

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

Ordinary Income/Expense	Jan - Jun 21	Budget	% of Budget
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	16,500.00	25,500.00	64.7%
40200 · Other Project Fees (non-ref)	3,100.00	6,000.00	51.7%
Total 40000 · ACC	19,600.00	31,500.00	62.2%
41000 · Administrative Income			
41100 · Assessments - WIA	820,758.00	805,758.00	101.9%
41200 · Admin & Lien Fees	-300.00	7,000.00	-4.3%
41300 · Covenant Enforcement Fines	900.00	5,000.00	18.0%
41400 · HOA Change Fees	22,425.00	38,000.00	59.0%
41500 · Late Pay Interest Income	5,328.83	6,500.00	82.0%
41600 · Interest Income-Operating Fund	962.24	3,750.00	25.7%
41650 · Interest Income - Reserve Fund	371.29	4,000.00	9.3%
41700 · Late Fees - Assessments	7,800.00	7,500.00	104.0%
41800 · Miscellaneous Income	1,770.00	500.00	354.0%
41810 · Chipping Income	115.00		
41820 · Heights Property Owners Assoc	900.00	1,800.00	50.0%
44110 · Returned Check Charges	75.00		
41000 · Administrative Income - Other	1,000.00		
Total 41000 · Administrative Income	862,105.36	879,808.00	98.0%
42000 · Community Center Income			
42100 · Barn Rentals	6,506.25	20,000.00	32.5%
42300 · Office Rentals	930.00	10,000.00	9.3%
Total 42000 · Community Center Income	7,436.25	30,000.00	24.8%
43000 · Public Safety Income			
43100 · Commercial Check Fees	14,784.00	31,656.00	46.7%
43250 · Outside Residential	7,500.00	7,500.00	100.0%
43300 · Vacation Check Contributions	6,585.00	12,000.00	54.9%
Total 43000 · Public Safety Income	28,869.00	51,156.00	56.4%
Total Income	918,010.61	992,464.00	92.5%
Gross Profit	918,010.61	992,464.00	92.5%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	4,700.00	0.0%
60020 · Advertising	221.80	200.00	110.9%
60030 · Awards	0.00	500.00	0.0%
60035 · Bad Debts Expense	964.59		
60040 · Bank Charges	211.82	750.00	28.2%
60050 · Benefits/HRA	11,522.22	33,488.00	34.4%
60051 · Admin Retirement Plan	0.00	3,155.00	0.0%
60070 · Computer Programs & Services	3,711.02	12,500.00	29.7%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	369.00	541.00	68.2%
60210 · Equipment Lease	2,910.59	4,500.00	64.7%
60230 · Equipment Maintenance	0.00	500.00	0.0%
60240 · Insurance E & O	11,390.48	20,265.00	56.2%
60250 · Janitorial	3,425.00	8,500.00	40.3%
60260 · Legal Fees	8,936.92	7,500.00	119.2%
60261 · Legal - Collections	0.00	5,000.00	0.0%
60270 · Lien & Recording Fees	117.00	300.00	39.0%
60280 · Maintenance	0.00	1,100.00	0.0%
60290 · Misc	0.00	500.00	0.0%
60300 · Office Supplies	759.40	3,800.00	20.0%
60350 · Payroll Tax	8,347.79	16,735.00	49.9%
60400 · Personal Vehicle Use	110.04	500.00	22.0%
60410 · Postage	946.50	1,300.00	72.8%
60414 · Newsletter Printing and Mailing	0.00	3,700.00	0.0%

