

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through August 2020

Ordinary Income/Expense	Jan - Aug 20	Budget	% of Budget
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	19,500.00	30,000.00	65.0%
40200 · Other Project Fees (non-ref)	4,400.00	5,000.00	88.0%
Total 40000 · ACC	23,900.00	35,000.00	68.3%
41000 · Administrative Income			
41100 · Assessments - WIA	798,200.00	781,640.00	102.1%
41200 · Admin & Lien Fees	1,502.62	5,000.00	30.1%
41300 · Covenant Enforcement Fines	26,100.00	5,000.00	522.0%
41400 · HOA Change Fees	29,075.00	35,000.00	83.1%
41500 · Late Pay Interest Income	7,911.30	4,200.00	188.4%
41600 · Interest Income-Operating Fund	2,871.25	4,500.00	63.8%
41650 · Interest Income - Reserve Fund	3,981.63	11,000.00	36.2%
41700 · Late Fees - Assessments	10,375.00	8,500.00	122.1%
41800 · Miscellaneous Income	2,694.84	500.00	539.0%
41810 · Chipping Income	186.00		
41820 · Heights Property Owners Assoc	1,200.00	1,800.00	66.7%
44110 · Returned Check Charges	20.00		
Total 41000 · Administrative Income	884,117.64	857,140.00	103.1%
42000 · Community Center Income			
42100 · Barn Rentals	10,655.00	37,000.00	28.8%
42300 · Office Rentals	5,420.00	14,280.00	38.0%
Total 42000 · Community Center Income	16,075.00	51,280.00	31.3%
43000 · Public Safety Income			
43100 · Commercial Check Fees	22,815.50	31,656.00	72.1%
43250 · Outside Residential	7,500.00	7,500.00	100.0%
43300 · Vacation Check Contributions	8,077.00	14,000.00	57.7%
Total 43000 · Public Safety Income	38,392.50	53,156.00	72.2%
Total Income	962,485.14	996,576.00	96.6%
Gross Profit	962,485.14	996,576.00	96.6%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	3,300.00	0.0%
60020 · Advertising	0.00	200.00	0.0%
60030 · Awards	389.17	500.00	77.8%
60040 · Bank Charges	460.42	750.00	61.4%
60050 · Benefits/HRA	15,145.80	27,248.00	55.6%
60051 · Admin Retirement Plan	0.00	3,215.00	0.0%
60070 · Computer Programs & Services	9,917.22	15,000.00	66.1%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	362.00	1,100.00	32.9%
60210 · Equipment Lease	2,867.43	5,125.00	55.9%
60230 · Equipment Maintenance	0.00	500.00	0.0%
60240 · Insurance E & O	14,074.00	19,300.00	72.9%
60250 · Janitorial	5,423.33	8,300.00	65.3%
60260 · Legal Fees	4,619.22	10,000.00	46.2%
60261 · Legal - Collections	1,722.62	7,500.00	23.0%
60270 · Lien & Recording Fees	52.00	300.00	17.3%
60280 · Maintenance	645.50	1,400.00	46.1%
60290 · Misc	47.78	500.00	9.6%
60300 · Office Supplies	1,358.72	4,400.00	30.9%
60350 · Payroll Tax	10,027.52	14,879.24	67.4%
60400 · Personal Vehicle Use	89.29	500.00	17.9%
60405 · Professional Fees - Other	0.00	349.00	0.0%
60410 · Postage	804.87	1,750.00	46.0%
60412 · Special Mailings and Printing	0.00	5,000.00	0.0%
60414 · Newsletter Printing and Mailing	0.00	3,300.00	0.0%

