

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

	Jan - Jul 22	Budget	% of Budget
Ordinary Income/Expense			
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	44,750.00	40,250.00	111.2%
40200 · Other Project Fees (non-ref)	5,350.00	6,000.00	89.2%
40300 · Building Deposit Forfeitures	500.00		
Total 40000 · ACC	50,600.00	46,250.00	109.4%
41000 · Administrative Income			
41100 · Assessments - WIA	857,723.99	844,800.00	101.5%
41200 · Admin & Lien Fees	6,900.00	7,000.00	98.6%
41300 · Covenant Enforcement Fines	8,350.00	5,000.00	167.0%
41400 · HOA Change Fees	21,550.30	38,000.00	56.7%
41500 · Late Pay Interest Income	4,487.53	6,500.00	69.0%
41600 · Interest Income-Operating Fund	922.09	1,750.00	52.7%
41650 · Interest Income - Reserve Fund	710.15	1,000.00	71.0%
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	1,050.00	1,800.00	58.3%
44110 · Returned Check Charges	20.00		
Total 41000 · Administrative Income	914,881.38	913,850.00	100.1%
42000 · Community Center Income			
42100 · Barn Rentals	15,805.00	25,000.00	63.2%
42300 · Office Rentals	5,295.00	5,000.00	105.9%
Total 42000 · Community Center Income	21,100.00	30,000.00	70.3%
43000 · Public Safety Income			
43100 · Commercial Check Fees	23,399.25	28,572.00	81.9%
43250 · Outside Residential	7,725.00	7,725.00	100.0%
43300 · Vacation Check Contributions	11,339.00	13,000.00	87.2%
Total 43000 · Public Safety Income	42,463.25	49,297.00	86.1%
Total Income	1,029,044.63	1,039,397.00	99.0%
Gross Profit	1,029,044.63	1,039,397.00	99.0%
Expense			
60000 · Administrative Expenses			
60011 · Auditor	0.00	3,800.00	0.0%
60020 · Advertising	605.90		
60030 · Awards	100.00	500.00	20.0%
60040 · Bank Charges	211.47	500.00	42.3%
60050 · Benefits/HRA	15,903.82	29,882.00	53.2%
60051 · Admin Retirement Plan	0.00	4,674.76	0.0%
60070 · Computer Programs & Services	5,066.07	10,000.00	50.7%
60075 · Consulting Fee	0.00	1,500.00	0.0%
60200 · Dues & Subscriptions	685.85	580.00	118.3%
60210 · Equipment Lease	2,586.42	3,900.00	66.3%
60230 · Equipment Maintenance	0.00	250.00	0.0%
60240 · Insurance E & O	14,082.35	24,034.00	58.6%
60250 · Janitorial	4,645.00	8,500.00	54.6%
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	1,153.43	350.00	329.6%
60280 · Maintenance	573.00	1,100.00	52.1%
60300 · Office Supplies	1,092.37	2,500.00	43.7%
60350 · Payroll Tax	10,447.17	17,571.14	59.5%
60400 · Personal Vehicle Use	148.75	250.00	59.5%
60410 · Postage	6,343.79	2,000.00	317.2%
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%