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 January through June 2021

	Jan - Jun 21	Budget	% of Budget
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%
60425 · Property Taxes	167.46	150.00	111.6%
60430 · Telephone	1,411.35	2,880.00	49.0%
60440 · Training	239.00	750.00	31.9%
60500 · Trash Removal	395.70	1,260.00	31.4%
60550 · Utilities	2,025.41	5,000.00	40.5%
60575 · Uniforms	194.97	100.00	195.0%
60600 · Wages	100,809.84	201,620.00	50.0%
60650 · Workmans Comp.	191.19	350.00	54.6%
Total 60000 · Administrative Expenses	168,449.76	353,544.00	47.6%
61000 · Common Area Expenses			
61050 · Adopt A Sign	0.00	500.00	0.0%
61125 · Augmentation - Ponds	2,100.00	4,800.00	43.8%
61150 · Barn Grounds	2,080.06	9,000.00	23.1%
61200 · Common Area Improvements	1,425.40	70,000.00	2.0%
61300 · Insurance	13,120.50	25,075.00	52.3%
61400 · Maintenance	24,581.39	35,500.00	69.2%
Total 61000 · Common Area Expenses	43,307.35	144,875.00	29.9%
63000 · Forestry Expenses			
63100 · Grant Money Received	-7,891.29		
63200 · Grant Money Disbursed	7,891.29		
63500 · Maintenance-Tree removal,slash	0.00	20,000.00	0.0%
63550 · Chipping Event	4,037.17	14,100.00	28.6%
63560 · Mitigation Awards	4,490.02	4,500.00	99.8%
63575 · Firewise	0.00	200.00	0.0%
63600 · Recruit & Train Volunteers	0.00	200.00	0.0%
63800 · Supplies	129.28	750.00	17.2%
Total 63000 · Forestry Expenses	8,656.47	39,750.00	21.8%
64000 · Community Center Expenses			
64170 · Community Events	0.00	5,000.00	0.0%
64200 · Maintenance/Repairs/Supplies	1,843.97	8,200.00	22.5%
64600 · Utilities	2,025.42	5,000.00	40.5%
Total 64000 · Community Center Expenses	3,869.39	18,200.00	21.3%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66100 · Auto Licensing	881.18	2,475.00	35.6%
66150 · Auto Repair	3,626.84	4,500.00	80.6%
66175 · Awards - WPS	0.00	500.00	0.0%
66200 · Benefits/HRA	18,513.16	35,380.00	52.3%
66201 · WPS Retirement Plan	2,417.28	7,189.00	33.6%
66400 · Equipment Maintenance	93.95	750.00	12.5%
66450 · Equipment Purchase	-91.26	1,000.00	-9.1%
66500 · Fuel	4,461.86	10,000.00	44.6%
66550 · Insurance - Auto	4,593.00	8,930.00	51.4%
66560 · Insurance - Liability	4,311.98	11,362.00	38.0%
66600 · Misc.	0.00	500.00	0.0%
66650 · Office Supplies	130.36	250.00	52.1%
66700 · Payroll Tax	15,220.93	30,270.00	50.3%
66750 · Postage	75.00	300.00	25.0%
66850 · Telephone	1,175.97	2,000.00	58.8%
66855 · Training	1,834.58	1,000.00	183.5%
66860 · Uniforms	1,500.08	4,000.00	37.5%

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

	<u>Jan - Jun 21</u>	<u>Budget</u>	<u>% of Budget</u>
66900 · Wages	182,343.48	364,687.00	50.0%
66950 · Workmans Comp.	8,913.81	15,996.00	55.7%
Total 66000 · Public Safety Expenses	250,002.20	501,089.00	49.9%
Total Expense	474,285.17	1,057,458.00	44.9%
Net Ordinary Income	443,725.44	-64,994.00	-682.7%
Net Income	443,725.44	-64,994.00	-682.7%

Woodmoor Improvement Association
Balance Sheet
 As of June 30, 2021

	Jun 30, 21
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	423,521.85
10003 · Integrity - Res Cap Chk - 0406	277,632.83
10004 · Integrity - MM - Oper - 5504	75,963.04
10009 · Integrity - Compliance - 0414	117,818.19
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	14,925.78
1 yr CD	200,449.10
Total 10011 · Integrity B&T CR 89071	215,374.88
10015 · Community Banks of CO - MM	8,128.82
10016 · AAFCU - SAVINGS	5.00
10017 · AAFCU - MONEY FUND	239,326.90
10018 · AAFCU - CD - Emergency Fund	106,126.11
10020 · Petty Cash	300.00
10021 · Community Banks of CO - Op MM	25,256.28
10022 · FNB - Operating MM	86,692.06
Total Checking/Savings	1,576,145.96
Accounts Receivable	
11000 · Dues Receivable	112,776.79
Total Accounts Receivable	112,776.79
Other Current Assets	
12150 · Prepaid Expenses	443.05
12200 · Prepaid Insurance	35,317.04
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	763.25
Total Other Current Assets	36,749.82
Total Current Assets	1,725,672.57
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	2,324,928.14
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	4,681.76
Total Accounts Payable	4,681.76

