

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through March 2019

	Jan - Mar 19	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	0.00	25,000.00	0.0%
40200 · Other Project Fees (non-ref)	50.00	5,000.00	1.0%
Total 40000 · ACC	50.00	30,000.00	0.2%
41000 · Administrative Income			
41100 · Assessments - WIA	776,560.90	760,793.80	102.1%
41200 · Admin & Lien Fees	0.00	5,000.00	0.0%
41300 · Covenant Enforcement Fines	150.00	5,000.00	3.0%
41400 · HOA Change Fees	7,350.00	35,000.00	21.0%
41500 · Late Pay Interest Income	2,551.09	4,200.00	60.7%
41600 · Interest Income-Operating Fund	911.66	2,000.00	45.6%
41650 · Interest Income - Reserve Fund	4,137.32	7,000.00	59.1%
41700 · Late Fees - Assessments	11,800.00	8,500.00	138.8%
41800 · Miscellaneous Income	2,391.00	500.00	478.2%
44110 · Returned Check Charges	10.00		
Total 41000 · Administrative Income	805,861.97	827,993.80	97.3%
42000 · Community Center Income			
42100 · Barn Rentals	10,787.50	37,000.00	29.2%
42300 · Office Rentals	4,145.00	14,280.00	29.0%
Total 42000 · Community Center Income	14,932.50	51,280.00	29.1%
43000 · Public Safety Income			
43100 · Commercial Check Fees	4,625.00	24,060.00	19.2%
43250 · Outside Residential	7,280.00	7,280.00	100.0%
43300 · Vacation Check Contributions	1,970.00	8,500.00	23.2%
Total 43000 · Public Safety Income	13,875.00	39,840.00	34.8%
Total Income	834,719.47	949,113.80	87.9%
Gross Profit	834,719.47	949,113.80	87.9%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	3,800.00	0.0%
60020 · Advertising	0.00	200.00	0.0%
60030 · Awards	0.00	500.00	0.0%
60040 · Bank Charges	222.98	750.00	29.7%
60050 · Benefits/HRA	6,027.60	28,297.00	21.3%
60051 · Admin Retirement Plan	0.00	5,988.00	0.0%
60070 · Computer Programs & Services	2,009.35	12,450.00	16.1%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	417.63	1,500.00	27.8%
60210 · Equipment Lease	1,909.77	5,100.00	37.4%
60230 · Equipment Maintenance	168.20	500.00	33.6%
60240 · Insurance E & O	4,581.00	18,950.00	24.2%
60250 · Janitorial	1,490.77	7,350.00	20.3%
60260 · Legal Fees	825.00	10,000.00	8.3%
60261 · Legal - Collections	0.00	7,500.00	0.0%
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	389.19	4,400.00	8.8%
60350 · Payroll Tax	3,711.63	14,237.82	26.1%
60400 · Personal Vehicle Use	73.08	500.00	14.6%
60410 · Postage	270.07	4,000.00	6.8%
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	6,077.47	6,500.00	93.5%
60422 · Assessment Printing and Mailing	0.00	3,300.00	0.0%
60425 · Property Taxes	20.95	200.00	10.5%

