

Woodmoor Improvement Association

Profit & Loss Budget vs. Actual

January through June 2022

	Jan - Jun 22	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	43,250.00	40,250.00	107.5%
40200 · Other Project Fees (non-ref)	4,000.00	6,000.00	66.7%
40300 · Building Deposit Forfeitures	500.00		
Total 40000 · ACC	47,750.00	46,250.00	103.2%
41000 · Administrative Income			
41100 · Assessments - WIA	843,425.00	844,800.00	99.8%
41200 · Admin & Lien Fees	-300.00	7,000.00	-4.3%
41300 · Covenant Enforcement Fines	2,600.00	5,000.00	52.0%
41400 · HOA Change Fees	18,225.00	38,000.00	48.0%
41500 · Late Pay Interest Income	3,954.85	6,500.00	60.8%
41600 · Interest Income-Operating Fund	705.05	1,750.00	40.3%
41650 · Interest Income - Reserve Fund	500.28	1,000.00	50.0%
41700 · Late Fees - Assessments	8,350.00	7,500.00	111.3%
41800 · Miscellaneous Income	4,652.32	500.00	930.5%
41810 · Chipping Income	165.00		
41820 · Heights Property Owners Assoc	900.00	1,800.00	50.0%
44110 · Returned Check Charges	20.00		
Total 41000 · Administrative Income	883,197.50	913,850.00	96.6%
42000 · Community Center Income			
42100 · Barn Rentals	13,742.50	25,000.00	55.0%
42300 · Office Rentals	4,230.00	5,000.00	84.6%
Total 42000 · Community Center Income	17,972.50	30,000.00	59.9%
43000 · Public Safety Income			
43100 · Commercial Check Fees	15,337.50	28,572.00	53.7%
43250 · Outside Residential	7,725.00	7,725.00	100.0%
43300 · Vacation Check Contributions	9,902.00	13,000.00	76.2%
Total 43000 · Public Safety Income	32,964.50	49,297.00	66.9%
Total Income	981,884.50	1,039,397.00	94.5%
Gross Profit	981,884.50	1,039,397.00	94.5%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	3,800.00	0.0%
60020 · Advertising	550.45		
60030 · Awards	100.00	500.00	20.0%
60040 · Bank Charges	177.85	500.00	35.6%
60050 · Benefits/HRA	13,660.77	29,882.00	45.7%
60051 · Admin Retirement Plan	0.00	4,674.76	0.0%
60070 · Computer Programs & Services	4,810.21	10,000.00	48.1%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	685.85	580.00	118.3%
60210 · Equipment Lease	2,262.93	3,900.00	58.0%
60230 · Equipment Maintenance	0.00	250.00	0.0%
60240 · Insurance E & O	12,070.58	24,034.00	50.2%
60250 · Janitorial	3,960.00	8,500.00	46.6%
60260 · Legal Fees	3,790.00	7,500.00	50.5%
60261 · Legal - Collections	0.00	5,000.00	0.0%
60270 · Lien & Recording Fees	1,130.43	350.00	323.0%
60280 · Maintenance	382.00	1,100.00	34.7%
60300 · Office Supplies	931.67	2,500.00	37.3%
60350 · Payroll Tax	9,100.28	17,571.14	51.8%
60400 · Personal Vehicle Use	148.75	250.00	59.5%
60410 · Postage	1,895.85	2,000.00	94.8%
60420 · Annual Meeting Printing & Mail	6,472.86	6,700.00	96.6%
60422 · Assessment Printing and Mailing	0.00	3,200.00	0.0%
60425 · Property Taxes	54.60	75.00	72.8%

Woodmoor Improvement Association
Profit & Loss Budget vs. Actual
 January through June 2022