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through August 2020

	Jan - Aug 20	Budget	% of Budget
60420 · Annual Meeting Printing & Mail	6,589.92	6,500.00	101.4%
60422 · Assessment Printing and Mailing	2,741.72	3,000.00	91.4%
60425 · Property Taxes	27.60	150.00	18.4%
60430 · Telephone	1,765.79	2,880.00	61.3%
60440 · Training	651.53	2,000.00	32.6%
60500 · Trash Removal	760.00	1,200.00	63.3%
60550 · Utilities	2,835.63	5,000.00	56.7%
60575 · Uniforms	38.08	300.00	12.7%
60600 · Wages	122,302.78	179,268.00	68.2%
60650 · Workmans Comp.	341.82	350.00	97.7%
Total 60000 · Administrative Expenses	206,061.76	336,564.24	61.2%
61000 · Common Area Expenses			
61050 · Adopt A Sign	75.63	500.00	15.1%
61125 · Augmentation - Ponds	3,480.00	5,000.00	69.6%
61150 · Barn Grounds	4,456.45	9,200.00	48.4%
61200 · Common Area Improvements	4,138.72	30,000.00	13.8%
61300 · Insurance	15,332.00	23,875.00	64.2%
61400 · Maintenance	17,567.84	28,500.00	61.6%
Total 61000 · Common Area Expenses	45,050.64	97,075.00	46.4%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	6,000.00	20,000.00	30.0%
63550 · Chipping Event	13,014.58	13,500.00	96.4%
63560 · Mitigation Awards	0.00	4,500.00	0.0%
63575 · Firewise	0.00	1,000.00	0.0%
63600 · Recruit & Train Volunteers	0.00	500.00	0.0%
63800 · Supplies	39.71	1,000.00	4.0%
Total 63000 · Forestry Expenses	19,054.29	40,500.00	47.0%
64000 · Community Center Expenses			
64170 · Community Events	5,012.88	6,000.00	83.5%
64200 · Maintenance/Repairs/Supplies	4,597.39	7,700.00	59.7%
64600 · Utilities	2,835.63	5,000.00	56.7%
Total 64000 · Community Center Expenses	12,445.90	18,700.00	66.6%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66050 · Advertising	25.00		
66100 · Auto Licensing	1,428.91	2,408.00	59.3%
66150 · Auto Repair	2,661.52	6,000.00	44.4%
66175 · Awards - WPS	0.00	1,000.00	0.0%
66200 · Benefits/HRA	18,866.96	23,650.00	79.8%
66201 · WPS Retirement Plan	3,087.93	6,765.00	45.6%
66400 · Equipment Maintenance	186.30	750.00	24.8%
66450 · Equipment Purchase	298.79	1,500.00	19.9%
66500 · Fuel	6,253.69	14,500.00	43.1%
66550 · Insurance - Auto	5,341.32	8,505.00	62.8%
66560 · Insurance - Liability	5,762.00	11,130.00	51.8%
66600 · Misc.	88.76	1,000.00	8.9%
66650 · Office Supplies	111.45	500.00	22.3%
66700 · Payroll Tax	18,445.15	28,411.00	64.9%
66750 · Postage	75.00	500.00	15.0%
66850 · Telephone	1,478.24	4,250.00	34.8%
66855 · Training	633.63	1,500.00	42.2%
66860 · Uniforms	3,455.66	4,500.00	76.8%

Woodmoor Improvement Association Profit & Loss Budget vs. Actual January through August 2020

	Jan - Aug 20	Budget	% of Budget
66900 · Wages	226,229.22	342,300.00	66.1%
66950 · Workmans Comp.	15,220.18	16,630.00	91.5%
Total 66000 · Public Safety Expenses	309,649.71	475,799.00	65.1%
Total Expense	592,262.30	968,638.24	61.1%
Net Ordinary Income	370,222.84	27,937.76	1,325.2%
Other Income/Expense			
Other Expense			
71000 · Reserve Fund	0.00	27,937.76	0.0%
Total Other Expense	0.00	27,937.76	0.0%
Net Other Income	0.00	-27,937.76	0.0%
Net Income	370,222.84	0.00	100.0%

Woodmoor Improvement Association

Balance Sheet

As of August 31, 2020

09/18/20

Accrual Basis

	Aug 31, 20
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	284,617.43
10003 · Integrity - Res Cap Chk - 0406	23,594.71
10004 · Integrity - MM - Oper - 5504	150,802.77
10009 · Integrity - Compliance - 0414	94,810.79
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	9,990.08
1 yr CD	200,000.00
Total 10011 · Integrity B&T CR 89071	209,990.08
10013 · Central Bank & Trust CD	
CB&T - CD #8721008	104,492.45
CB&T - CD #8721009	104,492.45
Total 10013 · Central Bank & Trust CD	208,984.90
10015 · Community Banks of CO - MM	8,124.10
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	238,731.69
10018 · AAFCU - CD - Emergency Fund	105,369.75
10020 · Petty Cash	300.00
10021 · Community Banks of CO - Op MM	25,245.80
10022 · FNB - Operating MM	226,464.64
Total Checking/Savings	1,577,041.66
Accounts Receivable	
11000 · Dues Receivable	144,664.61
11300 · Commercial Checks Receivable	219.52
Total Accounts Receivable	144,884.13
Other Current Assets	
12200 · Prepaid Insurance	22,155.68
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	763.25
Total Other Current Assets	23,145.41
Total Current Assets	1,745,071.20
Fixed Assets	
16000 · Building and Improvements	826,692.35
16001 · WPS Garage	33,851.41
16100 · Equipment	35,724.73
16200 · Furniture & Fixtures	68,512.49
16300 · Smart Trailer	7,787.85
16400 · Software	3,676.74
16500 · Vehicles	192,123.73
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	582,634.78
TOTAL ASSETS	2,327,705.98