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Accrual Basis

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

	Jan - Jul 22	Budget	% of Budget
60430 · Telephone	1,591.26	2,880.00	55.3%
60440 · Training	564.95	500.00	113.0%
60500 · Trash Removal	462.00	900.00	51.3%
60550 · Utilities	2,812.96	5,000.00	56.3%
60575 · Uniforms	118.96	100.00	119.0%
60600 · Wages	126,007.20	211,750.00	59.5%
60650 · Workmans Comp.	189.12	259.00	73.0%
Total 60000 · Administrative Expenses	205,709.30	355,755.90	57.8%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	2,940.00	4,620.00	63.6%
61150 · Barn Grounds	3,368.85	6,500.00	51.8%
61200 · Common Area Improvements	236.38	30,000.00	0.8%
61300 · Insurance	17,176.25	27,690.00	62.0%
61400 · Maintenance	32,296.02	43,000.00	75.1%
Total 61000 · Common Area Expenses	56,017.50	111,810.00	50.1%
63000 · Forestry Expenses			
63100 · Grant Money Received	-47,304.00		
63200 · Grant Money Disbursed	47,303.70		
63500 · Maintenance-Tree removal,slash	3,240.00	20,000.00	16.2%
63550 · Chipping Event	16,935.35	16,850.00	100.5%
63800 · Supplies	980.13	500.00	196.0%
Total 63000 · Forestry Expenses	21,155.18	37,350.00	56.6%
64000 · Community Center Expenses			
64100 · Advertising	0.00	350.00	0.0%
64170 · Community Events	241.29	750.00	32.2%
64200 · Maintenance/Repairs/Supplies	3,931.45	7,500.00	52.4%
64600 · Utilities	2,812.97	5,000.00	56.3%
Total 64000 · Community Center Expenses	6,985.71	13,600.00	51.4%
65000 · Payroll Expenses	0.00		
66000 · Public Safety Expenses			
66050 · Advertising	694.24		
66100 · Auto Licensing	663.93	1,685.00	39.4%
66150 · Auto Repair	3,240.06	4,500.00	72.0%
66200 · Benefits/HRA	23,013.59	42,420.00	54.3%
66201 · WPS Retirement Plan	2,961.14	7,550.87	39.2%
66400 · Equipment Maintenance	17.94	500.00	3.6%
66450 · Equipment Purchase	556.97	500.00	111.4%
66500 · Fuel	9,451.31	14,000.00	67.5%
66550 · Insurance - Auto	6,419.55	9,691.00	66.2%
66560 · Insurance - Liability	5,354.30	9,100.00	58.8%
66650 · Office Supplies	66.41	250.00	26.6%
66700 · Payroll Tax	17,343.68	31,617.11	54.9%
66750 · Postage	275.00	300.00	91.7%
66850 · Telephone	1,256.48	5,125.00	24.5%
66855 · Training	945.28	1,500.00	63.0%
66860 · Uniforms	717.81	4,000.00	17.9%
66900 · Wages	205,833.14	379,929.00	54.2%
66950 · Workmans Comp.	10,266.88	12,500.00	82.1%
Total 66000 · Public Safety Expenses	289,077.71	525,167.98	55.0%
Total Expense	578,945.40	1,043,683.88	55.5%
Net Ordinary Income	450,099.23	-4,286.88	-10,499.5%
Net Income	450,099.23	-4,286.88	-10,499.5%

Woodmoor Improvement Association
Balance Sheet
As of July 31, 2022

	Jul 31, 22
ASSETS	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	372,803.99
10003 · Integrity - Res Cap Chk - 0406	42,843.04
10004 · Integrity - MM - Oper - 5504	72,012.42
10009 · Integrity - Compliance - 0414	113,887.53
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	14,944.99
9 month CD	100,187.10
1 yr CD	201,051.12
18 month CD	135,353.71
Total 10011 · Integrity B&T CR 89071	451,536.92
10012 · Integrity B&T Op 89070	
IB&T - 6 month CD	100,137.05
IB&T - 12 Month CD	125,280.68
Total 10012 · Integrity B&T Op 89070	225,417.73
10020 · Petty Cash	300.00
10022 · FNB - Operating MM	144,881.18
10023 · FNB - Emergency Fund CD	106,176.53
10024 · FNB - Construction Compliance	314,675.20
Total Checking/Savings	1,844,534.54
Accounts Receivable	
11000 · Dues Receivable	118,984.52
11300 · Commercial Checks Receivable	2,613.00
Total Accounts Receivable	121,597.52
Other Current Assets	
12150 · Prepaid Expenses	1,403.77
12200 · Prepaid Insurance	32,638.55
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	1,332.64
Total Other Current Assets	35,601.44
Total Current Assets	2,001,733.50
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	2,584,169.05

