<b>73,928.84</b>	<b>931,967.25</b>	<b>7.9%</b>
<b>Net Ordinary Income</b>	<b>751,480.60</b>	<b>37,146.55</b>	<b>2,023.0%</b>

# Woodmoor Improvement Association Profit & Loss Budget vs. Actual January 2018

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	<u>Jan 18</u>	<u>Budget</u>	<u>% of Budget</u>
<b>Other Income/Expense</b>			
<b>Other Expense</b>			
71000 · Reserve Fund	0.00	37,146.55	0.0%
<b>Total Other Expense</b>	0.00	37,146.55	0.0%
<b>Net Other Income</b>	0.00	-37,146.55	0.0%
<b>Net Income</b>	<b>751,480.60</b>	<b>0.00</b>	<b>100.0%</b>

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**Woodmoor Improvement Association**  
**Balance Sheet**  
 As of January 31, 2018

Jan 31, 18

**ASSETS****Current Assets****Checking/Savings**

10001 · Integrity - Operating 0384	761,234.15
10003 · Integrity - Res Cap Chk - 0406	95,415.72
10004 · Integrity - MM - Oper - 5504	14,327.49
10009 · Integrity - Compliance - 0414	256,051.75
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	3,480.21
1 yr CD	200,000.00
<b>Total 10011 · Integrity B&amp;T CR 89071</b>	<b>203,480.21</b>
10013 · Central Bank & Trust CD	244,599.18
10014 · FNB - Res Cap CD	25,176.02
10015 · Peoples National Bank-MM	8,109.47
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	237,125.70
10018 · AAFCU - CD - Emergency Fund	101,836.12
10020 · Petty Cash	300.00
10021 · Peoples Nat'l Bank - Op MM	25,186.46
10022 · FNB - Operating MM	49,453.07

**Total Checking/Savings** 2,022,300.34

**Accounts Receivable**

11000 · Dues Receivable	207,106.86
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**Total Accounts Receivable** 207,106.86

**Other Current Assets**

12200 · Prepaid Insurance	53,715.25
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	1,283.25

**Total Other Current Assets** 55,224.98

**Total Current Assets** 2,284,632.18

**Fixed Assets**

16000 · Building and Improvements	590,396.44
16001 · WPS Garage	33,851.41
16100 · Equipment	27,646.41
16200 · Furniture & Fixtures	67,188.11
16300 · Smart Trailer	7,138.85
16400 · Software	3,676.74
16500 · Vehicles	79,435.89
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-372,541.72
16901 · Accum. Depreciation-Equipment	-15,920.86
16902 · Accum. Depreciation-Furn & Fix	-62,432.39
16903 · Accum Depr - Smart Trailer	-2,595.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-38,735.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53

**Total Fixed Assets** 313,431.33

**TOTAL ASSETS** **2,598,063.51**

**LIABILITIES & EQUITY****Liabilities****Current Liabilities**

Accounts Payable	
20000 · Accounts Payable	6,831.85

**Total Accounts Payable** 6,831.85

## Woodmoor Improvement Association

## Balance Sheet

04/10/18

As of January 31, 2018

Accrual Basis

	<u>Jan 31, 18</u>
<b>Other Current Liabilities</b>	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	248,500.00
20500 · Landscaping Compliance Account	15,300.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	844.14
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	2,400.00
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<b>Total Other Current Liabilities</b>	281,321.43
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<b>Total Current Liabilities</b>	288,153.28
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<b>Total Liabilities</b>	288,153.28
<b>Equity</b>	
<b>30000 · Equity</b>	
30100 · Operating Fund	322,456.69
30200 · Replacement Reserve Fund	553,699.23
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<b>Total 30000 · Equity</b>	876,155.92
31000 · Fund Balance-Unrestricted	682,273.71
Net Income	751,480.60
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<b>Total Equity</b>	2,309,910.23
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>2,598,063.51</b>
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**Woodmoor Improvement Association**  
**Profit & Loss YTD Comparison**  
**January 2018**