Woodmoor Improvement Association
Balance Sheet
As of August 31, 2020

	<u>Aug 31, 20</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	3,969.25
Total Accounts Payable	3,969.25
Credit Cards	
23010 · Card Services WPS, #6644	1,760.63
23011 · Card Services, Admin #9515	1,444.83
23012 · Card Services, Admin #0448	375.48
Total Credit Cards	3,580.94
Other Current Liabilities	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	244,000.00
20500 · Landscaping Compliance Account	6,000.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	213.38
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	400.00
Total Other Current Liabilities	264,890.67
Total Current Liabilities	272,440.86
Total Liabilities	272,440.86
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	809,144.36
Net Income	370,222.84
Total Equity	2,055,265.12
TOTAL LIABILITIES & EQUITY	2,327,705.98

Woodmoor Improvement Association
Profit & Loss YTD Comparison
August 2020

	Aug 20	Jan - Aug 20	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	4,500.00	19,500.00	27.9%
40200 · Other Project Fees (non-ref)	150.00	4,400.00	0.9%
Total 40000 · ACC	4,650.00	23,900.00	28.8%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	798,200.00	0.0%
41200 · Admin & Lien Fees	0.00	1,502.62	0.0%
41300 · Covenant Enforcement Fines	3,200.00	26,100.00	19.8%
41400 · HOA Change Fees	5,950.00	29,075.00	36.9%
41500 · Late Pay Interest Income	857.65	7,911.30	5.3%
41600 · Interest Income-Operating Fund	318.72	2,871.25	2.0%
41650 · Interest Income - Reserve Fund	1.58	3,981.63	0.0%
41700 · Late Fees - Assessments	-50.00	10,375.00	-0.3%
41800 · Miscellaneous Income	101.17	2,694.84	0.6%
41810 · Chipping Income	44.00	186.00	0.3%
41820 · Heights Property Owners Assoc	150.00	1,200.00	0.9%
44110 · Returned Check Charges	0.00	20.00	0.0%
Total 41000 · Administrative Income	10,573.12	884,117.64	65.5%
42000 · Community Center Income			
42100 · Barn Rentals	-403.75	10,655.00	-2.5%
42300 · Office Rentals	0.00	5,420.00	0.0%
Total 42000 · Community Center Income	-403.75	16,075.00	-2.5%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	22,815.50	0.0%
43250 · Outside Residential	0.00	7,500.00	0.0%
43300 · Vacation Check Contributions	1,320.00	8,077.00	8.2%
Total 43000 · Public Safety Income	1,320.00	38,392.50	8.2%
Total Income	16,139.37	962,485.14	100.0%
Gross Profit	16,139.37	962,485.14	100.0%
Expense			
60000 · Administrative Expenses			
60030 · Awards	0.00	389.17	0.0%
60040 · Bank Charges	27.60	460.42	0.2%
60050 · Benefits/HRA	1,334.50	15,145.80	8.3%
60070 · Computer Programs & Services	3,004.06	9,917.22	18.6%
60200 · Dues & Subscriptions	0.00	362.00	0.0%
60210 · Equipment Lease	0.00	2,867.43	0.0%
60240 · Insurance E & O	1,759.25	14,074.00	10.9%
60250 · Janitorial	685.00	5,423.33	4.2%
60260 · Legal Fees	1,450.42	4,619.22	9.0%
60261 · Legal - Collections	0.00	1,722.62	0.0%
60270 · Lien & Recording Fees	0.00	52.00	0.0%
60280 · Maintenance	0.00	645.50	0.0%
60290 · Misc	0.00	47.78	0.0%
60300 · Office Supplies	5.19	1,358.72	0.0%
60350 · Payroll Tax	1,163.40	10,027.52	7.2%
60400 · Personal Vehicle Use	0.00	89.29	0.0%
60410 · Postage	197.94	804.87	1.2%
60420 · Annual Meeting Printing & Mail	0.00	6,589.92	0.0%
60422 · Assessment Printing and Mailing	0.00	2,741.72	0.0%
60425 · Property Taxes	0.00	27.60	0.0%
60430 · Telephone	231.28	1,765.79	1.4%
60440 · Training	0.00	651.53	0.0%
60500 · Trash Removal	95.00	760.00	0.6%
60550 · Utilities	446.24	2,835.63	2.8%
60575 · Uniforms	0.00	38.08	0.0%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
August 2020

