

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

	Jan - Nov 19	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	9,000.00	25,000.00	36.0%
40200 · Other Project Fees (non-ref)	6,150.00	5,000.00	123.0%
Total 40000 · ACC	15,150.00	30,000.00	50.5%
41000 · Administrative Income			
41100 · Assessments - WIA	776,560.90	760,793.80	102.1%
41200 · Admin & Lien Fees	6,000.00	5,000.00	120.0%
41300 · Covenant Enforcement Fines	10,430.00	5,000.00	208.6%
41400 · HOA Change Fees	30,725.00	35,000.00	87.8%
41500 · Late Pay Interest Income	7,623.61	4,200.00	181.5%
41600 · Interest Income-Operating Fund	4,964.13	2,000.00	248.2%
41650 · Interest Income - Reserve Fund	9,685.46	7,000.00	138.4%
41700 · Late Fees - Assessments	10,375.00	8,500.00	122.1%
41800 · Miscellaneous Income	2,436.00	500.00	487.2%
41810 · Chipping Income	347.20		
41820 · Heights Property Owners Assoc	1,200.00		
44110 · Returned Check Charges	10.00		
Total 41000 · Administrative Income	860,357.30	827,993.80	103.9%
42000 · Community Center Income			
42100 · Barn Rentals	33,171.25	37,000.00	89.7%
42300 · Office Rentals	12,525.00	14,280.00	87.7%
Total 42000 · Community Center Income	45,696.25	51,280.00	89.1%
43000 · Public Safety Income			
43100 · Commercial Check Fees	28,210.00	24,060.00	117.2%
43250 · Outside Residential	7,280.00	7,280.00	100.0%
43300 · Vacation Check Contributions	13,926.00	8,500.00	163.8%
Total 43000 · Public Safety Income	49,416.00	39,840.00	124.0%
Total Income	970,619.55	949,113.80	102.3%
Gross Profit	970,619.55	949,113.80	102.3%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	3,800.00	0.0%
60020 · Advertising	0.00	200.00	0.0%
60030 · Awards	190.15	500.00	38.0%
60040 · Bank Charges	706.47	750.00	94.2%
60050 · Benefits/HRA	18,507.78	28,297.00	65.4%
60051 · Admin Retirement Plan	0.00	5,988.00	0.0%
60070 · Computer Programs & Services	10,397.27	12,450.00	83.5%
60075 · Consulting Fee	1,450.00	1,500.00	96.7%
60200 · Dues & Subscriptions	621.63	1,500.00	41.4%
60210 · Equipment Lease	4,785.79	5,100.00	93.8%
60230 · Equipment Maintenance	318.20	500.00	63.6%
60240 · Insurance E & O	16,797.00	18,950.00	88.6%
60250 · Janitorial	5,570.77	7,350.00	75.8%
60260 · Legal Fees	3,932.50	10,000.00	39.3%
60261 · Legal - Collections	0.00	7,500.00	0.0%
60270 · Lien & Recording Fees	36.00	300.00	12.0%
60280 · Maintenance	740.50	1,400.00	52.9%
60290 · Misc	0.00	500.00	0.0%
60300 · Office Supplies	3,476.66	4,400.00	79.0%
60350 · Payroll Tax	12,745.67	14,237.82	89.5%
60400 · Personal Vehicle Use	306.62	500.00	61.3%
60410 · Postage	1,056.36	4,000.00	26.4%
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%