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through March 2019

	Jan - Mar 19	Budget	% of Budget
60430 · Telephone	711.85	1,750.00	40.7%
60440 · Training	324.00	2,000.00	16.2%
60500 · Trash Removal	267.00	1,100.00	24.3%
60550 · Utilities	805.97	7,500.00	10.7%
60575 · Uniforms	55.80	600.00	9.3%
60600 · Wages	42,556.00	171,540.00	24.8%
60650 · Workmans Comp.	131.22	2,650.00	5.0%
Total 60000 · Administrative Expenses	73,189.53	334,862.82	21.9%
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	500.00	0.0%
61125 · Augmentation - Ponds	360.00	4,500.00	8.0%
61150 · Barn Grounds	0.00	9,200.00	0.0%
61200 · Common Area Improvements	1,232.94	30,000.00	4.1%
61300 · Insurance	5,684.25	22,830.00	24.9%
61400 · Maintenance	450.00	28,500.00	1.6%
Total 61000 · Common Area Expenses	7,727.19	95,530.00	8.1%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	0.00	20,000.00	0.0%
63550 · Chipping Event	0.00	12,000.00	0.0%
63560 · Mitigation Awards	0.00	4,500.00	0.0%
63575 · Firewise	0.00	1,500.00	0.0%
63600 · Recruit & Train Volunteers	0.00	750.00	0.0%
63800 · Supplies	0.00	1,000.00	0.0%
Total 63000 · Forestry Expenses	0.00	39,750.00	0.0%
64000 · Community Center Expenses			
64170 · Community Events	0.00	2,000.00	0.0%
64200 · Maintenance/Repairs/Supplies	957.73	9,000.00	10.6%
64600 · Utilities	805.96	7,500.00	10.7%
Total 64000 · Community Center Expenses	1,763.69	18,500.00	9.5%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	610.78	2,050.00	29.8%
66150 · Auto Repair	2,115.26	6,000.00	35.3%
66200 · Benefits/HRA	5,832.76	24,400.00	23.9%
66201 · WPS Retirement Plan	1,110.90	5,230.00	21.2%
66400 · Equipment Maintenance	0.00	500.00	0.0%
66450 · Equipment Purchase	171.10	1,500.00	11.4%
66500 · Fuel	1,618.96	14,000.00	11.6%
66550 · Insurance - Auto	1,872.28	8,100.00	23.1%
66560 · Insurance - Liability	2,455.78	10,600.00	23.2%
66600 · Misc.	0.00	1,000.00	0.0%
66650 · Office Supplies	0.00	500.00	0.0%
66700 · Payroll Tax	7,274.39	28,300.00	25.7%
66750 · Postage	0.00	500.00	0.0%
66850 · Telephone	486.66	2,000.00	24.3%
66855 · Training	0.00	1,500.00	0.0%
66860 · Uniforms	2,376.87	4,500.00	52.8%
66900 · Wages	82,967.58	331,870.00	25.0%
66950 · Workmans Comp.	6,429.78	17,920.98	35.9%
Total 66000 · Public Safety Expenses	115,323.10	460,470.98	25.0%

Woodmoor Improvement Association Profit & Loss Budget vs. Actual January through March 2019

	<u>Jan - Mar 19</u>	<u>Budget</u>	<u>% of Budget</u>
70000 · Uncategorized Expenses			
70010 · Other Expenses	<u>15,561.10</u>		
Total 70000 · Uncategorized Expenses	<u>15,561.10</u>		
Total Expense	<u>213,564.61</u>	<u>949,113.80</u>	<u>22.5%</u>
Net Ordinary Income	<u>621,154.86</u>	<u>0.00</u>	<u>100.0%</u>
Net Income	<u><u>621,154.86</u></u>	<u><u>0.00</u></u>	<u><u>100.0%</u></u>

Woodmoor Improvement Association
Balance Sheet
As of March 31, 2019

	Mar 31, 19
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	781,674.74
10003 · Integrity - Res Cap Chk - 0406	30,281.91
10004 · Integrity - MM - Oper - 5504	14,379.55
10009 · Integrity - Compliance - 0414	66,737.16
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	8,962.17
1 yr CD	200,000.00
Total 10011 · Integrity B&T CR 89071	208,962.17
10013 · Central Bank & Trust CD	
CB&T - CD #8721008	101,260.49
CB&T - CD #8721009	100,635.17
CB&T - CD #8721015	49,131.08
Total 10013 · Central Bank & Trust CD	251,026.74
10014 · FNB - Res Cap CD	25,176.02
10015 · Community Banks of CO - MM	8,116.02
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	237,715.62
10018 · AAFCU - CD - Emergency Fund	103,090.38
10020 · Petty Cash	300.00
10021 · Community Banks of CO - Op MM	25,215.73
10022 · FNB - Operating MM	199,892.68
Total Checking/Savings	1,952,573.72
Accounts Receivable	
11000 · Dues Receivable	161,433.80
11300 · Commercial Checks Receivable	7,280.00
Total Accounts Receivable	168,713.80
Other Current Assets	
12150 · Prepaid Expenses	337.74
12200 · Prepaid Insurance	45,680.69
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	763.25
Total Other Current Assets	47,008.16
Total Current Assets	2,168,295.68
Fixed Assets	
16000 · Building and Improvements	592,757.44
16001 · WPS Garage	33,851.41
16100 · Equipment	33,771.99
16200 · Furniture & Fixtures	67,318.11
16300 · Smart Trailer	7,787.85
16400 · Software	3,676.74
16500 · Vehicles	155,625.43
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-374,429.72
16901 · Accum. Depreciation-Equipment	-27,073.86
16902 · Accum. Depreciation-Furn & Fix	-63,153.39
16903 · Accum Depr - Smart Trailer	-4,357.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-73,030.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
Total Fixed Assets	349,067.45
TOTAL ASSETS	2,517,363.13

