

Woodmoor Improvement Association Profit & Loss Budget vs. Actual January through February 2021

	Jan - Feb 21	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	9,000.00	25,500.00	35.3%
40200 · Other Project Fees (non-ref)	1,250.00	6,000.00	20.8%
Total 40000 · ACC	10,250.00	31,500.00	32.5%
41000 · Administrative Income			
41100 · Assessments - WIA	820,758.00	805,758.00	101.9%
41200 · Admin & Lien Fees	-150.00	7,000.00	-2.1%
41300 · Covenant Enforcement Fines	100.00	5,000.00	2.0%
41400 · HOA Change Fees	7,350.00	38,000.00	19.3%
41500 · Late Pay Interest Income	1,868.61	6,500.00	28.7%
41600 · Interest Income-Operating Fund	310.93	3,750.00	8.3%
41650 · Interest Income - Reserve Fund	20.87	4,000.00	0.5%
41700 · Late Fees - Assessments	50.00	7,500.00	0.7%
41800 · Miscellaneous Income	10.00	500.00	2.0%
41820 · Heights Property Owners Assoc	300.00	1,800.00	16.7%
44110 · Returned Check Charges	55.00		
41000 · Administrative Income - Other	1,000.00		
Total 41000 · Administrative Income	831,673.41	879,808.00	94.5%
42000 · Community Center Income			
42100 · Barn Rentals	1,575.00	20,000.00	7.9%
42300 · Office Rentals	465.00	10,000.00	4.7%
Total 42000 · Community Center Income	2,040.00	30,000.00	6.8%
43000 · Public Safety Income			
43100 · Commercial Check Fees	7,242.00	31,656.00	22.9%
43250 · Outside Residential	0.00	7,500.00	0.0%
43300 · Vacation Check Contributions	1,934.00	12,000.00	16.1%
Total 43000 · Public Safety Income	9,176.00	51,156.00	17.9%
Total Income	853,139.41	992,464.00	86.0%
Gross Profit	853,139.41	992,464.00	86.0%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	4,700.00	0.0%
60020 · Advertising	55.45	200.00	27.7%
60030 · Awards	0.00	500.00	0.0%
60040 · Bank Charges	80.20	750.00	10.7%
60050 · Benefits/HRA	3,948.48	33,488.00	11.8%
60051 · Admin Retirement Plan	0.00	3,155.00	0.0%
60070 · Computer Programs & Services	1,316.87	12,500.00	10.5%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	260.00	541.00	48.1%
60210 · Equipment Lease	1,310.80	4,500.00	29.1%
60230 · Equipment Maintenance	0.00	500.00	0.0%
60240 · Insurance E & O	5,115.39	20,265.00	25.2%
60250 · Janitorial	685.00	8,500.00	8.1%
60260 · Legal Fees	522.50	7,500.00	7.0%
60261 · Legal - Collections	0.00	5,000.00	0.0%
60270 · Lien & Recording Fees	26.00	300.00	8.7%
60280 · Maintenance	0.00	1,100.00	0.0%
60290 · Misc	0.00	500.00	0.0%
60300 · Office Supplies	219.55	3,800.00	5.8%
60350 · Payroll Tax	3,022.62	16,735.00	18.1%
60400 · Personal Vehicle Use	0.00	500.00	0.0%
60410 · Postage	307.97	1,300.00	23.7%
60414 · Newsletter Printing and Mailing	0.00	3,700.00	0.0%
60420 · Annual Meeting Printing & Mail	6,365.87	6,700.00	95.0%
60422 · Assessment Printing and Mailing	2,704.80	3,200.00	84.5%