Woodmoor Improvement Association

Profit & Loss Budget vs. Actual

January through November 2019

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Accrual Basis

	Jan - Nov 19	Budget	% of Budget
60422 · Assessment Printing and Mailing	0.00	3,300.00	0.0%
60425 · Property Taxes	31.67	200.00	15.8%
60430 · Telephone	2,465.97	1,750.00	140.9%
60440 · Training	1,231.85	2,000.00	61.6%
60500 · Trash Removal	1,009.00	1,100.00	91.7%
60550 · Utilities	4,346.72	7,500.00	58.0%
60575 · Uniforms	55.80	600.00	9.3%
60600 · Wages	159,276.55	171,540.00	92.9%
60650 · Workmans Comp.	290.06	2,650.00	10.9%
Total 60000 · Administrative Expenses	256,424.46	334,862.82	76.6%
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	500.00	0.0%
61125 · Augmentation - Ponds	4,620.00	4,500.00	102.7%
61150 · Barn Grounds	7,057.67	9,200.00	76.7%
61200 · Common Area Improvements	24,496.29	30,000.00	81.7%
61300 · Insurance	20,842.25	22,830.00	91.3%
61400 · Maintenance	37,377.94	28,500.00	131.2%
Total 61000 · Common Area Expenses	94,394.15	95,530.00	98.8%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	6,300.00	20,000.00	31.5%
63550 · Chipping Event	11,965.05	12,000.00	99.7%
63560 · Mitigation Awards	500.00	4,500.00	11.1%
63575 · Firewise	187.47	1,500.00	12.5%
63600 · Recruit & Train Volunteers	0.00	750.00	0.0%
63800 · Supplies	304.81	1,000.00	30.5%
Total 63000 · Forestry Expenses	19,257.33	39,750.00	48.4%
64000 · Community Center Expenses			
64170 · Community Events	0.00	2,000.00	0.0%
64200 · Maintenance/Repairs/Supplies	5,204.39	9,000.00	57.8%
64600 · Utilities	4,346.68	7,500.00	58.0%
Total 64000 · Community Center Expenses	9,551.07	18,500.00	51.6%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	1,588.76	2,050.00	77.5%
66150 · Auto Repair	4,746.69	6,000.00	79.1%
66200 · Benefits/HRA	25,369.48	24,400.00	104.0%
66201 · WPS Retirement Plan	4,073.30	5,230.00	77.9%
66400 · Equipment Maintenance	302.46	500.00	60.5%
66450 · Equipment Purchase	1,341.24	1,500.00	89.4%
66500 · Fuel	9,956.63	14,000.00	71.1%
66550 · Insurance - Auto	6,952.92	8,100.00	85.8%
66560 · Insurance - Liability	9,004.42	10,600.00	84.9%
66600 · Misc.	564.95	1,000.00	56.5%
66650 · Office Supplies	414.96	500.00	83.0%
66700 · Payroll Tax	24,302.00	28,300.00	85.9%
66750 · Postage	375.00	500.00	75.0%
66850 · Telephone	2,047.46	2,000.00	102.4%
66855 · Training	1,000.86	1,500.00	66.7%
66860 · Uniforms	3,239.10	4,500.00	72.0%
66900 · Wages	302,059.10	331,870.00	91.0%
66950 · Workmans Comp.	14,212.94	17,920.98	79.3%
Total 66000 · Public Safety Expenses	411,552.27	460,470.98	89.4%

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

	Jan - Nov 19	Budget	% of Budget
70000 · Uncategorized Expenses			
70010 · Other Expenses	20,555.13		
Total 70000 · Uncategorized Expenses	20,555.13		
Total Expense	811,734.41	949,113.80	85.5%
Net Ordinary Income	158,885.14	0.00	100.0%
Other Income/Expense			
Other Expense			
71000 · Reserve Fund	5,487.08		
Total Other Expense	5,487.08		
Net Other Income	-5,487.08		
Net Income	153,398.06	0.00	100.0%

Woodmoor Improvement Association

Balance Sheet

As of November 30, 2019

	Nov 30, 19
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	38,016.53
10003 · Integrity - Res Cap Chk - 0406	76,895.33
10004 · Integrity - MM - Oper - 5504	196,099.74
10009 · Integrity - Compliance - 0414	56,274.77
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	10,282.28
1 yr CD	200,000.00
Total 10011 · Integrity B&T CR 89071	210,282.28
10013 · Central Bank & Trust CD	
CB&T - CD #8721008	102,543.91
CB&T - CD #8721009	102,543.91
Total 10013 · Central Bank & Trust CD	205,087.82
10015 · Community Banks of CO - MM	8,119.81
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	238,192.76
10018 · AAFCU - CD - Emergency Fund	104,155.80
10020 · Petty Cash	300.00
10021 · Community Banks of CO - Op MM	25,232.60
10022 · FNB - Operating MM	225,902.37
Total Checking/Savings	1,384,564.81
Accounts Receivable	
11000 · Dues Receivable	129,909.96
11210 · Insurance Proceeds Receivable	32,450.00
11300 · Commercial Checks Receivable	450.00
Total Accounts Receivable	162,809.96
Other Current Assets	
12150 · Prepaid Expenses	337.74
12200 · Prepaid Insurance	6,787.41
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	763.25
Total Other Current Assets	8,114.88
Total Current Assets	1,555,489.65
Fixed Assets	
16000 · Building and Improvements	782,623.46
16001 · WPS Garage	33,851.41
16100 · Equipment	34,638.43
16200 · Furniture & Fixtures	68,512.49
16300 · Smart Trailer	7,787.85
16400 · Software	3,676.74
16500 · Vehicles	112,376.05
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-401,381.72
16901 · Accum. Depreciation-Equipment	-22,715.86
16902 · Accum. Depreciation-Furn & Fix	-63,867.39
16903 · Accum Depr - Smart Trailer	-5,470.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-88,622.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
Total Fixed Assets	457,731.91
TOTAL ASSETS	2,013,221.56

