

## Woodmoor Improvement Association Profit & Loss Budget vs. Actual January through April 2024

	Jan - Apr 24	Budget	% of Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>40000 · ACC</b>			
40100 · New Construction Fees (non-ref)	32,000.00	16,000.00	200.0%
40200 · Other Project Fees (non-ref)	450.00	6,000.00	7.5%
<b>Total 40000 · ACC</b>	<b>32,450.00</b>	<b>22,000.00</b>	<b>147.5%</b>
<b>41000 · Administrative Income</b>			
41100 · Assessments - WIA	930,036.00	931,200.00	99.9%
41200 · Admin & Lien Fees	-300.00	6,600.00	-4.5%
41300 · Covenant Enforcement Fines	0.00	5,000.00	0.0%
41400 · HOA Change Fees	5,450.00	30,000.00	18.2%
41500 · Late Pay Interest Income	2,374.38	6,000.00	39.6%
41600 · Interest Income-Operating Fund	7,891.49	16,000.00	49.3%
41650 · Interest Income - Reserve Fund	7,038.84	10,000.00	70.4%
41700 · Late Fees - Assessments	11,075.00	7,500.00	147.7%
41800 · Miscellaneous Income	214.00	1,000.00	21.4%
41810 · Chipping Income	0.00	350.00	0.0%
41820 · Heights Property Owners Assoc	633.36	1,900.00	33.3%
<b>Total 41000 · Administrative Income</b>	<b>964,413.07</b>	<b>1,015,550.00</b>	<b>95.0%</b>
<b>42000 · Community Center Income</b>			
42100 · Barn Rentals	12,258.75	35,000.00	35.0%
42300 · Office Rentals	3,100.00	8,000.00	38.8%
<b>Total 42000 · Community Center Income</b>	<b>15,358.75</b>	<b>43,000.00</b>	<b>35.7%</b>
<b>43000 · Public Safety Income</b>			
43100 · Commercial Check Fees	16,416.00	32,940.00	49.8%
43250 · Outside Residential	8,194.00	8,194.00	100.0%
43300 · Vacation Check Contributions	6,641.00	16,000.00	41.5%
<b>Total 43000 · Public Safety Income</b>	<b>31,251.00</b>	<b>57,134.00</b>	<b>54.7%</b>
<b>Total Income</b>	<b>1,043,472.82</b>	<b>1,137,684.00</b>	<b>91.7%</b>
<b>Gross Profit</b>	<b>1,043,472.82</b>	<b>1,137,684.00</b>	<b>91.7%</b>
<b>Expense</b>			
<b>60000 · Administrative Expenses</b>			
60011 · Auditor	0.00	4,500.00	0.0%
60030 · Awards	0.00	500.00	0.0%
60040 · Bank Charges	633.99	1,500.00	42.3%
60050 · Benefits/HRA	11,103.18	25,500.00	43.5%
60051 · Admin Retirement Plan	0.00	3,650.00	0.0%
60070 · Computer Programs & Services	2,992.66	14,000.00	21.4%
60200 · Dues & Subscriptions	645.00	950.00	67.9%
60210 · Equipment Lease	2,115.68	6,240.00	33.9%
60230 · Equipment Maintenance	35.74	50.00	71.5%
60240 · Insurance E & O	9,118.00	27,800.00	32.8%
60250 · Janitorial	2,740.00	8,500.00	32.2%
60260 · Legal Fees	0.00	4,000.00	0.0%
60261 · Legal - Collections	0.00	1,000.00	0.0%
60270 · Lien & Recording Fees	104.00	350.00	29.7%
60280 · Maintenance	382.00	1,100.00	34.7%
60300 · Office Supplies	347.99	2,500.00	13.9%
60350 · Payroll Tax	7,258.38	20,861.00	34.8%
60400 · Personal Vehicle Use	54.68	250.00	21.9%
60410 · Postage	459.18	2,000.00	23.0%
60420 · Annual Meeting Printing & Mail	4,543.99	6,600.00	68.8%
60422 · Assessment Printing and Mailing	0.00	3,350.00	0.0%
60425 · Property Taxes	0.00	100.00	0.0%
60430 · Telephone	801.23	2,500.00	32.0%
60440 · Training	248.96	500.00	49.8%
60500 · Trash Removal	444.00	1,440.00	30.8%
60550 · Utilities	1,552.35	5,500.00	28.2%