Woodmoor Improvement Association
Balance Sheet
As of June 30, 2021

	<u>Jun 30, 21</u>
Credit Cards	
23010 · Card Services WPS, #6644	2,253.57
23011 · Card Services, Admin #9515	2,498.64
23012 · Card Services, Admin #0448	288.40
Total Credit Cards	<u>5,040.61</u>
Other Current Liabilities	
20200 · Accrued Vacation	13,602.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	84,500.00
20500 · Landscaping Compliance Account	38,500.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	179.62
20800 · Pre-paid WIA Assessments	2,821.23
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	200.00
Total Other Current Liabilities	<u>140,478.14</u>
Total Current Liabilities	<u>150,200.51</u>
Total Liabilities	150,200.51
Equity	
30000 · Equity	
30100 · Operating Fund	322,198.69
30200 · Replacement Reserve Fund	553,699.23
Total 30000 · Equity	<u>875,897.92</u>
31000 · Fund Balance-Unrestricted	855,104.27
Net Income	443,725.44
Total Equity	<u>2,174,727.63</u>
TOTAL LIABILITIES & EQUITY	<u><u>2,324,928.14</u></u>

Woodmoor Improvement Association Profit & Loss YTD Comparison June 2021

	Jun 21	Jan - Jun 21	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	3,000.00	16,500.00	25.6%
40200 · Other Project Fees (non-ref)	1,350.00	3,100.00	11.5%
Total 40000 · ACC	4,350.00	19,600.00	37.2%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	820,758.00	0.0%
41200 · Admin & Lien Fees	0.00	-300.00	0.0%
41300 · Covenant Enforcement Fines	50.00	900.00	0.4%
41400 · HOA Change Fees	4,375.00	22,425.00	37.4%
41500 · Late Pay Interest Income	628.49	5,328.83	5.4%
41600 · Interest Income-Operating Fund	160.34	962.24	1.4%
41650 · Interest Income - Reserve Fund	162.66	371.29	1.4%
41700 · Late Fees - Assessments	-100.00	7,800.00	-0.9%
41800 · Miscellaneous Income	0.00	1,770.00	0.0%
41810 · Chipping Income	115.00	115.00	1.0%
41820 · Heights Property Owners Assoc	150.00	900.00	1.3%
44110 · Returned Check Charges	0.00	75.00	0.0%
41000 · Administrative Income - Other	0.00	1,000.00	0.0%
Total 41000 · Administrative Income	5,541.49	862,105.36	47.4%
42000 · Community Center Income			
42100 · Barn Rentals	390.00	6,506.25	3.3%
42300 · Office Rentals	0.00	930.00	0.0%
Total 42000 · Community Center Income	390.00	7,436.25	3.3%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	14,784.00	0.0%
43250 · Outside Residential	0.00	7,500.00	0.0%
43300 · Vacation Check Contributions	1,415.00	6,585.00	12.1%
Total 43000 · Public Safety Income	1,415.00	28,869.00	12.1%
Total Income	11,696.49	918,010.61	100.0%
Gross Profit	11,696.49	918,010.61	100.0%
Expense			
60000 · Administrative Expenses			
60020 · Advertising	0.00	221.80	0.0%
60035 · Bad Debts Expense	0.00	964.59	0.0%
60040 · Bank Charges	34.49	211.82	0.3%
60050 · Benefits/HRA	1,586.70	11,522.22	13.6%
60070 · Computer Programs & Services	155.00	3,711.02	1.3%
60200 · Dues & Subscriptions	10.00	369.00	0.1%
60210 · Equipment Lease	321.99	2,910.59	2.8%
60240 · Insurance E & O	1,898.42	11,390.48	16.2%
60250 · Janitorial	685.00	3,425.00	5.9%
60260 · Legal Fees	0.00	8,936.92	0.0%
60270 · Lien & Recording Fees	26.00	117.00	0.2%
60300 · Office Supplies	395.69	759.40	3.4%
60350 · Payroll Tax	1,285.32	8,347.79	11.0%
60400 · Personal Vehicle Use	110.04	110.04	0.9%
60410 · Postage	181.20	946.50	1.5%
60420 · Annual Meeting Printing & Mail	0.00	6,365.87	0.0%
60422 · Assessment Printing and Mailing	0.00	2,704.80	0.0%
60425 · Property Taxes	0.00	167.46	0.0%
60430 · Telephone	184.54	1,411.35	1.6%
60440 · Training	35.00	239.00	0.3%
60500 · Trash Removal	0.00	395.70	0.0%
60550 · Utilities	308.97	2,025.41	2.6%
60575 · Uniforms	9.68	194.97	0.1%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
June 2021