Woodmoor Improvement Association

Balance Sheet

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As of November 30, 2019

Accrual Basis

	Nov 30, 19
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	8,247.03
Total Accounts Payable	8,247.03
Credit Cards	
23010 · Card Services WPS, #6644	385.36
23011 · Card Services, Admin #9515	2,004.57
23012 · Card Services, Admin #0448	81.78
Total Credit Cards	2,471.71
Other Current Liabilities	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	201,000.00
20500 · Landscaping Compliance Account	5,500.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	240.35
20800 · Pre-paid WIA Assessments	20,726.19
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	1,900.00
Total Other Current Liabilities	243,643.83
Total Current Liabilities	254,362.57
Total Liabilities	254,362.57
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	729,563.01
Net Income	153,398.06
Total Equity	1,758,858.99
TOTAL LIABILITIES & EQUITY	2,013,221.56

Woodmoor Improvement Association
Profit & Loss YTD Comparison
November 2019

	Nov 19	Jan - Nov 19	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	1,500.00	9,000.00	12.4%
40200 · Other Project Fees (non-ref)	1,100.00	6,150.00	9.1%
Total 40000 · ACC	2,600.00	15,150.00	21.5%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	776,560.90	0.0%
41200 · Admin & Lien Fees	0.00	6,000.00	0.0%
41300 · Covenant Enforcement Fines	3,100.00	10,430.00	25.6%
41400 · HOA Change Fees	1,575.00	30,725.00	13.0%
41500 · Late Pay Interest Income	594.84	7,623.61	4.9%
41600 · Interest Income-Operating Fund	477.22	4,964.13	3.9%
41650 · Interest Income - Reserve Fund	6.57	9,685.46	0.1%
41700 · Late Fees - Assessments	50.00	10,375.00	0.4%
41800 · Miscellaneous Income	0.00	2,436.00	0.0%
41810 · Chipping Income	0.00	347.20	0.0%
41820 · Heights Property Owners Assoc	150.00	1,200.00	1.2%
44110 · Returned Check Charges	0.00	10.00	0.0%
Total 41000 · Administrative Income	5,953.63	860,357.30	49.1%
42000 · Community Center Income			
42100 · Barn Rentals	1,896.25	33,171.25	15.6%
42300 · Office Rentals	775.00	12,525.00	6.4%
Total 42000 · Community Center Income	2,671.25	45,696.25	22.0%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	28,210.00	0.0%
43250 · Outside Residential	0.00	7,280.00	0.0%
43300 · Vacation Check Contributions	895.00	13,926.00	7.4%
Total 43000 · Public Safety Income	895.00	49,416.00	7.4%
Total Income	12,119.88	970,619.55	100.0%
Gross Profit	12,119.88	970,619.55	100.0%
Expense			
60000 · Administrative Expenses			
60030 · Awards	0.00	190.15	0.0%
60040 · Bank Charges	27.60	706.47	0.2%
60050 · Benefits/HRA	1,220.26	18,507.78	10.1%
60070 · Computer Programs & Services	1,075.38	10,397.27	8.9%
60075 · Consulting Fee	1,450.00	1,450.00	12.0%
60200 · Dues & Subscriptions	0.00	621.63	0.0%
60210 · Equipment Lease	321.99	4,785.79	2.7%
60230 · Equipment Maintenance	150.00	318.20	1.2%
60240 · Insurance E & O	1,527.00	16,797.00	12.6%
60250 · Janitorial	510.00	5,570.77	4.2%
60260 · Legal Fees	0.00	3,932.50	0.0%
60270 · Lien & Recording Fees	0.00	36.00	0.0%
60280 · Maintenance	0.00	740.50	0.0%
60300 · Office Supplies	106.74	3,476.66	0.9%
60350 · Payroll Tax	1,109.51	12,745.67	9.2%
60400 · Personal Vehicle Use	0.00	306.62	0.0%
60410 · Postage	149.86	1,056.36	1.2%
60420 · Annual Meeting Printing & Mail	0.00	6,077.47	0.0%
60425 · Property Taxes	0.00	31.67	0.0%
60430 · Telephone	182.84	2,465.97	1.5%
60440 · Training	0.00	1,231.85	0.0%
60500 · Trash Removal	95.00	1,009.00	0.8%
60550 · Utilities	589.01	4,346.72	4.9%
60575 · Uniforms	0.00	55.80	0.0%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
November 2019