**Woodmoor Improvement Association**  
**Profit & Loss Budget vs. Actual**  
 January through April 2024

	Jan - Apr 24	Budget	% of Budget
60575 · Uniforms	0.00	150.00	0.0%
60600 · Wages	77,262.72	231,788.00	33.3%
60650 · Workmans Comp.	88.54	275.00	32.2%
<b>Total 60000 · Administrative Expenses</b>	<b>122,932.27</b>	<b>377,454.00</b>	<b>32.6%</b>
<b>61000 · Common Area Expenses</b>			
61125 · Augmentation - Ponds	665.60	4,620.00	14.4%
61150 · Barn Grounds	472.53	6,500.00	7.3%
61200 · Common Area Improvements	2,352.90	15,000.00	15.7%
61300 · Insurance	11,630.00	31,115.00	37.4%
61400 · Maintenance	2,008.90	82,600.00	2.4%
<b>Total 61000 · Common Area Expenses</b>	<b>17,129.93</b>	<b>139,835.00</b>	<b>12.3%</b>
<b>63000 · Forestry Expenses</b>			
63100 · Grant Money Received	-30,000.00		
63200 · Grant Money Disbursed	30,000.00		
63500 · Maintenance-Tree removal,slash	5,230.00	15,000.00	34.9%
63550 · Chipping Event	175.46	23,300.00	0.8%
63800 · Supplies	0.00	500.00	0.0%
<b>Total 63000 · Forestry Expenses</b>	<b>5,405.46</b>	<b>38,800.00</b>	<b>13.9%</b>
<b>64000 · Community Center Expenses</b>			
64170 · Community Events	0.00	500.00	0.0%
64200 · Maintenance/Repairs/Supplies	1,554.36	6,800.00	22.9%
64600 · Utilities	1,552.35	5,500.00	28.2%
<b>Total 64000 · Community Center Expenses</b>	<b>3,106.71</b>	<b>12,800.00</b>	<b>24.3%</b>
<b>65000 · Payroll Expenses</b>	<b>0.00</b>		
<b>66000 · Public Safety Expenses</b>			
66100 · Auto Licensing	65.09	1,945.00	3.3%
66150 · Auto Repair	2,163.84	4,000.00	54.1%
66200 · Benefits/HRA	17,416.97	43,000.00	40.5%
66201 · WPS Retirement Plan	1,416.72	6,671.00	21.2%
66400 · Equipment Maintenance	6.82	500.00	1.4%
66450 · Equipment Purchase	0.00	500.00	0.0%
66500 · Fuel	2,675.26	12,000.00	22.3%
66550 · Insurance - Auto	3,489.00	12,365.00	28.2%
66560 · Insurance - Liability	14,021.64	10,315.00	135.9%
66650 · Office Supplies	7.22	250.00	2.9%
66700 · Payroll Tax	13,059.50	37,684.00	34.7%
66750 · Postage	120.00	500.00	24.0%
66850 · Telephone	626.10	5,200.00	12.0%
66855 · Training	480.00	1,500.00	32.0%
66860 · Uniforms	860.75	3,000.00	28.7%
66900 · Wages	138,955.12	416,865.00	33.3%
66950 · Workmans Comp.	5,120.46	12,500.00	41.0%
<b>Total 66000 · Public Safety Expenses</b>	<b>200,484.49</b>	<b>568,795.00</b>	<b>35.2%</b>
<b>Total Expense</b>	<b>349,058.86</b>	<b>1,137,684.00</b>	<b>30.7%</b>
<b>Net Ordinary Income</b>	<b>694,413.96</b>	<b>0.00</b>	<b>100.0%</b>
<b>Net Income</b>	<b>694,413.96</b>	<b>0.00</b>	<b>100.0%</b>