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through February 2021

	Jan - Feb 21	Budget	% of Budget
60425 · Property Taxes	0.00	150.00	0.0%
60430 · Telephone	520.02	2,880.00	18.1%
60440 · Training	125.00	750.00	16.7%
60500 · Trash Removal	210.90	1,260.00	16.7%
60550 · Utilities	651.65	5,000.00	13.0%
60575 · Uniforms	0.00	100.00	0.0%
60600 · Wages	33,603.28	201,620.00	16.7%
60650 · Workmans Comp.	81.67	350.00	23.3%
Total 60000 · Administrative Expenses	61,134.02	353,544.00	17.3%
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	500.00	0.0%
61125 · Augmentation - Ponds	160.00	4,800.00	3.3%
61150 · Barn Grounds	0.00	9,000.00	0.0%
61200 · Common Area Improvements	265.65	70,000.00	0.4%
61300 · Insurance	6,570.00	25,075.00	26.2%
61400 · Maintenance	1,197.77	35,500.00	3.4%
Total 61000 · Common Area Expenses	8,193.42	144,875.00	5.7%
63000 · Forestry Expenses			
63500 · Maintenance-Tree removal,slash	0.00	20,000.00	0.0%
63550 · Chipping Event	0.00	14,100.00	0.0%
63560 · Mitigation Awards	1,122.50	4,500.00	24.9%
63575 · Firewise	0.00	200.00	0.0%
63600 · Recruit & Train Volunteers	0.00	200.00	0.0%
63800 · Supplies	10.03	750.00	1.3%
Total 63000 · Forestry Expenses	1,132.53	39,750.00	2.8%
64000 · Community Center Expenses			
64170 · Community Events	0.00	5,000.00	0.0%
64200 · Maintenance/Repairs/Supplies	48.30	8,200.00	0.6%
64600 · Utilities	651.65	5,000.00	13.0%
Total 64000 · Community Center Expenses	699.95	18,200.00	3.8%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	0.00	2,475.00	0.0%
66150 · Auto Repair	408.28	4,500.00	9.1%
66175 · Awards - WPS	0.00	500.00	0.0%
66200 · Benefits/HRA	4,642.97	35,380.00	13.1%
66201 · WPS Retirement Plan	805.76	7,189.00	11.2%
66400 · Equipment Maintenance	0.00	750.00	0.0%
66450 · Equipment Purchase	154.57	1,000.00	15.5%
66500 · Fuel	633.78	10,000.00	6.3%
66550 · Insurance - Auto	2,216.58	8,930.00	24.8%
66560 · Insurance - Liability	2,805.88	11,362.00	24.7%
66600 · Misc.	0.00	500.00	0.0%
66650 · Office Supplies	0.00	250.00	0.0%
66700 · Payroll Tax	5,494.54	30,270.00	18.2%
66750 · Postage	75.00	300.00	25.0%
66850 · Telephone	364.32	2,000.00	18.2%
66855 · Training	473.58	1,000.00	47.4%
66860 · Uniforms	839.53	4,000.00	21.0%
66900 · Wages	60,781.16	364,687.00	16.7%
66950 · Workmans Comp.	3,807.33	15,996.00	23.8%
Total 66000 · Public Safety Expenses	83,503.28	501,089.00	16.7%
Total Expense	154,663.20	1,057,458.00	14.6%
Net Ordinary Income	698,476.21	-64,994.00	-1,074.7%
Net Income	698,476.21	-64,994.00	-1,074.7%