	Jan - Jun 22	Budget	% of Budget
60430 · Telephone	1,406.67	2,880.00	48.8%
60440 · Training	494.95	500.00	99.0%
60500 · Trash Removal	396.00	900.00	44.0%
60550 · Utilities	2,328.75	5,000.00	46.6%
60575 · Uniforms	118.96	100.00	119.0%
60600 · Wages	108,401.08	211,750.00	51.2%
60650 · Workmans Comp.	165.48	259.00	63.9%
Total 60000 · Administrative Expenses	175,496.97	355,755.90	49.3%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	2,100.00	4,620.00	45.5%
61150 · Barn Grounds	2,855.85	6,500.00	43.9%
61200 · Common Area Improvements	236.38	30,000.00	0.8%
61300 · Insurance	14,722.50	27,690.00	53.2%
61400 · Maintenance	12,773.02	43,000.00	29.7%
Total 61000 · Common Area Expenses	32,687.75	111,810.00	29.2%
63000 · Forestry Expenses			
63100 · Grant Money Received	-20,708.64		
63200 · Grant Money Disbursed	20,708.64		
63500 · Maintenance-Tree removal,slash	3,240.00	20,000.00	16.2%
63550 · Chipping Event	7,273.43	16,850.00	43.2%
63800 · Supplies	395.40	500.00	79.1%
Total 63000 · Forestry Expenses	10,908.83	37,350.00	29.2%
64000 · Community Center Expenses			
64100 · Advertising	0.00	350.00	0.0%
64170 · Community Events	149.96	750.00	20.0%
64200 · Maintenance/Repairs/Supplies	3,185.83	7,500.00	42.5%
64600 · Utilities	2,328.75	5,000.00	46.6%
Total 64000 · Community Center Expenses	5,664.54	13,600.00	41.7%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66050 · Advertising	478.24		
66100 · Auto Licensing	663.93	1,685.00	39.4%
66150 · Auto Repair	2,245.83	4,500.00	49.9%
66200 · Benefits/HRA	19,548.98	42,420.00	46.1%
66201 · WPS Retirement Plan	2,538.12	7,550.87	33.6%
66400 · Equipment Maintenance	0.00	500.00	0.0%
66450 · Equipment Purchase	556.97	500.00	111.4%
66500 · Fuel	7,744.16	14,000.00	55.3%
66550 · Insurance - Auto	5,502.46	9,691.00	56.8%
66560 · Insurance - Liability	4,589.40	9,100.00	50.4%
66650 · Office Supplies	66.41	250.00	26.6%
66700 · Payroll Tax	15,102.11	31,617.11	47.8%
66750 · Postage	220.00	300.00	73.3%
66850 · Telephone	1,077.50	5,125.00	21.0%
66855 · Training	945.28	1,500.00	63.0%
66860 · Uniforms	627.28	4,000.00	15.7%
66900 · Wages	177,106.92	379,929.00	46.6%
66950 · Workmans Comp.	9,108.52	12,500.00	72.9%
Total 66000 · Public Safety Expenses	248,122.11	525,167.98	47.2%
Total Expense	472,880.20	1,043,683.88	45.3%
Net Ordinary Income	509,004.30	-4,286.88	-11,873.5%
Net Income	509,004.30	-4,286.88	-11,873.5%

Woodmoor Improvement Association
Balance Sheet
 As of June 30, 2022

	Jun 30, 22
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	453,203.47
10003 · Integrity - Res Cap Chk - 0406	46,824.28
10004 · Integrity - MM - Oper - 5504	72,000.98
10009 · Integrity - Compliance - 0414	132,882.46
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	14,925.58
9 month CD	100,124.01
1 yr CD	201,051.12
18 month CD	135,234.41
Total 10011 · Integrity B&T CR 89071	451,335.12
10012 · Integrity B&T Op 89070	
IB&T - 6 month CD	100,099.20
IB&T - 12 Month CD	125,186.02
Total 10012 · Integrity B&T Op 89070	225,285.22
10020 · Petty Cash	300.00
10022 · FNB - Operating MM	144,865.19
10023 · FNB - Emergency Fund CD	106,176.53
10024 · FNB - Construction Compliance	314,640.46
Total Checking/Savings	1,947,513.71
Accounts Receivable	
11000 · Dues Receivable	107,844.66
Total Accounts Receivable	107,844.66
Other Current Assets	
12150 · Prepaid Expenses	1,704.76
12200 · Prepaid Insurance	38,786.06
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	763.25
Total Other Current Assets	41,480.55
Total Current Assets	2,096,838.92
Fixed Assets	
16000 · Building and Improvements	919,653.99
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	119,625.86
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-454,448.72
16901 · Accum. Depreciation-Equipment	-28,914.86
16902 · Accum. Depreciation-Furn & Fix	-65,635.39
16903 · Accum Depr - Smart Trailer	-7,696.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-46,025.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
Total Fixed Assets	582,435.55
TOTAL ASSETS	2,679,274.47