## Woodmoor Improvement Association

## Balance Sheet

As of April 30, 2024

05/17/24

Accrual Basis

	Apr 30, 24
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
10001 · Integrity - Operating 0384	151,367.03
10003 · Integrity - Res Cap Chk - 0406	49,542.68
10004 · Integrity - MM - Oper - 5504	576,266.10
10009 · Integrity - Compliance - 0414	248,427.11
10011 · Integrity B&T CR 89071	
MM - Capital Reserves	389,491.78
Total 10011 · Integrity B&T CR 89071	389,491.78
10012 · Integrity B&T Op 89070	242,723.20
10020 · Petty Cash	300.00
10022 · FNB - Operating MM	32,526.49
10023 · FNB - Emergency Fund CD	108,340.94
10024 · FNB - Construction Compliance	1,747.87
Total Checking/Savings	1,800,733.20
Accounts Receivable	
11000 · Dues Receivable	97,291.37
11300 · Commercial Checks Receivable	151.57
Total Accounts Receivable	97,442.94
Other Current Assets	
12150 · Prepaid Expenses	1,489.42
12200 · Prepaid Insurance	34,251.43
12300 · Refundable Deposits	226.48
12400 · Undeposited Funds	1,059.23
Total Other Current Assets	37,026.56
Total Current Assets	1,935,202.70
Fixed Assets	
16000 · Building and Improvements	922,653.99
16001 · WPS Garage	33,851.41
16100 · Equipment	48,916.25
16200 · Furniture & Fixtures	71,553.65
16300 · Smart Trailer	7,787.85
16400 · Software	3,676.74
16500 · Vehicles	171,858.73
16600 · WPS Office Equipment	9,959.71
16900 · Accum. Depreciation-Building	-520,487.72
16901 · Accum. Depreciation-Equipment	-35,523.86
16902 · Accum. Depreciation-Furn & Fix	-67,819.39
16903 · Accum Depr - Smart Trailer	-7,789.77
16904 · Accum. Depreciation - Software	-3,676.74
16905 · Accum. Depreciation-Vehicles	-108,477.22
16906 · Accum. Depr. - WPS Office Equip	-9,959.53
Total Fixed Assets	516,524.10
<b>TOTAL ASSETS</b>	<b>2,451,726.80</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	9,422.19
Total Accounts Payable	9,422.19

## Woodmoor Improvement Association

## Balance Sheet

As of April 30, 2024

	<u>Apr 30, 24</u>
<b>Other Current Liabilities</b>	
20200 · Accrued Vacation	31,990.23
20205A · Other Accrued Liability	675.00
20400 · Construction Compliance Account	237,250.00
20500 · Landscaping Compliance Account	11,500.00
20550 · Note Payable - Telephone System	0.30
20600 · Payroll Liabilities	1,617.87
20800 · Pre-paid WIA Assessments	2,386.99
20850 · Insurance Proceeds	-0.24
20900 · Tenant Deposits	1,750.00
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<b>Total Other Current Liabilities</b>	287,170.15
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<b>Total Current Liabilities</b>	296,592.34
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<b>Total Liabilities</b>	296,592.34
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<b>Equity</b>	
30000 · Equity	
30100 · Operating Fund	322,198.69
30200 · Replacement Reserve Fund	553,699.23
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<b>Total 30000 · Equity</b>	875,897.92
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31000 · Fund Balance-Unrestricted	584,822.58
Net Income	694,413.96
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<b>Total Equity</b>	2,155,134.46
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>2,451,726.80</b>
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## Woodmoor Improvement Association