Woodmoor Improvement Association

Balance Sheet

As of March 31, 2019

	<u>Mar 31, 19</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	9,020.57
Total Accounts Payable	9,020.57
Credit Cards	
23010 · Card Services WPS, #6644	245.83
23011 · Card Services, Admin #9515	552.90
23012 · Card Services, Admin #0448	112.84
Total Credit Cards	911.57
Other Current Liabilities	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	207,000.00
20500 · Landscaping Compliance Account	15,000.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	179.62
20800 · Pre-paid WIA Assessments	1,148.29
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	2,400.00
Total Other Current Liabilities	240,005.20
Total Current Liabilities	249,937.34
Total Liabilities	249,937.34
Equity	
30000 · Equity	
30100 · Operating Fund	322,456.69
30200 · Replacement Reserve Fund	553,699.23
Total 30000 · Equity	876,155.92
31000 · Fund Balance-Unrestricted	770,115.01
Net Income	621,154.86
Total Equity	2,267,425.79
TOTAL LIABILITIES & EQUITY	2,517,363.13

Woodmoor Improvement Association

Profit & Loss YTD Comparison

March 2019

04/22/19

Accrual Basis

	Mar 19	Jan - Mar 19	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40200 · Other Project Fees (non-ref)	50.00	50.00	0.2%
Total 40000 · ACC	50.00	50.00	0.2%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	776,560.90	0.0%
41300 · Covenant Enforcement Fines	50.00	150.00	0.2%
41400 · HOA Change Fees	4,550.00	7,350.00	18.9%
41500 · Late Pay Interest Income	1,957.72	2,551.09	8.1%
41600 · Interest Income-Operating Fund	327.25	911.66	1.4%
41650 · Interest Income - Reserve Fund	1,855.46	4,137.32	7.7%
41700 · Late Fees - Assessments	-300.00	11,800.00	-1.2%
41800 · Miscellaneous Income	2,381.00	2,391.00	9.9%
44110 · Returned Check Charges	0.00	10.00	0.0%
Total 41000 · Administrative Income	10,821.43	805,861.97	45.0%
42000 · Community Center Income			
42100 · Barn Rentals	4,025.00	10,787.50	16.7%
42300 · Office Rentals	1,610.00	4,145.00	6.7%
Total 42000 · Community Center Income	5,635.00	14,932.50	23.4%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	4,625.00	0.0%
43250 · Outside Residential	7,280.00	7,280.00	30.3%
43300 · Vacation Check Contributions	260.00	1,970.00	1.1%
Total 43000 · Public Safety Income	7,540.00	13,875.00	31.4%
Total Income	24,046.43	834,719.47	100.0%
Gross Profit	24,046.43	834,719.47	100.0%
Expense			
60000 · Administrative Expenses			
60040 · Bank Charges	157.78	222.98	0.7%
60050 · Benefits/HRA	1,683.18	6,027.60	7.0%
60070 · Computer Programs & Services	1,018.26	2,009.35	4.2%
60200 · Dues & Subscriptions	137.63	417.63	0.6%
60210 · Equipment Lease	632.93	1,909.77	2.6%
60230 · Equipment Maintenance	0.00	168.20	0.0%
60240 · Insurance E & O	1,527.00	4,581.00	6.4%
60250 · Janitorial	510.00	1,490.77	2.1%
60260 · Legal Fees	0.00	825.00	0.0%
60280 · Maintenance	0.00	143.00	0.0%
60300 · Office Supplies	243.64	389.19	1.0%
60350 · Payroll Tax	1,196.33	3,711.63	5.0%
60400 · Personal Vehicle Use	0.00	73.08	0.0%
60410 · Postage	187.78	270.07	0.8%
60420 · Annual Meeting Printing & Mail	0.00	6,077.47	0.0%
60425 · Property Taxes	20.95	20.95	0.1%
60430 · Telephone	222.42	711.85	0.9%
60440 · Training	209.00	324.00	0.9%
60500 · Trash Removal	89.00	267.00	0.4%
60550 · Utilities	408.77	805.97	1.7%
60575 · Uniforms	47.19	55.80	0.2%
60600 · Wages	14,295.00	42,556.00	59.4%
60650 · Workmans Comp.	32.80	131.22	0.1%
Total 60000 · Administrative Expenses	22,619.66	73,189.53	94.1%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
March 2019