Woodmoor Improvement Association
Balance Sheet
 As of February 28, 2021

	Feb 28, 21
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	609,869.32
10003 · Integrity - Res Cap Chk - 0406	277,585.67
10004 · Integrity - MM - Oper - 5504	75,924.34
10009 · Integrity - Compliance - 0414	143,342.56
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	14,939.71
1 yr CD	200,151.23
Total 10011 · Integrity B&T CR 89071	215,090.94
10015 · Community Banks of CO - MM	8,126.92
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	239,087.06
10018 · AAFCU - CD - Emergency Fund	105,914.25
10020 · Petty Cash	300.00
10021 · Community Banks of CO - Op MM	25,252.06
10022 · FNB - Operating MM	86,654.40
Total Checking/Savings	1,787,152.52
Accounts Receivable	
11000 · Dues Receivable	209,819.55
Total Accounts Receivable	209,819.55
Other Current Assets	
12200 · Prepaid Insurance	52,025.15
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	1,972.11
Total Other Current Assets	54,223.74
Total Current Assets	2,051,195.81
Fixed Assets	
16000 · Building and Improvements	887,533.01
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	164,539.86
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-424,868.72
16901 · Accum. Depreciation-Equipment	-24,602.86
16902 · Accum. Depreciation-Furn & Fix	-64,751.39
16903 · Accum Depr - Smart Trailer	-6,583.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-77,887.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
Total Fixed Assets	599,255.57
TOTAL ASSETS	2,650,451.38
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	5,057.00
Total Accounts Payable	5,057.00

Woodmoor Improvement Association

Balance Sheet

03/17/21

As of February 28, 2021

Accrual Basis

	Feb 28, 21
Credit Cards	
23010 · Card Services WPS, #6644	509.10
23011 · Card Services, Admin #9515	762.67
Total Credit Cards	1,271.77
Other Current Liabilities	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	116,050.00
20500 · Landscaping Compliance Account	32,500.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	1,476.42
20800 · Pre-paid WIA Assessments	-140.73
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	400.00
Total Other Current Liabilities	164,562.98
Total Current Liabilities	170,891.75
Total Liabilities	170,891.75
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	905,185.50
Net Income	698,476.21
Total Equity	2,479,559.63
TOTAL LIABILITIES & EQUITY	2,650,451.38

Woodmoor Improvement Association
Profit & Loss YTD Comparison
February 2021

03/17/21

Accrual Basis

	Feb 21	Jan - Feb 21	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	0.00	9,000.00	0.0%
40200 · Other Project Fees (non-ref)	1,100.00	1,250.00	13.0%
Total 40000 · ACC	1,100.00	10,250.00	13.0%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	820,758.00	0.0%
41200 · Admin & Lien Fees	0.00	-150.00	0.0%
41300 · Covenant Enforcement Fines	0.00	100.00	0.0%
41400 · HOA Change Fees	3,675.00	7,350.00	43.4%
41500 · Late Pay Interest Income	972.47	1,868.61	11.5%
41600 · Interest Income-Operating Fund	152.36	310.93	1.8%
41650 · Interest Income - Reserve Fund	11.09	20.87	0.1%
41700 · Late Fees - Assessments	50.00	50.00	0.6%
41800 · Miscellaneous Income	10.00	10.00	0.1%
41820 · Heights Property Owners Assoc	150.00	300.00	1.8%
44110 · Returned Check Charges	45.00	55.00	0.5%
41000 · Administrative Income - Other	0.00	1,000.00	0.0%
Total 41000 · Administrative Income	5,065.92	831,673.41	59.8%
42000 · Community Center Income			
42100 · Barn Rentals	1,455.00	1,575.00	17.2%
42300 · Office Rentals	0.00	465.00	0.0%
Total 42000 · Community Center Income	1,455.00	2,040.00	17.2%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	7,242.00	0.0%
43300 · Vacation Check Contributions	854.00	1,934.00	10.1%
Total 43000 · Public Safety Income	854.00	9,176.00	10.1%
Total Income	8,474.92	853,139.41	100.0%
Gross Profit	8,474.92	853,139.41	100.0%
Expense			
60000 · Administrative Expenses			
60020 · Advertising	55.45	55.45	0.7%
60040 · Bank Charges	42.60	80.20	0.5%
60050 · Benefits/HRA	1,365.72	3,948.48	16.1%
60070 · Computer Programs & Services	439.01	1,316.87	5.2%
60200 · Dues & Subscriptions	260.00	260.00	3.1%
60210 · Equipment Lease	676.98	1,310.80	8.0%
60240 · Insurance E & O	3,410.30	5,115.39	40.2%
60250 · Janitorial	0.00	685.00	0.0%
60260 · Legal Fees	522.50	522.50	6.2%
60270 · Lien & Recording Fees	13.00	26.00	0.2%
60300 · Office Supplies	96.03	219.55	1.1%
60350 · Payroll Tax	1,491.98	3,022.62	17.6%
60410 · Postage	82.42	307.97	1.0%
60420 · Annual Meeting Printing & Mail	0.00	6,365.87	0.0%
60422 · Assessment Printing and Mailing	0.00	2,704.80	0.0%
60430 · Telephone	237.37	520.02	2.8%
60440 · Training	125.00	125.00	1.5%
60500 · Trash Removal	105.45	210.90	1.2%
60550 · Utilities	289.19	651.65	3.4%
60600 · Wages	16,801.64	33,603.28	198.3%
60650 · Workmans Comp.	27.38	81.67	0.3%
Total 60000 · Administrative Expenses	26,042.02	61,134.02	307.3%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
February 2021