Woodmoor Improvement Association

Balance Sheet

As of July 31, 2022

	Jul 31, 22
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	12,479.10
Total Accounts Payable	12,479.10
Other Current Liabilities	
20200 · Accrued Vacation	30,800.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	409,900.00
20500 · Landscaping Compliance Account	23,000.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	349.89
20800 · Pre-paid WIA Assessments	3,437.23
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	900.00
Total Other Current Liabilities	469,062.41
Total Current Liabilities	481,541.51
Total Liabilities	481,541.51
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	450,099.23
Total Equity	2,102,627.54
TOTAL LIABILITIES & EQUITY	2,584,169.05

Woodmoor Improvement Association
Profit & Loss YTD Comparison
July 2022

Ordinary Income/Expense	Jul 22	Jan - Jul 22	% of Income
Income			
40000 · ACC			
40100 · New Construction Fees (non-ref)	1,500.00	44,750.00	3.2%
40200 · Other Project Fees (non-ref)	1,350.00	5,350.00	2.9%
40300 · Building Deposit Forfeitures	0.00	500.00	0.0%
Total 40000 · ACC	2,850.00	50,600.00	6.1%
41000 · Administrative Income			
41100 · Assessments - WIA	14,298.99	857,723.99	30.5%
41200 · Admin & Lien Fees	7,200.00	6,900.00	15.4%
41300 · Covenant Enforcement Fines	5,750.00	8,350.00	12.3%
41400 · HOA Change Fees	3,325.30	21,550.30	7.1%
41500 · Late Pay Interest Income	532.68	4,487.53	1.1%
41600 · Interest Income-Operating Fund	84.53	922.09	0.2%
41650 · Interest Income - Reserve Fund	17.44	710.15	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	0.00	165.00	0.0%
41820 · Heights Property Owners Assoc	150.00	1,050.00	0.3%
44110 · Returned Check Charges	0.00	20.00	0.0%
Total 41000 · Administrative Income	31,358.94	914,881.38	67.0%
42000 · Community Center Income			
42100 · Barn Rentals	2,062.50	15,805.00	4.4%
42300 · Office Rentals	1,065.00	5,295.00	2.3%
Total 42000 · Community Center Income	3,127.50	21,100.00	6.7%
43000 · Public Safety Income			
43100 · Commercial Check Fees	8,061.75	23,399.25	17.2%
43250 · Outside Residential	0.00	7,725.00	0.0%
43300 · Vacation Check Contributions	1,437.00	11,339.00	3.1%
Total 43000 · Public Safety Income	9,498.75	42,463.25	20.3%
Total Income	46,835.19	1,029,044.63	100.0%
Gross Profit	46,835.19	1,029,044.63	100.0%
Expense			
60000 · Administrative Expenses			
60020 · Advertising	55.45	605.90	0.1%
60030 · Awards	0.00	100.00	0.0%
60040 · Bank Charges	30.51	211.47	0.1%
60050 · Benefits/HRA	2,243.05	15,903.82	4.8%
60070 · Computer Programs & Services	255.86	5,066.07	0.5%
60200 · Dues & Subscriptions	0.00	685.85	0.0%
60210 · Equipment Lease	323.49	2,586.42	0.7%
60240 · Insurance E & O	2,011.77	14,082.35	4.3%
60250 · Janitorial	685.00	4,645.00	1.5%
60260 · Legal Fees	0.00	3,790.00	0.0%
60270 · Lien & Recording Fees	23.00	1,153.43	0.0%
60280 · Maintenance	191.00	573.00	0.4%
60300 · Office Supplies	160.70	1,092.37	0.3%
60350 · Payroll Tax	1,346.89	10,447.17	2.9%
60400 · Personal Vehicle Use	0.00	148.75	0.0%
60410 · Postage	4,447.94	6,343.79	9.5%
60420 · Annual Meeting Printing & Mail	0.00	6,472.86	0.0%
60425 · Property Taxes	0.00	54.60	0.0%
60430 · Telephone	184.59	1,591.26	0.4%
60440 · Training	70.00	564.95	0.1%
60500 · Trash Removal	66.00	462.00	0.1%
60550 · Utilities	484.21	2,812.96	1.0%
60575 · Uniforms	0.00	118.96	0.0%