	Jun 21	Jan - Jun 21	% of Income
60600 · Wages	16,801.64	100,809.84	143.6%
60650 · Workmans Comp.	27.38	191.19	0.2%
Total 60000 · Administrative Expenses	24,057.06	168,449.76	205.7%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	840.00	2,100.00	7.2%
61150 · Barn Grounds	1,665.56	2,080.06	14.2%
61200 · Common Area Improvements	1,159.75	1,425.40	9.9%
61300 · Insurance	2,186.75	13,120.50	18.7%
61400 · Maintenance	21,619.60	24,581.39	184.8%
Total 61000 · Common Area Expenses	27,471.66	43,307.35	234.9%
63000 · Forestry Expenses			
63100 · Grant Money Received	-7,891.29	-7,891.29	-67.5%
63200 · Grant Money Disbursed	7,891.29	7,891.29	67.5%
63550 · Chipping Event	3,713.52	4,037.17	31.7%
63560 · Mitigation Awards	375.00	4,490.02	3.2%
63800 · Supplies	119.25	129.28	1.0%
Total 63000 · Forestry Expenses	4,207.77	8,656.47	36.0%
64000 · Community Center Expenses			
64200 · Maintenance/Repairs/Supplies	42.98	1,843.97	0.4%
64600 · Utilities	308.98	2,025.42	2.6%
Total 64000 · Community Center Expenses	351.96	3,869.39	3.0%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66100 · Auto Licensing	0.00	881.18	0.0%
66150 · Auto Repair	1,051.05	3,626.84	9.0%
66200 · Benefits/HRA	3,786.15	18,513.16	32.4%
66201 · WPS Retirement Plan	402.88	2,417.28	3.4%
66400 · Equipment Maintenance	93.95	93.95	0.8%
66450 · Equipment Purchase	-245.83	-91.26	-2.1%
66500 · Fuel	1,051.35	4,461.86	9.0%
66550 · Insurance - Auto	765.50	4,593.00	6.5%
66560 · Insurance - Liability	718.67	4,311.98	6.1%
66650 · Office Supplies	105.08	130.36	0.9%
66700 · Payroll Tax	2,324.84	15,220.93	19.9%
66750 · Postage	0.00	75.00	0.0%
66850 · Telephone	266.86	1,175.97	2.3%
66855 · Training	1,212.00	1,834.58	10.4%
66860 · Uniforms	137.25	1,500.08	1.2%
66900 · Wages	30,390.58	182,343.48	259.8%
66950 · Workmans Comp.	1,276.62	8,913.81	10.9%
Total 66000 · Public Safety Expenses	43,336.95	250,002.20	370.5%
Total Expense	99,425.40	474,285.17	850.0%
Net Ordinary Income	-87,728.91	443,725.44	-750.0%
Net Income	-87,728.91	443,725.44	-750.0%

Woodmoor Improvement Association
Statement of Cash Flows
 June 2021

	Jun 21
OPERATING ACTIVITIES	
Net Income	-87,728.91
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	7,034.66
12150 · Prepaid Expenses	-443.05
12200 · Prepaid Insurance	5,569.34
20000 · Accounts Payable	-412.93
23010 · Card Services WPS, #6644	1,112.11
23011 · Card Services, Admin #9515	1,587.78
23012 · Card Services, Admin #0448	-32.60
20400 · Construction Compliance Account	-11,500.00
20500 · Landscaping Compliance Account	-6,500.00
20600 · Payroll Liabilities	-255.56
20800 · Pre-paid WIA Assessments	184.00
20900 · Tenant Deposits	-200.00
Net cash provided by Operating Activities	-91,585.16
Net cash increase for period	-91,585.16
Cash at beginning of period	1,668,494.37
Cash at end of period	1,576,909.21