	Feb 21	Jan - Feb 21	% of Income
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	0.00	160.00	0.0%
61200 · Common Area Improvements	265.65	265.65	3.1%
61300 · Insurance	4,380.00	6,570.00	51.7%
61400 · Maintenance	544.00	1,197.77	6.4%
Total 61000 · Common Area Expenses	5,189.65	8,193.42	61.2%
63000 · Forestry Expenses			
63560 · Mitigation Awards	1,122.50	1,122.50	13.2%
63800 · Supplies	0.00	10.03	0.0%
Total 63000 · Forestry Expenses	1,122.50	1,132.53	13.2%
64000 · Community Center Expenses			
64200 · Maintenance/Repairs/Supplies	3.18	48.30	0.0%
64600 · Utilities	289.20	651.65	3.4%
Total 64000 · Community Center Expenses	292.38	699.95	3.4%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66150 · Auto Repair	217.49	408.28	2.6%
66200 · Benefits/HRA	1,714.20	4,642.97	20.2%
66201 · WPS Retirement Plan	402.88	805.76	4.8%
66450 · Equipment Purchase	0.00	154.57	0.0%
66500 · Fuel	633.78	633.78	7.5%
66550 · Insurance - Auto	1,477.76	2,216.58	17.4%
66560 · Insurance - Liability	1,870.64	2,805.88	22.1%
66700 · Payroll Tax	2,725.95	5,494.54	32.2%
66750 · Postage	0.00	75.00	0.0%
66850 · Telephone	182.48	364.32	2.2%
66855 · Training	473.58	473.58	5.6%
66860 · Uniforms	202.03	839.53	2.4%
66900 · Wages	30,390.58	60,781.16	358.6%
66950 · Workmans Comp.	1,276.62	3,807.33	15.1%
Total 66000 · Public Safety Expenses	41,567.99	83,503.28	490.5%
Total Expense	74,214.54	154,663.20	875.7%
Net Ordinary Income	-65,739.62	698,476.21	-775.7%
Net Income	-65,739.62	698,476.21	-775.7%

Woodmoor Improvement Association
Statement of Cash Flows
February 2021

	Feb 21
OPERATING ACTIVITIES	
Net Income	-65,739.62
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	44,399.55
11300 · Commercial Checks Receivable	384.00
12200 · Prepaid Insurance	11,138.70
20000 · Accounts Payable	-6,979.90
23010 · Card Services WPS, #6644	-839.78
23011 · Card Services, Admin #9515	-304.22
23012 · Card Services, Admin #0448	-132.89
20400 · Construction Compliance Account	-17,500.00
20500 · Landscaping Compliance Account	8,000.00
20600 · Payroll Liabilities	607.77
	-26,966.39
Net cash provided by Operating Activities	-26,966.39
Net cash increase for period	-26,966.39
Cash at beginning of period	1,816,091.02
Cash at end of period	1,789,124.63