	Aug 20	Jan - Aug 20	% of Income
60600 · Wages	15,208.16	122,302.78	94.2%
60650 · Workmans Comp.	32.34	341.82	0.2%
Total 60000 · Administrative Expenses	25,640.38	206,061.76	158.9%
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	75.63	0.0%
61125 · Augmentation - Ponds	540.00	3,480.00	3.3%
61150 · Barn Grounds	246.53	4,456.45	1.5%
61200 · Common Area Improvements	1,178.33	4,138.72	7.3%
61300 · Insurance	1,916.50	15,332.00	11.9%
61400 · Maintenance	89.54	17,567.84	0.6%
Total 61000 · Common Area Expenses	3,970.90	45,050.64	24.6%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	0.00	6,000.00	0.0%
63550 · Chipping Event	1,022.95	13,014.58	6.3%
63800 · Supplies	0.00	39.71	0.0%
Total 63000 · Forestry Expenses	1,022.95	19,054.29	6.3%
64000 · Community Center Expenses			
64170 · Community Events	0.00	5,012.88	0.0%
64200 · Maintenance/Repairs/Supplies	325.94	4,597.39	2.0%
64600 · Utilities	446.25	2,835.63	2.8%
Total 64000 · Community Center Expenses	772.19	12,445.90	4.8%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66050 · Advertising	0.00	25.00	0.0%
66100 · Auto Licensing	0.00	1,428.91	0.0%
66150 · Auto Repair	1,082.42	2,661.52	6.7%
66200 · Benefits/HRA	2,036.09	18,866.96	12.6%
66201 · WPS Retirement Plan	385.24	3,087.93	2.4%
66400 · Equipment Maintenance	141.30	186.30	0.9%
66450 · Equipment Purchase	138.69	298.79	0.9%
66500 · Fuel	835.52	6,253.69	5.2%
66550 · Insurance - Auto	667.67	5,341.32	4.1%
66560 · Insurance - Liability	720.25	5,762.00	4.5%
66600 · Misc.	0.00	88.76	0.0%
66650 · Office Supplies	0.00	111.45	0.0%
66700 · Payroll Tax	2,196.17	18,445.15	13.6%
66750 · Postage	0.00	75.00	0.0%
66850 · Telephone	187.80	1,478.24	1.2%
66855 · Training	0.00	633.63	0.0%
66860 · Uniforms	73.22	3,455.66	0.5%
66900 · Wages	28,608.00	226,229.22	177.3%
66950 · Workmans Comp.	1,669.66	15,220.18	10.3%
Total 66000 · Public Safety Expenses	38,742.03	309,649.71	240.0%
Total Expense	70,148.45	592,262.30	434.6%
Net Ordinary Income	-54,009.08	370,222.84	-334.6%
Net Income	-54,009.08	370,222.84	-334.6%

Woodmoor Improvement Association
Statement of Cash Flows
August 2020

	<u>Aug 20</u>
OPERATING ACTIVITIES	
Net Income	-54,009.08
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	5,482.40
11300 · Commercial Checks Receivable	2,110.00
12200 · Prepaid Insurance	5,063.67
20000 · Accounts Payable	-497.88
23010 · Card Services WPS, #6644	279.88
23011 · Card Services, Admin #9515	872.22
23012 · Card Services, Admin #0448	375.48
20400 · Construction Compliance Account	17,000.00
20500 · Landscaping Compliance Account	-500.00
20600 · Payroll Liabilities	7.70
20900 · Tenant Deposits	-1,500.00
Net cash provided by Operating Activities	-25,315.61
INVESTING ACTIVITIES	
16500 · Vehicles	-16,553.77
Net cash provided by Investing Activities	-16,553.77
Net cash increase for period	-41,869.38
Cash at beginning of period	1,619,674.29
Cash at end of period	<u><u>1,577,804.91</u></u>