04/10/18

Accrual Basis

	Jan 18	Jan 18	% of Income
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>40000 · ACC</b>			
40100 · New Construction Fees (non-ref)	13,500.00	13,500.00	1.6%
40200 · Other Project Fees (non-ref)	100.00	100.00	0.0%
<b>Total 40000 · ACC</b>	13,600.00	13,600.00	1.6%
<b>41000 · Administrative Income</b>			
41100 · Assessments - WIA	774,259.60	774,259.60	93.8%
41200 · Admin & Lien Fees	705.56	705.56	0.1%
41300 · Covenant Enforcement Fines	20,675.00	20,675.00	2.5%
41400 · HOA Change Fees	3,500.00	3,500.00	0.4%
41500 · Late Pay Interest Income	22.31	22.31	0.0%
41600 · Interest Income-Operating Fund	208.00	208.00	0.0%
41650 · Interest Income - Reserve Fund	8.97	8.97	0.0%
41700 · Late Fees - Assessments	-325.00	-325.00	-0.0%
<b>Total 41000 · Administrative Income</b>	799,054.44	799,054.44	96.8%
<b>42000 · Community Center Income</b>			
42100 · Barn Rentals	4,125.00	4,125.00	0.5%
42300 · Office Rentals	1,500.00	1,500.00	0.2%
<b>Total 42000 · Community Center Income</b>	5,625.00	5,625.00	0.7%
<b>43000 · Public Safety Income</b>			
43100 · Commercial Check Fees	6,015.00	6,015.00	0.7%
43300 · Vacation Check Contributions	1,115.00	1,115.00	0.1%
<b>Total 43000 · Public Safety Income</b>	7,130.00	7,130.00	0.9%
<b>Total Income</b>	825,409.44	825,409.44	100.0%
<b>Gross Profit</b>	825,409.44	825,409.44	100.0%
<b>Expense</b>			
<b>60000 · Administrative Expenses</b>			
60040 · Bank Charges	33.30	33.30	0.0%
60050 · Benefits/HRA	2,623.85	2,623.85	0.3%
60051 · Admin Retirement Plan	50.00	50.00	0.0%
60070 · Computer Programs & Services	344.24	344.24	0.0%
60200 · Dues & Subscriptions	240.00	240.00	0.0%
60210 · Equipment Lease	644.25	644.25	0.1%
60240 · Insurance E & O	1,528.75	1,528.75	0.2%
60250 · Janitorial	490.00	490.00	0.1%
60261 · Legal - Collections	705.56	705.56	0.1%
60280 · Maintenance	143.00	143.00	0.0%
60300 · Office Supplies	619.25	619.25	0.1%
60350 · Payroll Tax	1,339.29	1,339.29	0.2%
60410 · Postage	362.55	362.55	0.0%
60420 · Annual Meeting Printing & Mail	6,015.75	6,015.75	0.7%
60430 · Telephone	265.75	265.75	0.0%
60440 · Training	44.97	44.97	0.0%
60500 · Trash Removal	89.00	89.00	0.0%
60600 · Wages	14,447.26	14,447.26	1.8%
60650 · Workmans Comp.	581.73	581.73	0.1%
<b>Total 60000 · Administrative Expenses</b>	30,568.50	30,568.50	3.7%
<b>61000 · Common Area Expenses</b>			
61200 · Common Area Improvements	207.30	207.30	0.0%
61300 · Insurance	1,847.92	1,847.92	0.2%
<b>Total 61000 · Common Area Expenses</b>	2,055.22	2,055.22	0.2%

## Woodmoor Improvement Association

## Profit &amp; Loss YTD Comparison

January 2018

04/10/18

Accrual Basis

	Jan 18	Jan 18	% of Income
<b>63000 · Forestry Expenses</b>			
63500 · Maintenance-Tree removal,slash	2,250.00	2,250.00	0.3%
<b>Total 63000 · Forestry Expenses</b>	<b>2,250.00</b>	<b>2,250.00</b>	<b>0.3%</b>
<b>64000 · Community Center Expenses</b>			
64200 · Maintenance/Repairs/Supplies	183.00	183.00	0.0%
<b>Total 64000 · Community Center Expenses</b>	<b>183.00</b>	<b>183.00</b>	<b>0.0%</b>
<b>65000 · Payroll Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.0%</b>
<b>66000 · Public Safety Expenses</b>			
66150 · Auto Repair	636.20	636.20	0.1%
66200 · Benefits/HRA	2,659.82	2,659.82	0.3%
66201 · WPS Retirement Plan	322.72	322.72	0.0%
66400 · Equipment Maintenance	16.37	16.37	0.0%
66450 · Equipment Purchase	175.82	175.82	0.0%
66500 · Fuel	994.68	994.68	0.1%
66550 · Insurance - Auto	503.83	503.83	0.1%
66560 · Insurance - Liability	760.25	760.25	0.1%
66650 · Office Supplies	87.56	87.56	0.0%
66700 · Payroll Tax	2,434.55	2,434.55	0.3%
66850 · Telephone	213.42	213.42	0.0%
66860 · Uniforms	657.01	657.01	0.1%
66900 · Wages	26,262.62	26,262.62	3.2%
66950 · Workmans Comp.	3,147.27	3,147.27	0.4%
<b>Total 66000 · Public Safety Expenses</b>	<b>38,872.12</b>	<b>38,872.12</b>	<b>4.7%</b>
<b>Total Expense</b>	<b>73,928.84</b>	<b>73,928.84</b>	<b>9.0%</b>
<b>Net Ordinary Income</b>	<b>751,480.60</b>	<b>751,480.60</b>	<b>91.0%</b>
<b>Net Income</b>	<b>751,480.60</b>	<b>751,480.60</b>	<b>91.0%</b>

**Woodmoor Improvement Association**  
**Statement of Cash Flows**  
 January 2018

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	<b>Jan 18</b>
<b>OPERATING ACTIVITIES</b>	
Net Income	751,480.60
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	-168,862.21
12150 · Prepaid Expenses	4,975.48
12200 · Prepaid Insurance	4,640.75
20000 · Accounts Payable	-4,838.26
20400 · Construction Compliance Account	-15,000.00
20500 · Landscaping Compliance Account	2,500.00
20600 · Payroll Liabilities	659.53
20800 · Pre-paid WIA Assessments	-189,342.01
	386,213.88
Net cash provided by Operating Activities	386,213.88
Net cash increase for period	386,213.88
Cash at beginning of period	1,637,369.71
Cash at end of period	<b>2,023,583.59</b>