Woodmoor Improvement Association
Profit & Loss YTD Comparison
July 2022

	Jul 22	Jan - Jul 22	% of Income
60600 · Wages	17,606.12	126,007.20	37.6%
60650 · Workmans Comp.	23.64	189.12	0.1%
Total 60000 · Administrative Expenses	30,209.22	205,709.30	64.5%
61000 · Common Area Expenses			
61125 · Augmentation - Ponds	840.00	2,940.00	1.8%
61150 · Barn Grounds	513.00	3,368.85	1.1%
61200 · Common Area Improvements	0.00	236.38	0.0%
61300 · Insurance	2,453.75	17,176.25	5.2%
61400 · Maintenance	19,523.00	32,296.02	41.7%
Total 61000 · Common Area Expenses	23,329.75	56,017.50	49.8%
63000 · Forestry Expenses			
63100 · Grant Money Received	-26,595.36	-47,304.00	-56.8%
63200 · Grant Money Disbursed	26,595.06	47,303.70	56.8%
63500 · Maintenance-Tree removal,slash	0.00	3,240.00	0.0%
63550 · Chipping Event	9,661.92	16,935.35	20.6%
63800 · Supplies	584.73	980.13	1.2%
Total 63000 · Forestry Expenses	10,246.35	21,155.18	21.9%
64000 · Community Center Expenses			
64170 · Community Events	91.33	241.29	0.2%
64200 · Maintenance/Repairs/Supplies	745.62	3,931.45	1.6%
64600 · Utilities	484.22	2,812.97	1.0%
Total 64000 · Community Center Expenses	1,321.17	6,985.71	2.8%
65000 · Payroll Expenses	0.00	0.00	0.0%
66000 · Public Safety Expenses			
66050 · Advertising	216.00	694.24	0.5%
66100 · Auto Licensing	0.00	663.93	0.0%
66150 · Auto Repair	994.23	3,240.06	2.1%
66200 · Benefits/HRA	3,464.61	23,013.59	7.4%
66201 · WPS Retirement Plan	423.02	2,961.14	0.9%
66400 · Equipment Maintenance	17.94	17.94	0.0%
66450 · Equipment Purchase	0.00	556.97	0.0%
66500 · Fuel	1,707.15	9,451.31	3.6%
66550 · Insurance - Auto	917.09	6,419.55	2.0%
66560 · Insurance - Liability	764.90	5,354.30	1.6%
66650 · Office Supplies	0.00	66.41	0.0%
66700 · Payroll Tax	2,241.57	17,343.68	4.8%
66750 · Postage	55.00	275.00	0.1%
66850 · Telephone	178.98	1,256.48	0.4%
66855 · Training	0.00	945.28	0.0%
66860 · Uniforms	90.53	717.81	0.2%
66900 · Wages	28,726.22	205,833.14	61.3%
66950 · Workmans Comp.	1,158.36	10,266.88	2.5%
Total 66000 · Public Safety Expenses	40,955.60	289,077.71	87.4%
Total Expense	106,062.09	578,945.40	226.5%
Net Ordinary Income	-59,226.90	450,099.23	-126.5%
Net Income	-59,226.90	450,099.23	-126.5%

Woodmoor Improvement Association
Statement of Cash Flows
July 2022

	<u>Jul 22</u>
OPERATING ACTIVITIES	
Net Income	-59,226.90
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	-11,139.86
11300 · Commercial Checks Receivable	-2,613.00
12150 · Prepaid Expenses	300.99
12200 · Prepaid Insurance	6,147.51
20000 · Accounts Payable	-27,870.62
20400 · Construction Compliance Account	-1,000.00
20500 · Landscaping Compliance Account	-7,500.00
20600 · Payroll Liabilities	170.27
Net cash provided by Operating Activities	<u>-102,731.61</u>
Net cash increase for period	-102,731.61
Cash at beginning of period	1,948,598.79
Cash at end of period	<u><u>1,845,867.18</u></u>