## Profit &amp; Loss YTD Comparison

April 2024

05/17/24

Accrual Basis

	Apr 24	Jan - Apr 24	% of Income
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>40000 · ACC</b>			
40100 · New Construction Fees (non-ref)	20,000.00	32,000.00	49.5%
40200 · Other Project Fees (non-ref)	50.00	450.00	0.1%
<b>Total 40000 · ACC</b>	<b>20,050.00</b>	<b>32,450.00</b>	<b>49.6%</b>
<b>41000 · Administrative Income</b>			
41100 · Assessments - WIA	0.00	930,036.00	0.0%
41200 · Admin & Lien Fees	0.00	-300.00	0.0%
41400 · HOA Change Fees	2,625.00	5,450.00	6.5%
41500 · Late Pay Interest Income	629.84	2,374.38	1.6%
41600 · Interest Income-Operating Fund	2,296.67	7,891.49	5.7%
41650 · Interest Income - Reserve Fund	1,798.23	7,038.84	4.4%
41700 · Late Fees - Assessments	-350.00	11,075.00	-0.9%
41800 · Miscellaneous Income	0.00	214.00	0.0%
41820 · Heights Property Owners Assoc	158.33	633.36	0.4%
<b>Total 41000 · Administrative Income</b>	<b>7,158.07</b>	<b>964,413.07</b>	<b>17.7%</b>
<b>42000 · Community Center Income</b>			
42100 · Barn Rentals	2,522.50	12,258.75	6.2%
42300 · Office Rentals	700.00	3,100.00	1.7%
<b>Total 42000 · Community Center Income</b>	<b>3,222.50</b>	<b>15,358.75</b>	<b>8.0%</b>
<b>43000 · Public Safety Income</b>			
43100 · Commercial Check Fees	8,208.00	16,416.00	20.3%
43250 · Outside Residential	0.00	8,194.00	0.0%
43300 · Vacation Check Contributions	1,772.00	6,641.00	4.4%
<b>Total 43000 · Public Safety Income</b>	<b>9,980.00</b>	<b>31,251.00</b>	<b>24.7%</b>
<b>Total Income</b>	<b>40,410.57</b>	<b>1,043,472.82</b>	<b>100.0%</b>
<b>Gross Profit</b>	<b>40,410.57</b>	<b>1,043,472.82</b>	<b>100.0%</b>
<b>Expense</b>			
<b>60000 · Administrative Expenses</b>			
60040 · Bank Charges	159.34	633.99	0.4%
60050 · Benefits/HRA	2,352.94	11,103.18	5.8%
60070 · Computer Programs & Services	465.45	2,992.66	1.2%
60200 · Dues & Subscriptions	260.00	645.00	0.6%
60210 · Equipment Lease	532.10	2,115.68	1.3%
60230 · Equipment Maintenance	0.00	35.74	0.0%
60240 · Insurance E & O	2,279.50	9,118.00	5.6%
60250 · Janitorial	685.00	2,740.00	1.7%
60270 · Lien & Recording Fees	13.00	104.00	0.0%
60280 · Maintenance	191.00	382.00	0.5%
60300 · Office Supplies	62.14	347.99	0.2%
60350 · Payroll Tax	1,751.02	7,258.38	4.3%
60400 · Personal Vehicle Use	54.68	54.68	0.1%
60410 · Postage	120.00	459.18	0.3%
60420 · Annual Meeting Printing & Mail	0.00	4,543.99	0.0%
60430 · Telephone	200.17	801.23	0.5%
60440 · Training	0.00	248.96	0.0%
60500 · Trash Removal	111.00	444.00	0.3%
60550 · Utilities	408.89	1,552.35	1.0%
60600 · Wages	19,315.68	77,262.72	47.8%
60650 · Workmans Comp.	23.03	88.54	0.1%
<b>Total 60000 · Administrative Expenses</b>	<b>28,984.94</b>	<b>122,932.27</b>	<b>71.7%</b>