Woodmoor Improvement Association
Balance Sheet
As of June 30, 2022

	<u>Jun 30, 22</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	40,349.72
Total Accounts Payable	<u>40,349.72</u>
Other Current Liabilities	
20200 · Accrued Vacation	30,800.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	410,900.00
20500 · Landscaping Compliance Account	30,500.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	179.62
20800 · Pre-paid WIA Assessments	3,437.23
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	900.00
Total Other Current Liabilities	<u>477,392.14</u>
Total Current Liabilities	<u>517,741.86</u>
Total Liabilities	517,741.86
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	776,630.39
Net Income	<u>509,004.30</u>
Total Equity	<u>2,161,532.61</u>
TOTAL LIABILITIES & EQUITY	<u><u>2,679,274.47</u></u>

Woodmoor Improvement Association Profit & Loss YTD Comparison June 2022

	Jun 22	Jan - Jun 22	% of Income
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	0.00	43,250.00	0.0%
40200 · Other Project Fees (non-ref)	250.00	4,000.00	1.9%
40300 · Building Deposit Forfeitures	0.00	500.00	0.0%
Total 40000 · ACC	250.00	47,750.00	1.9%
41000 · Administrative Income			
41100 · Assessments - WIA	0.00	843,425.00	0.0%
41200 · Admin & Lien Fees	0.00	-300.00	0.0%
41300 · Covenant Enforcement Fines	2,500.00	2,600.00	18.6%
41400 · HOA Change Fees	4,750.00	18,225.00	35.4%
41500 · Late Pay Interest Income	558.54	3,954.85	4.2%
41600 · Interest Income-Operating Fund	87.31	705.05	0.7%
41650 · Interest Income - Reserve Fund	1.92	500.28	0.0%
41700 · Late Fees - Assessments	0.00	8,350.00	0.0%
41800 · Miscellaneous Income	0.00	4,652.32	0.0%
41810 · Chipping Income	165.00	165.00	1.2%
41820 · Heights Property Owners Assoc	150.00	900.00	1.1%
44110 · Returned Check Charges	0.00	20.00	0.0%
Total 41000 · Administrative Income	8,212.77	883,197.50	61.2%
42000 · Community Center Income			
42100 · Barn Rentals	2,575.00	13,742.50	19.2%
42300 · Office Rentals	600.00	4,230.00	4.5%
Total 42000 · Community Center Income	3,175.00	17,972.50	23.6%
43000 · Public Safety Income			
43100 · Commercial Check Fees	0.00	15,337.50	0.0%
43250 · Outside Residential	0.00	7,725.00	0.0%
43300 · Vacation Check Contributions	1,791.00	9,902.00	13.3%
Total 43000 · Public Safety Income	1,791.00	32,964.50	13.3%
Total Income	13,428.77	981,884.50	100.0%
Gross Profit	13,428.77	981,884.50	100.0%
Expense			
60000 · Administrative Expenses			
60020 · Advertising	0.00	550.45	0.0%
60030 · Awards	0.00	100.00	0.0%
60040 · Bank Charges	27.40	177.85	0.2%
60050 · Benefits/HRA	1,656.09	13,660.77	12.3%
60070 · Computer Programs & Services	461.80	4,810.21	3.4%
60200 · Dues & Subscriptions	187.85	685.85	1.4%
60210 · Equipment Lease	646.98	2,262.93	4.8%
60240 · Insurance E & O	2,011.77	12,070.58	15.0%
60250 · Janitorial	535.00	3,960.00	4.0%
60260 · Legal Fees	742.50	3,790.00	5.5%
60270 · Lien & Recording Fees	1,016.43	1,130.43	7.6%
60280 · Maintenance	0.00	382.00	0.0%
60300 · Office Supplies	15.76	931.67	0.1%
60350 · Payroll Tax	1,354.24	9,100.28	10.1%
60400 · Personal Vehicle Use	0.00	148.75	0.0%
60410 · Postage	224.00	1,895.85	1.7%
60420 · Annual Meeting Printing & Mail	0.00	6,472.86	0.0%
60425 · Property Taxes	0.00	54.60	0.0%
60430 · Telephone	226.58	1,406.67	1.7%
60440 · Training	0.00	494.95	0.0%
60500 · Trash Removal	66.00	396.00	0.5%
60550 · Utilities	352.10	2,328.75	2.6%
60575 · Uniforms	0.00	118.96	0.0%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
June 2022