	Nov 19	Jan - Nov 19	% of Income
60600 · Wages	14,503.34	159,276.55	119.7%
60650 · Workmans Comp.	0.00	290.06	0.0%
Total 60000 · Administrative Expenses	23,018.53	256,424.46	189.9%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	120.00	4,620.00	1.0%
61150 · Barn Grounds	132.80	7,057.67	1.1%
61200 · Common Area Improvements	7,768.50	24,496.29	64.1%
61300 · Insurance	1,894.75	20,842.25	15.6%
61400 · Maintenance	9,900.00	37,377.94	81.7%
Total 61000 · Common Area Expenses	19,816.05	94,394.15	163.5%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	0.00	6,300.00	0.0%
63550 · Chipping Event	0.00	11,965.05	0.0%
63560 · Mitigation Awards	0.00	500.00	0.0%
63575 · Firewise	0.00	187.47	0.0%
63800 · Supplies	275.47	304.81	2.3%
Total 63000 · Forestry Expenses	275.47	19,257.33	2.3%
64000 · Community Center Expenses			
64200 · Maintenance/Repairs/Supplies	1,155.31	5,204.39	9.5%
64600 · Utilities	589.00	4,346.68	4.9%
Total 64000 · Community Center Expenses	1,744.31	9,551.07	14.4%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66100 · Auto Licensing	0.00	1,588.76	0.0%
66150 · Auto Repair	1,645.70	4,746.69	13.6%
66200 · Benefits/HRA	5,534.88	25,369.48	45.7%
66201 · WPS Retirement Plan	370.30	4,073.30	3.1%
66400 · Equipment Maintenance	0.00	302.46	0.0%
66450 · Equipment Purchase	55.08	1,341.24	0.5%
66500 · Fuel	1,060.70	9,956.63	8.8%
66550 · Insurance - Auto	646.08	6,952.92	5.3%
66560 · Insurance - Liability	818.58	9,004.42	6.8%
66600 · Misc.	63.71	564.95	0.5%
66650 · Office Supplies	109.59	414.96	0.9%
66700 · Payroll Tax	2,136.29	24,302.00	17.6%
66750 · Postage	75.00	375.00	0.6%
66850 · Telephone	185.67	2,047.46	1.5%
66855 · Training	0.00	1,000.86	0.0%
66860 · Uniforms	107.11	3,239.10	0.9%
66900 · Wages	27,469.02	302,059.10	226.6%
66950 · Workmans Comp.	0.00	14,212.94	0.0%
Total 66000 · Public Safety Expenses	40,277.71	411,552.27	332.3%
70000 · Uncategorized Expenses			
70010 · Other Expenses	0.00	20,555.13	0.0%
Total 70000 · Uncategorized Expenses	0.00	20,555.13	0.0%
Total Expense	85,132.07	811,734.41	702.4%
Net Ordinary Income	-73,012.19	158,885.14	-602.4%

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Accrual Basis

Woodmoor Improvement Association
Profit & Loss YTD Comparison
November 2019

	<u>Nov 19</u>	<u>Jan - Nov 19</u>	<u>% of Income</u>
Other Income/Expense			
Other Expense			
71000 - Reserve Fund	0.00	5,487.08	0.0%
Total Other Expense	0.00	5,487.08	0.0%
Net Other Income	0.00	-5,487.08	0.0%
Net Income	-73,012.19	153,398.06	-602.4%

Woodmoor Improvement Association
Statement of Cash Flows
November 2019

	<u>Nov 19</u>
OPERATING ACTIVITIES	
Net Income	-73,012.19
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	-2,617.43
11300 · Commercial Checks Receivable	1,980.00
12200 · Prepaid Insurance	4,886.41
20000 · Accounts Payable	5,763.20
23010 · Card Services WPS, #6644	-311.90
23011 · Card Services, Admin #9515	1,637.14
23012 · Card Services, Admin #0448	-73.66
20400 · Construction Compliance Account	-2,500.00
20500 · Landscaping Compliance Account	2,500.00
20600 · Payroll Liabilities	34.89
20900 · Tenant Deposits	-500.00
Net cash provided by Operating Activities	-62,213.54
INVESTING ACTIVITIES	
16000 · Building and Improvements	-18,101.00
Net cash provided by Investing Activities	-18,101.00
Net cash increase for period	-80,314.54
Cash at beginning of period	1,465,642.60
Cash at end of period	<u><u>1,385,328.06</u></u>