## Woodmoor Improvement Association Profit & Loss YTD Comparison

05/17/24

April 2024

Accrual Basis

	Apr 24	Jan - Apr 24	% of Income
<b>61000 · Common Area Expenses</b>			
61125 · Augmentation - Ponds	291.20	665.60	0.7%
61150 · Barn Grounds	379.50	472.53	0.9%
61200 · Common Area Improvements	-847.30	2,352.90	-2.1%
61300 · Insurance	2,907.50	11,630.00	7.2%
61400 · Maintenance	298.66	2,008.90	0.7%
<b>Total 61000 · Common Area Expenses</b>	<b>3,029.56</b>	<b>17,129.93</b>	<b>7.5%</b>
<b>63000 · Forestry Expenses</b>			
63100 · Grant Money Received	-17,999.44	-30,000.00	-44.5%
63200 · Grant Money Disbursed	17,999.44	30,000.00	44.5%
63500 · Maintenance-Tree removal,slash	0.00	5,230.00	0.0%
63550 · Chipping Event	175.46	175.46	0.4%
<b>Total 63000 · Forestry Expenses</b>	<b>175.46</b>	<b>5,405.46</b>	<b>0.4%</b>
<b>64000 · Community Center Expenses</b>			
64170 · Community Events	0.00	0.00	0.0%
64200 · Maintenance/Repairs/Supplies	536.67	1,554.36	1.3%
64600 · Utilities	408.89	1,552.35	1.0%
<b>Total 64000 · Community Center Expenses</b>	<b>945.56</b>	<b>3,106.71</b>	<b>2.3%</b>
<b>65000 · Payroll Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.0%</b>
<b>66000 · Public Safety Expenses</b>			
66100 · Auto Licensing	0.00	65.09	0.0%
66150 · Auto Repair	24.45	2,163.84	0.1%
66200 · Benefits/HRA	3,294.12	17,416.97	8.2%
66201 · WPS Retirement Plan	354.18	1,416.72	0.9%
66400 · Equipment Maintenance	6.82	6.82	0.0%
66500 · Fuel	507.87	2,675.26	1.3%
66550 · Insurance - Auto	872.25	3,489.00	2.2%
66560 · Insurance - Liability	3,505.42	14,021.64	8.7%
66650 · Office Supplies	9.35	7.22	0.0%
66700 · Payroll Tax	3,143.82	13,059.50	7.8%
66750 · Postage	0.00	120.00	0.0%
66850 · Telephone	86.49	626.10	0.2%
66855 · Training	480.00	480.00	1.2%
66860 · Uniforms	90.41	860.75	0.2%
66900 · Wages	34,738.78	138,955.12	86.0%
66950 · Workmans Comp.	1,331.97	5,120.46	3.3%
<b>Total 66000 · Public Safety Expenses</b>	<b>48,445.93</b>	<b>200,484.49</b>	<b>119.9%</b>
<b>Total Expense</b>	<b>81,581.45</b>	<b>349,058.86</b>	<b>201.9%</b>
<b>Net Ordinary Income</b>	<b>-41,170.88</b>	<b>694,413.96</b>	<b>-101.9%</b>
<b>Net Income</b>	<b>-41,170.88</b>	<b>694,413.96</b>	<b>-101.9%</b>

## Woodmoor Improvement Association

## Statement of Cash Flows

April 2024

	<u>Apr 24</u>
<b>OPERATING ACTIVITIES</b>	
Net Income	-41,170.88
Adjustments to reconcile Net Income to net cash provided by operations:	
11000 · Dues Receivable	18,752.29
11300 · Commercial Checks Receivable	-432.00
12150 · Prepaid Expenses	145.99
12200 · Prepaid Insurance	1,968.48
20000 · Accounts Payable	-148.83
20400 · Construction Compliance Account	75,000.00
20600 · Payroll Liabilities	1,002.90
20800 · Pre-paid WIA Assessments	1,279.19
20900 · Tenant Deposits	50.00
	<u>56,447.14</u>
Net cash provided by Operating Activities	56,447.14
Net cash increase for period	56,447.14
Cash at beginning of period	<u>1,745,345.29</u>
Cash at end of period	<u><u>1,801,792.43</u></u>