	Jun 22	Jan - Jun 22	% of Income
60600 · Wages	17,606.12	108,401.08	131.1%
60650 · Workmans Comp.	23.64	165.48	0.2%
Total 60000 · Administrative Expenses	27,154.26	175,496.97	202.2%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	840.00	2,100.00	6.3%
61150 · Barn Grounds	2,303.39	2,855.85	17.2%
61200 · Common Area Improvements	0.00	236.38	0.0%
61300 · Insurance	2,453.75	14,722.50	18.3%
61400 · Maintenance	9,975.10	12,773.02	74.3%
Total 61000 · Common Area Expenses	15,572.24	32,687.75	116.0%
63000 · Forestry Expenses			
63100 · Grant Money Received	0.00	-20,708.64	0.0%
63200 · Grant Money Disbursed	0.00	20,708.64	0.0%
63500 · Maintenance-Tree removal,slash	2,280.00	3,240.00	17.0%
63550 · Chipping Event	7,273.43	7,273.43	54.2%
63800 · Supplies	38.20	395.40	0.3%
Total 63000 · Forestry Expenses	9,591.63	10,908.83	71.4%
64000 · Community Center Expenses			
64170 · Community Events	0.00	149.96	0.0%
64200 · Maintenance/Repairs/Supplies	337.85	3,185.83	2.5%
64600 · Utilities	352.09	2,328.75	2.6%
Total 64000 · Community Center Expenses	689.94	5,664.54	5.1%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66050 · Advertising	0.00	478.24	0.0%
66100 · Auto Licensing	0.00	663.93	0.0%
66150 · Auto Repair	548.04	2,245.83	4.1%
66200 · Benefits/HRA	2,382.23	19,548.98	17.7%
66201 · WPS Retirement Plan	423.02	2,538.12	3.2%
66450 · Equipment Purchase	479.60	556.97	3.6%
66500 · Fuel	3,025.57	7,744.16	22.5%
66550 · Insurance - Auto	917.09	5,502.46	6.8%
66560 · Insurance - Liability	764.90	4,589.40	5.7%
66650 · Office Supplies	0.00	66.41	0.0%
66700 · Payroll Tax	2,227.48	15,102.11	16.6%
66750 · Postage	55.00	220.00	0.4%
66850 · Telephone	177.04	1,077.50	1.3%
66855 · Training	40.51	945.28	0.3%
66860 · Uniforms	115.61	627.28	0.9%
66900 · Wages	28,301.18	177,106.92	210.8%
66950 · Workmans Comp.	1,158.36	9,108.52	8.6%
Total 66000 · Public Safety Expenses	40,615.63	248,122.11	302.5%
Total Expense	93,623.70	472,880.20	697.2%
Net Ordinary Income	-80,194.93	509,004.30	-597.2%
Net Income	-80,194.93	509,004.30	-597.2%

Woodmoor Improvement Association
Statement of Cash Flows
 June 2022

	Jun 22
OPERATING ACTIVITIES	
Net Income	-80,194.93
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	1,223.92
12150 · Prepaid Expenses	135.99
12200 · Prepaid Insurance	6,147.51
20000 · Accounts Payable	27,932.77
23010 · Card Services WPS, #6551	-1,519.53
23011 · Card Services, Admin #9515	-1,166.38
23012 · Card Services, Admin #0448	-243.61
20400 · Construction Compliance Account	-4,500.00
20500 · Landscaping Compliance Account	-8,000.00
20600 · Payroll Liabilities	-505.51
Net cash provided by Operating Activities	-60,689.77
INVESTING ACTIVITIES	
16000 · Building and Improvements	-11,923.00
Net cash provided by Investing Activities	-11,923.00
Net cash increase for period	-72,612.77
Cash at beginning of period	2,020,889.73
Cash at end of period	1,948,276.96