	Mar 19	Jan - Mar 19	% of Income
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	200.00	360.00	0.8%
61200 · Common Area Improvements	0.00	1,232.94	0.0%
61300 · Insurance	1,894.75	5,684.25	7.9%
61400 · Maintenance	450.00	450.00	1.9%
Total 61000 · Common Area Expenses	2,544.75	7,727.19	10.6%
64000 · Community Center Expenses			
64200 · Maintenance/Repairs/Supplies	521.86	957.73	2.2%
64600 · Utilities	408.79	805.96	1.7%
Total 64000 · Community Center Expenses	930.65	1,763.69	3.9%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66100 · Auto Licensing	610.78	610.78	2.5%
66150 · Auto Repair	685.40	2,115.26	2.9%
66200 · Benefits/HRA	1,297.77	5,832.76	5.4%
66201 · WPS Retirement Plan	370.30	1,110.90	1.5%
66450 · Equipment Purchase	0.00	171.10	0.0%
66500 · Fuel	800.43	1,618.96	3.3%
66550 · Insurance - Auto	624.08	1,872.28	2.6%
66560 · Insurance - Liability	818.58	2,455.78	3.4%
66700 · Payroll Tax	2,328.20	7,274.39	9.7%
66850 · Telephone	87.58	486.66	0.4%
66860 · Uniforms	182.13	2,376.87	0.8%
66900 · Wages	27,655.86	82,967.58	115.0%
66950 · Workmans Comp.	1,607.20	6,429.78	6.7%
Total 66000 · Public Safety Expenses	37,068.31	115,323.10	154.2%
70000 · Uncategorized Expenses			
70010 · Other Expenses	8,283.00	15,561.10	34.4%
Total 70000 · Uncategorized Expenses	8,283.00	15,561.10	34.4%
Total Expense	71,446.37	213,564.61	297.1%
Net Ordinary Income	-47,399.94	621,154.86	-197.1%
Net Income	-47,399.94	621,154.86	-197.1%

Woodmoor Improvement Association
Statement of Cash Flows
March 2019

	<u>Mar 19</u>
OPERATING ACTIVITIES	
Net Income	-47,399.94
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	18,287.33
11300 · Commercial Checks Receivable	-7,280.00
12200 · Prepaid Insurance	4,864.41
20000 · Accounts Payable	3,644.16
23010 · Card Services WPS, #6644	-563.94
23011 · Card Services, Admin #9515	157.51
23012 · Card Services, Admin #0448	73.30
20600 · Payroll Liabilities	-1,068.18
Net cash provided by Operating Activities	<u>-29,285.35</u>
Net cash increase for period	-29,285.35
Cash at beginning of period	<u>1,982,622.32</u>
Cash at end of period	<u><u>1,953,336.97</u></u>